Format 'A'

Declaration about Separate Bank Account for real estate projects.

A. Name of the Promoter Organisation: **M/S. NIRAJ REALTY**

B. Name of the Project: **MORPANKH AVENUE**

1. I/ We are aware that as per section 4 (2) (1) (D) of Real Estate (Registration and Development) Act, 2016, promoters are required to open a separate account in a scheduled bank to for the purpose of depositing seventy per cent of the amounts realised for the real estate project from the allottees, from time to time.

2. Accordingly, I/we have a separate bank account for this real estate project / phase of real estate project the particulars whereof are as follows:

Account Name: **MORPANKH AVENUE**

Account Number: **621701010050421**

Bank Name: **Union Bank of India**

Branch Name: **GADGE NAGAR, AMRAVATI**

IFSC Code: **UBIN0562173**

3. We hereby confirm that the aforesaid bank account:

a. is a separate bank account, exclusively for depositing seventy per cent of amounts realised for the real estate project from the allottees, from time to time;

b. is a no-lien account and no loan / charge / encumbrance can be undertaken against the amounts deposited in this bank account;

c. the amounts in this separate bank account shall be withdrawn and used in consonance and in compliance with Section 4(2)(1)(D) of the Act, Rule 5 of the Rules, Regulation 3 of the Regulations, the Orders as well as the Circulars of MahaRERA and in compliance of Circular No. 39/2021 dated 28.12.2021 read with Circular No. 39A/2022 dated 17.03.2022;

d. shall be audited within six months after end of every financial year and shall upload on MahaRERA promoter web page the statements of accounts duly certified and signed by a chartered accountant in practice.

For,

M/s. NIRAJ REALTY,

NIRAJ REALTY
PARTNER

Date: 5/09/2023

Place: Amravati

Mr. Janrao J. Mandve

(Partner)