

महाराष्ट्र MAHARASHTRA ◐ 2021 ◐

NAGPUR TREASURY
ZL 747295
05 APR 2022
Stamp Head Clerk / Sr. Clerk

NOTARIAL REG.
ENTRY NO. 5591
DATE 12/4/2022

FORM 'B'
[See rule3 (6)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT

Affidavit cum Declaration of **Mr. Sachin Suryabhan Moon** promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/ his/ their authorization Dated - 12/04/2022.

I **Sachin Suryabhan Moon** promoter of the proposed project do hereby solemnly declare, undertake and state as under :

1) That I have a legal title Report to the land on which the development of the project is proposed and a legally valid authentication of title of such land along with an authenticated copy of the Sale deed is enclosed.

2) That the project land is free from all encumbrances. **Land admeasuring 11100.00 sq. Mtrs., Kh. No. 602 & 603/1, Mouza - Kelzar, Tah. – Seloo, Dist. - Wardha.**

NOTARY GOVT. KIRAN U. WANKHADE Dist. Nagpur (M.S.India) Regn. No. 9099 My Term Ex. on 20-12-

फक्त प्रतिज्ञापत्रासाठी (अनुच्छेद ४)

प्रतिज्ञापत्र कोणाकडे सादर करावयाचे

प्रतिज्ञापत्राचे कारण

मुद्रांक विक्रेत वेणा-वाही नं.

रहिवाशी पत्ता

मुद्रांक किंमत अक्षरी रुपये नये फक्त

मुद्रांक विक्रेत वेणा-वाही सही

745 12/4/2022 700

एम. आर. गमटेके

मुद्रांक वि. परवाना क्र. 10/2021, दि. 01/04/2021 ते 31/03/2022
रहिवास - प्लॉट नं. 3, नागपूर (ग्रामीण)

3) That the time period within which the project shall be completed (on before 31st Dec. 2025) by me /PROMOTER from the date of registration of the project.

4) (a) For New Projects : That seventy percent of the amounts realized by **me/Promoter** for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose.

(b) That the amounts from the separate account shall be withdrawn in accordance with Rule 5.

5) That I shall get the accounts audited within six months after the end of every financial year by a practicing Chartered Accountant, and shall produce a statement of accounts duly certified and signed by such practicing Chartered Accountant, and it shall be verified during the audit that the amounts collected for a particular project have been utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

6) That I shall take all the pending approvals on time, from the competent authorities.

NOTARY KIRAN U. WA... Dist.

7) That I shall inform the Authority regarding all the changes that have occurred in the information furnished under sub-section (2) of section 4 of the Act and under rule 3 of these rules, within seven days of the said changes occurring.

8) That I have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

9) That I shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at NAGPUR on this 12th day of April 2022.

Deponent

NOTARY KIRAN U. WADYALKAR Dist. Nagpur (M.S.) INDIA Regn. No. 9099 My Term Expires on 20-10-2026 GOVT. OF INDIA

SWORN / SOLEMNLY AFFIRMED BY ..... Deponent ..... WHO IS PERSONALLY KNOWN TO ME IDENTIFIED BY ..... SELF ..... BEFORE ME THIS DAY OF 12/04/2022 AT. NAGPUR.

KIRAN U. WADYALKAR
NOTARY
DIST. NAGPUR (M.S.) INDIA

NOTARY Sau. KIRAN U. WADYALKAR DIST. NAGPUR (M.S.) INDIA REGN. NO. 9099 GOVT. OF INDIA

NOTARIAL NOTARIAL NOTARIAL NOTARIAL NOTARIAL