भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA ◑ 2017 ◑

PUNE TREASURY
SH 433681
18 AUG 2017
Stamp Head Clerk / Sr. Clerk

NOTARIAL REG.
ENTRY NO. 3582
DATE 14/8/2017

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE CO-PROMETERS (OWNER) OR ANY PERSON AUTHORIZED BY THE CO-PROMETERS (OWNER)

Affidavit cum declaration

Affidavit cum declaration of Mr. /Ms **SATISH WANKHEDE** Co-promoter/Owner of the proposed project.

SATISH WANKHEDE Co-promoter of the proposed project do hereby solemnly declare, undertake and state as under.

1. That Co-promoter/Owner along with all the Co-owners have legal title to the land on which the development at the proposed project is to be carried out.

AND

A legally valid authentication of title of such land along with an authenticated copy of the agreement between such Co-Promoter/Owner and promoter, **VANMALA CONSTRUCTION** for development of the real estate project is enclosed herewith.

2. That the said land is free from all encumbrances.

SEAL OF NOTARY
Mrs. V. M. Dhage
NAGPUR
DISTT. (M.S.)
Reg. No.6589
GOVT. OF INDIA

OR

That details of encumbrances **N.A.** including details of any rights, title, interest, or name of any party in or over such land, along with details.

3. That the time period within which the projects shall be completed by Co-promoter/Owner is **31/12/2018**.

4. That seventy percent of the amounts realised by Co-Promoter/Owner 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.

5. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.

6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.

7. That Co-promoter/owner shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts collected for a particular project have been utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project

8. That Co-promoter/owner shall take all the pending approvals on time, from the competent authorities.

9. That Co-promoter/owner have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That Co-promoter/owner shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

DEPONENT

(SATISH WANKHEDE)
(CO-PROMOTER)

Verification

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

Verified by me at Nagpur on this 14th day of Aug 2017

DEPONENT

(SATISH WANKHEDE)
(CO-PROMOTER)

SEAL OF NOTARY
Mrs. V. M. Dhage
NAGPUR
DIST. (M.S.)
Reg. No.6589
GOVT. OF INDIA

Sworn before me on this 14 th
day of Aug 2017 at Nagpur by
Shri / Smt. / Ku. above named dep mel
R/o. Nagpur who has been indentified
by Shri / Smt. self
Advocate, Nagpur

NOTARY
Maharashtra State
Nagpur (INDIA)

NOTARY
MRS. VRUNDA M. DHAGE
NAGPUR
(M.S.) INDIA
REGD. No.
6589
GOVT. OF INDIA

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CANCELLED CANCELLED