

महाराष्ट्र MAHARASHTRA ◐ 2015 ◐

PZ 169949

04 APR 2018

NOTARIAL REG.
ENTRY NO. 57
DATE 25/05/2018

FORM 'B'
[See Rule 3(6)]

Declaration, Supported by An Affidavit, which shall be Signed by the Promoter or any Person Authorized by the Promoter

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. SUNIL S/O GANPATRAO KHADATKAR** promoter of the proposed project /duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 24/05/2018 :

I, **Mr. SUNIL S/O GANPATRAO KHADATKAR** ~~promoter of the proposed project/~~ duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under :

1. ~~That I/promoter have/has a legal title report to the land on which the development of the project is proposed~~

OR

Madhusudan R. Tiwari have/has a legal title report to the land on which the development of the proposed project is to be carried out ,

AND

A legally valid authentication of the title of such land along with an authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

SEAL OF NOTARY
Tushar C. Kapse
NAGPUR
Regd. No. 3337
My Comm. expires on
7/12/2018
GOVT. OF INDIA

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

~~OR~~

~~That details of encumbrances~~ _____ ~~including dues and litigation 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 project shall be completed by ~~me~~/promoter from the date of registration of the project;

4. (a) For new project :

That seventy per cent of the amount 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 the purpose.

(b) ~~For ongoing project on the date of commencement of the act~~

(i) ~~(that seventy per cent of the amounts to be realized hereinafter by me/promoter for the real estate project from the allottees, from time to time, bank to cover the cost of construction and the land cost and shall be used only for that purpose.~~

~~OR~~

(ii) ~~That entire of the amounts to be realised hereinafter by me/promoter for the real estate project from the allottees, from time to time, bank to cover the cost of construction and land cost and shall be used than the estimated cost of completion of the project.~~

5. That the amount from the separate account shall be withdrawn in accordance with Rule 5.

6. That ~~I~~/the promoter shall gat the accounts audited within six months after the end of every financial year by a practicing Chartered Accountant, and shall produce a statement of a 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

7. That ~~I~~/ promoter shall take all the pending approvals on time, from the competent authorities.

8. That ~~I~~/the promoter 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.

9. That ~~I~~/the promoter have/has furnished such other documents as have been prescribed by the rules and regulations made under the act

10. That ~~I~~/the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be

Deponent

Verification

The content 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 25th day of May 2018

Deponent

SEAL OF NOTARY
Tushar C. Kapse
Nagpur
Reg. No. 7327
My term ex...
7/12/2019
GOVT. OF INDIA

Sworn before me on this 25th
day of May 2018 at Nagpur by
Shri / Smt. / Kum. Sunil Gangadharrao Khadatkar
R/o. Nagpur who has identified himself
by Shri / Smt. Self
Advocate, Nagpur

NOTARY
Govt. of India
Nagpur (M S.) INDIA
25/05/2018

NOTARIAL CANCELLED
NOTARIAL CANCELLED
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SEAL OF NOTARY
TUSHAR CHAMPATRAO KAPSE
DIST. NAGPUR (M.S.) REGD. NO. 7327
GOVT. OF INDIA