



महाराष्ट्र MAHARASHTRA

● 2019 ●

VE 351695
16 APR 2019



FORM 'B'

[See rule 3(4)]

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. A.S RAMANATHAN (Partner of M/s. ADITYA DEVELOPERS)
Promoter of the proposed project "SAI SANKUL" duly authorized by the promoters of the proposed
project, vide Is/his/their authorization dated 20TH April 2019

I/We, Mr. A.S RAMANTHAN (Partner of M/s. ADITYA DEVELOPERS) 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 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 agreement between such owner and promoter for development of the real estate project
is enclosed herewith.
2. That the said land is free from all encumbrances.

3. That project has been completed by me/promoter on 22.02.2019. Occupancy Certificate dated 22.02.2019 is attached herewith.
4. That seventy per cent of the amounts realised 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.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 I / promoter 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 I / promoter shall take all the pending approvals on time, from the competent authorities
9. That I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I / promoter 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.

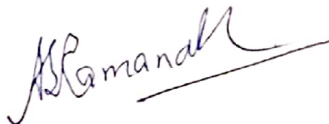


Verification

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

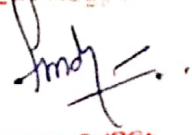
Verified by us on this day of 20TH April 2019.

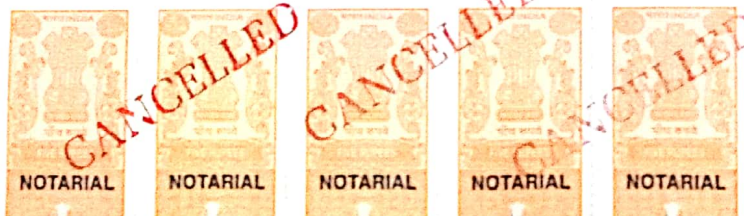



A.S. RAMANATHAN
[PARTNER]

Deponents

Sworn Solemnly affirmed
by A.S. Ramanathan
who is personally known
to me/ identified by
Self
before me this 23
day of APR-19 at Nagpur





Prakash M. Durg
NOTARY
Govt. of India
Nagpur (M.S.)

23 APR 2019