

महाराष्ट्र MAHARASHTRA ◐ 2018 ◐

NAGPUR TREASURY
UC 909683
03 DEC 2018
Stamp Head Clerk / Sr. Clerk

NOTARIAL REG.
ENTRY NO. 164/19
DATE 19-1-19

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. Shishir s/o Shankarrao Diote, aged about 55 years, Occ : Business, r/o 153/B Shivaji Nagar, Nagpur, Partner of Rachana Developers., having its office on 4th Floor, LOTUS, WHC Road, Dharampeth, Nagpur, the PROMOTERS of the proposed project **RACHANA MITHILA II.**

I Shishir Shankarrao Diote, authorised Partner of M/s. Rachana Developers., Promoters of project **RACHANA MITHILA II** do hereby solemnly declare, undertake and state as under :

1. That, the Promoter Firm has legal Title Report to the portion of Land on which the development of the Project is being undertaken and legally valid authentication of title of such land along with copy of the Sale Deed in favour of the Company is enclosed herewith.
2. That, the project land is free from all encumbrances.
3. That, Project **RACHANA MITHILA II,** shall be completed in all respects by **December 2019.**
4. That, 70% of the amounts to be realised by the Company for the said project from the Purchaser/s hereinafter time to time, shall be deposited in a separate account to be maintained in a scheduled Bank to cover the cost of construction and shall be used only for that purpose.

NOTARY ANILCHANDRA M. BABHULE Reg. No. 5116 GOVT. OF INDIA

M/s. RACHANA DEVELOPERS

दस्ताचा प्रकार
(Nature of document) Bond

दस्त नोंदणी पेहलास हवेत का ?
(Whether it is to be registered ?) होय/नाही Yes / No)

मिळकतीचे थोडक्यात वर्णन
(Property Description in brief)

Kamble

दुय्यम निबंधक यांचे नाव व सही
(Sub-Registrar's Name & Signature)

Gautam

- 7 DEC 2018

L2784

Smt. J.R. Kamble
Stamp Vendor
Khamla Chowk, Nagpur
L. No. 11/1996
160045

GOVT. ★ NO
ANILCHAND
Reg

5. That the amount from the separate account shall be withdrawn in accordance with Rule 5.
6. That Promoter Firm 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 Account 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
7. That the Promoter Firm shall take all pending approvals on time from the concerned competent authorities.
8. That the Promoter Firm 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 the Promoter Firm has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That the Promoter Firm shall not discriminate against any Purchaser at the time of allotment of any apartment.

For Rachana Developers.,

M/s. RACHANA DEVELOPERS

Shishir Shankarrao Diote (Partner)
DEPONENT

NOTARY ANILCHANDRA M. BABHULE Regd. No. 5116 GOVT. OF INDIA

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 on this 19th day of January 2019 at Nagpur.

SEAL OF NOTARY ANIL CHANDRA M. BABHULE NAGPUR REGD. No. 5116 GOVT. OF INDIA

For Rachana Developers.,

M/s. RACHANA DEVELOPERS

Shishir Shankarrao Diote (Partner)
DEPONENT

CANCELLED NOTARIAL NOTARIAL NOTARIAL NOTARIAL CANCELLED NOTARIAL

The Signature of Shri / Smt. Shishir S. Diote
26 Nagpur
who is personally known to me / identified by Self
and who signed/affixed in my presence this day the 19 day of 1 19 at Nagpur is / are attested.

19-1-19

NOTARY
Maharashtra State
Nagpur (INDIA)