भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA ◑ 2019 ◑

NAGPUR TREASURY
VF 130812
22 AUG 2019
Stamp Head Clerk / Sr. Clerk

NOTARIAL REG.
ENTRY No 13050
Date 26/8/2019

FORM 'B'

[See rule 3(4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGHNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of **MRS. MINAL W/o. GIRISH GULHANE proprietor of M/s. DEV DUTTA DEVELOPERS AND CONSTRUCTIONS** promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 02/02/2019;

I, **MRS. MINAL W/o GIRISH GULHANE** 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

   OR

   _____ have/has a legal title to the land on which the development of 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 owner and promoter for development of the real estate project is enclosed herewith.

NOTARY KIRAN V. WADYALKAR Dist. Nagpur (M.S.) Regn. No. 9059 My Term Expires on 20/10/2021 GOVT. OF INDIA

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

   OR

   That details of encumbrances _____-NA-_____ 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 project shall be completed by me/promoter is 36 months.

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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

NOTARY KIRAN U. WADYALKAR Dist. Nagpur (M.S.) India Regn. No. 9089 My Term Expires on 20/10/20 GOVT. OF INDIA

SWORN / SOLEMNLY AFFIRMED BY ____
WHO IS PERSONALLY KNOWN TO ME / IDENTIFIED BY ____
BEFORE ME THIS THE 26 DAY OF 8/2019 AT NAGPUR.

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

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

MINAL W/o. GIRISH GULHANE
(Proprietor)
Deponent

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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 26th on this August day of 2019.

NOTARY KIRAN V. NADVALKAR Dist. Nagpur Regd. No. 5088 My Term Expires on 20/10/2021 GOVT. OF INDIA

MINAL W/o. GIRISH GULHANE
(Proprietor)
Deponent



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