

महाराष्ट्र MAHARASHTRA ◑ 2019 ◑

NAGPUR TREASURY
VG 961505
12 JUL 2019
Stamp Head Clerk / Sr. Clerk

NOTARIAL REG
ENTRY No. 32593
DATE 24/7/19

FORM 'B'

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 by **M/S. DELTA DEVELOPERS,** a Partnership Firm having its Office at Plot No. 54/B, Shri Tower, Near Sai Watika Lown, Shankar Nagar, Nagpur, (Income Tax PAN – AAHFD5008J), acting through its Partner **MR. NARENDRA S/o BABURAO SATPUTE**, Aged 45 Years, Occupation – Business, (Income Tax PAN – AQUPS9878E) (Adhar No. 881691351772) (Mobile No. 9423100471) Resident of Near RSS Building, Mahal, Nagpur, Pin Code No. 440002 in Tahsil & District – NAGPUR, (Promoter) of the proposed project **"VINAYAK APARTMENT"**
- ∵ **M/S. DELTA DEVELOPERS,** a Partnership Firm having its Office at Plot No. 54/B, Shri Tower, Near Sai Watika Lown, Shankar Nagar, Nagpur and acting through its Partner **MR. NARENDRA S/o BABURAO SATPUTE**, do hereby solemnly declare, undertake and state as under:
- That, the Promoter has a legal title Report to the land on which the development of the proposed project is to be carried out.

AND

SEAL OF NOTARY
Mrs. KHURANA
NAGPUR
DISTT. (M.S.)
REG. No. 6386
GOVT. OF INDIA

दस्त क्र. 2174/19

२) नोंदणी कोण?

ज्या कार्यालयात मुद्रांक विक्रीचा परवाना असेल त्या मुद्रांक विक्रेत्याचे नाव,

पत्ता

डेल्टा डेव्हलपर्स

३) मुद्रांक खरेदी करणाऱ्याचे नाव

४) मुद्रांकाचा प्रकार

५) मुद्रांक विक्री नोंद वही अनुक्रमांक B385 दिनांक 17/11/19

६) मुद्रांक विकत घेणाऱ्याची सही

सुनील किरंजले

मुद्रांक विक्रेता ला.क्र. 24/95
जिल्हाधिकारी परिसर, कार्यालय, नागपूर

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SEAL OF N
Mrs. KH
NAG
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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.

- That, No litigation is pending related to any right, title, interest in the project.
- That, the Promoter undertakes to complete the project on or before 30.07.2022
- That seventy per cent of the amounts to be realised hereinafter by 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.
- That the amounts from the separate account shall be withdrawn in accordance with Rule 5
- That, the promoter 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 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
- That, the promoter shall take all the pending approvals on time, from the competent authorities.
- That, 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.
- That, the promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
- That, the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

(NARENDRA S/o BABURAO SATPUTE)
Partner of
M/S. DELTA DEVELOPERS
(Deponent)

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 at on this day of ..... JULY, 2019

SEAL OF NOTARY Mrs. KHURANA NAGPUR DISTT. (M.S.) REG. No.6386 GOVT. OF INDIA

(NARENDRA S/o BABURAO SATPUTE)
Partner of
M/S. DELTA DEVELOPERS
(Deponent)

Sworn before me on this 24th Day of July 2019 At Nagpur by Shri / Smt. Kum. Above Deponent Nagpur who has been identified by Shri / Smt. Advocate, Nagpur

NOTARY GOVT OF INDIA Nagpur (M.S.) INDIA

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