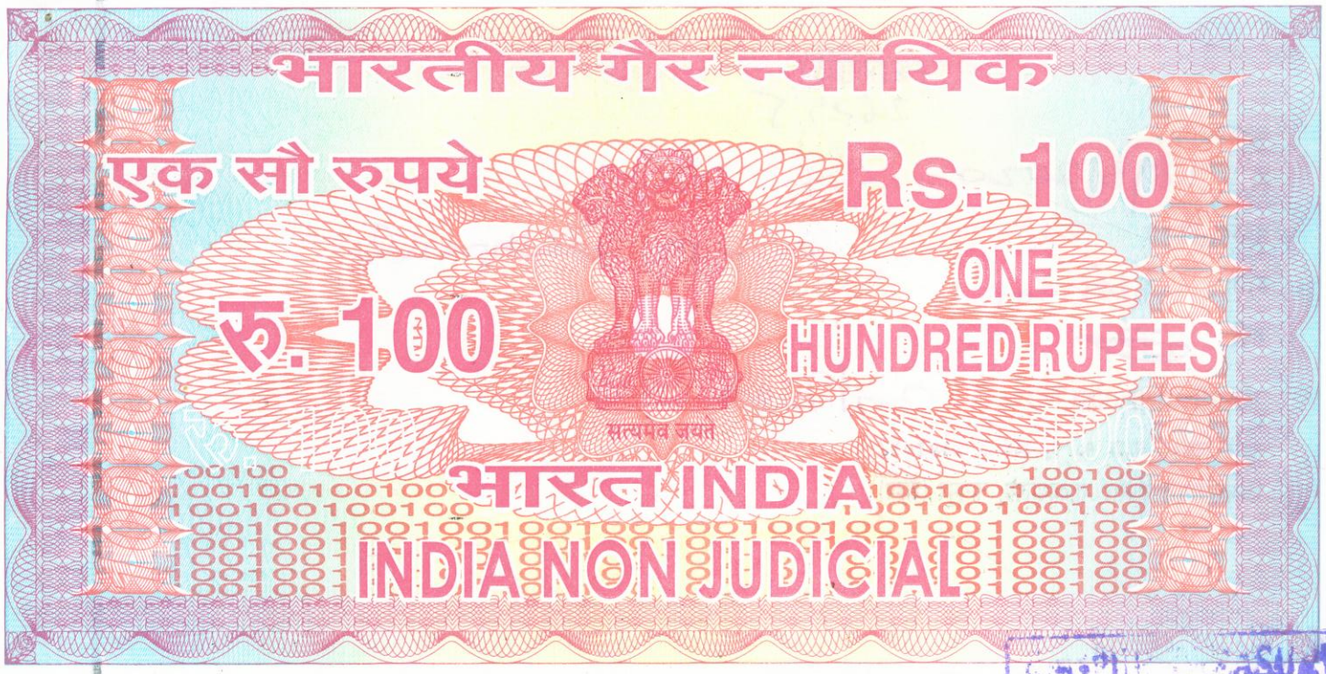
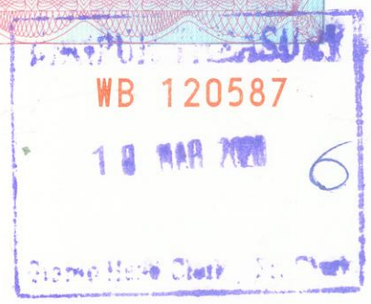


महाराष्ट्र MAHARASHTRA ◐ 2019 ◐





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 Sanjay Deshpande, Nilkanth Godbole, Dinesh Kane, Sanjay Chitale, Kishore Pandit, Ravindra Pandit, Prakash Saney, Nilima Deshpande, Devdutta Deshpande, Sudhakar Pandharipande being the land owners acting through Ajit Madhav Deshpande & Aniruddha Suresh Deshpande as POA holders do hereby solemnly declare undertake and state as under :

1. That we have 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 encumbrance

3. That the time period within which the project shall be completed by promoter is 31/12/2023 from the date of commencement of work.

4. That seventy per cent of the amounts realised 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.

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 promoter shall take all the pending approvals on time, from the competent authorities.

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

10. That 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.

Deponent

(POA Holder)

Verification

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

Verified by me at NAG on this 18 day of MAR-2020.

Deponent

(POA Holder)

SEAL OF NOTARY PRAKASH M. DURGE NAGPUR DIST. (M.S.) INDIA REGD. No. 5943 GOVT. OF INDIA

Sworn Solemnly affirmed by Ajit M. Deshpande on Th. POA who is ~~personally known to me~~ Identified by Self before me this the 18 day of MAR-2020 at Nagpur

PRAKASH M. DURGE
NOTARY
Govt. of India
Nagpur (M.S.)

18 MAR 2020

CANCELLED CANCELLED CANCELLED

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