



महाराष्ट्र MAHARASHTRA

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DB 400688

NOTARIAL REG.

ENTRY NO. 17138

DATE 12/06/2025

FORM 'B'

[See Rule 3(6)]

06 JUN 2025

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 M/s Kukreja Infrastructures (Promoter)
through its Partner and Authorized Signatory Shri Shravan S/o
Ghanshyam Kukreja of the proposed new project "Kukreja Business
Park", duly authorized by the Promoters of the Proposed New Project, vide
its authorization letter Dated 12/06/2025;



१) मुद्रांक विक्री नोंदवही अनुक्र.

1033

दि

12 JUN 2025

२) वस्तुचा प्रकार

३) वस्तु नोंदणी करणार अहवाल का? होय/नाही.

क२२

४) मुद्रांकाचे थोडक्यात वर्णन

५) मुद्रांक विकत घेणाऱ्याचे नाव व पत्ता

CRK 115/4/25 412

६) हरते असल्यास त्याचे नाव व पत्ता

क२२

रिफि

७) दुसऱ्या पक्षकारांचे नाव

८) मुद्रांक शुल्क रक्कम

सी.एस. नारनवरे स्टॅम्प वेन्डर

नाय नं. १/८९, तहसील कार्यालय, नागपुर

कोड.नं. ४६०९०३७

Handwritten signature



Project Details: **"Kukreja Business Park"** Situated at plot no. 7A, sector 21, Non SEZ area, MIHAN at Dahegaon, Nagpur (Rural), Nagpur, 441108

We, M/s Kukreja Infrastructures (Promoter) through its Partner and Authorized Signatory Shri Shravan S/o Ghanshyam Kukreja of the Project duly authorized by the promoter of the proposed New project do hereby solemnly declare, undertake and state as under:

1. a) That, the Promoter has a legal title Report to the land on which the development of the proposed new 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.

2. That, there are no encumbrances including dues on the said project. The promoter has proposed to avail Project loan.

3. That, the Promoter undertakes to complete the project on or before 31/03/2029.

4. **For New projects: -**

That seventy per cent of the amounts realised by me 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5 of the Maharashtra Real Estate (Regulation and Development) Rules, 2017.





6. 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.
7. That, the promoter shall take all the pending approvals on time, from the competent authorities.
8. 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.
9. That, the promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. 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.



Shri Shravan S/o Ghanshyam Kukreja
Partner and Authorized Signatory
Kukreja Infrastructures.
(Deponent)

6. The Commission shall also be empowered to make such other provisions as may be necessary for the proper conduct of the business of the Commission and for the efficient discharge of its functions.

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10. The Commission shall also be empowered to make such other provisions as may be necessary for the proper conduct of the business of the Commission and for the efficient discharge of its functions.

[Handwritten signature]

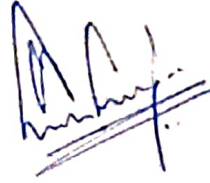
[Circular stamp]

Shri Shri Venkatesh Kumar
Secretary and Authorized Signatory
Ministry of Agriculture
(Department)

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 Nagpur on this day of 12/06/2025.



Shri Shravan S/o Ghanshyam Kukreja
Partner and Authorized Signatory
Kukreja Infrastructures.
(Deponent)



sworn before me on this 12th dt.
ay of June 20 25 at Nagpur by
Shri/Smt./Ku. Above deponent
R/o Nagpur who has been identified
by Shri/Smt. _____
Advocate Nagpur


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