भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA ◐ 2020 ◐

YF 038478

27 AUG 2021

Stamp Head Clerk / Sr. Clerk

NOTARIAL REG.
ENTRY NO. 1053
DATE 11/09/2021

FORM 'B'

[See rule 3(4)]

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 of Mr SurajKapartiwarduly authorized by the promoter of the Proposed "Raj Palace XII" of SSV Builders & Developers/ duly, vide its/his/their authorization dated 08/09/2021;

I, Mr SurajKapartiwarduly authorized by the promoter of the Proposed "Raj Palace XII " of SSV Builders & Developersproject do hereby solemnly declare, undertake and state as under:

1. That We Promotershave/has a legal title to the land on which the development of the proposed project s to be carried out

AND

a legally valid authentication of title of such land along with an authenticated copy of theagreement between such owner and promoter for development of the real estate project isenclosed herewith.

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

NOTARY Mrs. Aparna Subodh Mude Nagpur (M.S) India Regn. No. 21890 My Term Expires on 17-03-2025 GOVT. OF INDIA

3. That the time period within which the project shall be completed by me/promoter is31/03/2024.

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 bemaintained in a scheduled bank to cover the cost of construction and the land cost andshall be used only for that purpose.

5. That the amounts from the separate account, to cover the cost of the project, shall bewithdrawn 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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is inproportion to the percentage of completion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 ofaccounts duly certified and signed by such chartered accountant and it shall be verifiedduring the audit that the amounts collected for a particular project have been utilised forthe project and the withdrawal has been in compliance with the proportion to thepercentage of completion of the project.

8. That I/ promoters shall take all the pending approvals on time, from the competentauthorities.

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

10. That I/ promoters shall not discriminate against any allottee at the time of allotment ofany apartment, plot or building, as the case may be, on any grounds.

Mr SurajKapartiwar
[Deponant]

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothingmaterial has been concealed by me therefrom.Verified by me at Nagpur on this 08 sept 2021.

Mr SurajKapartiwar
[Deponant]

BEFORE ME

11/09/2021

Mrs. Aparna Subodh Mude
B.Sc. LL. B
Advocate & Notary
Amba Nagar,
Manewada Besa Road, Nagpur-27 (M.S.)

NOTARY Mrs. Aparna Subodh Mude Nagpur (MS) India Regn. No. 21890 My Term Expires on 17-03-2025 GOVT. OF INDIA

NOTARY Mrs. Aparna Subodh Mude Dist NAGPUR (M.S.) INDIA REGN. NO 21890 My Term Expires On 17/03/2025 GOVT. OF INDIA

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