

महाराष्ट्र MAHARASHTRA ◐ 2020 ◐

03 SEP 2021

Sub Treasury Officer
Katol

NOTARIAL REG. YE 366694
ENTRY NO. 3363
DATE 29 SEP 2021

FORM 'B'

[See rule3 (6)]

AFFIDAVIT CUM DECLARATION

We, **MANJUSHA W/O. VINOD NALAMWAR**, Aged about 48 years, Occupation – Business and **VINOD S/O. DATTATRAY NALAMWAR**, Aged about 52 years, Occupation : Business, Both Resident of 401, Royal Orchid Apartments, Behind School of Scholar, Near New University Campus, Amravati Road, Nagpur - 440033 Tahsil & District: Nagpur, Partners of **M/S. LANDMARKS ORCHID HOMES INFRAVENTURES**, A Partnership Firm having its office at 401, Royal Orchid Apartments, Behind School of Scholar, Near New University Campus, Amravati Road, Nagpur - 440033 Tahsil & District: Nagpur {Permanent Account No. AAHFL1913E}, the Promoter of the proposed project **'ORCHID DIAMOND'** do hereby solemnly declare, undertake and state as under:

1. That, our partnership firm M/s. Landmarks Orchid Homes Infraventures has all legal right of development of the land on which the project is proposed and a legally valid authentication of title of such land is with Mrs. Shantabai Premchand Mishrikotkar.

2. That, the project land is free from all encumbrances.

3. That, the project shall be completed by us (Promoter) within 3 years from the date of registration of project.

4. That, seventy per cent of the amounts realised by the 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 That, the amounts from the separate account shall be withdrawn in accordance with Rule 5.

SEAL OF NOTARY ★ SHAILESH V GORE ★ NAGPUR DISTT. M.S. INDIA REGN NO. 7629 ★ GOVT. OF INDIA

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 / has 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.

For Landmark Orchid Homes Infraventures

Manjusha Vinod Nalamwar
Partner
Deponent No. 1

Vinod Dattatray Nalamwar
Partner
Deponent No. 2.

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 on this 25th day of September, 2021.

SEAL OF NOTARY SHAILESH V GORE NAGPUR DISTT. (M.S.) INDIA REGN NO. 7329 GOVT. OF INDIA

SEAL OF NOTARY SHAILESH V. GORE Dist. NAGPUR Reg. No. 7329 GOVT. OF INDIA

For Landmark Orchid Homes Infraventures

Manjusha Vinod Nalamwar
Partner
Deponent No. 1

Vinod Dattatray Nalamwar
Partner
Deponent No. 2.

Sworn before me on this 29 dt
day of Sept 2021 at Nagpur by
Shri/Smt./Ku. Manjusha Vinod Nalamwar
R/o. Nagpur who has been identified
by Shri/Smt.
Advocate, Nagpur.

29 SEP 2021

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

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