



महाराष्ट्र MAHARASHTRA

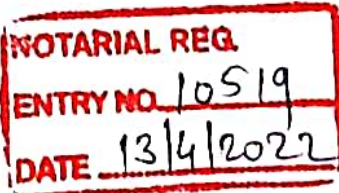
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NAGPUR TREASURY

ZR 705529

17 MAR 2022

Stamp Head Clerk / St. Clerk



FORM -B'

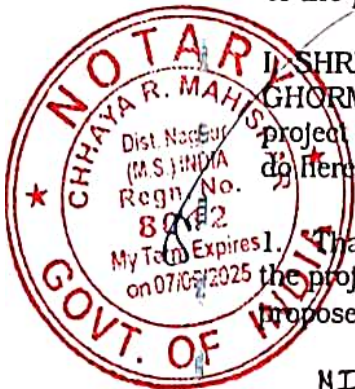
[See rule 3(4)]

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./Ms. SHRI BALAJI ENTERPRISES, Partners 1) SHRI PRASHANT S/O GUNWANTRAO GHORMARE & 2) SHRI KIRAN S/O NARAYAN KATWALE Promoter of the proposed project /duly authorized by the promoter of the proposed project, vide its/his/their authorization dated _____ ;

I, SHRI BALAJI ENTERPRISES, Partners 1) SHRI PRASHANT S/O GUNWANTRAO GHORMARE & 2) SHRI KIRAN S/O NARAYAN KATWALE Promoter of the proposed project / duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:



That, I / Promoter have / has a legal title to the land on which the development of the project is proposed

OR

NIL have/has a legal title to the land on which the development of the proposed 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.

44350 दिनांक 25/3/2022

1. निम्नलिखित का नाम श्री

2. क्या निम्नलिखित का नाम ज्ञात है? होय, नाही

3. निम्नलिखित का पता नागपुर

4. निम्नलिखित का पता नागपुर

5. निम्नलिखित का पता नागपुर

6. निम्नलिखित का पता नागपुर

7. निम्नलिखित का पता नागपुर

8. निम्नलिखित का पता नागपुर

9. निम्नलिखित का पता नागपुर

10. निम्नलिखित का पता नागपुर

मुद्राक विक्रेता, ला.क्र १२/१२ कोड क्र ४६०१०४४

जिल्हाधिकारी परिसर, त. कार्यालय नागपुर महानगर

ज्या कारणासाठी ज्यांनी मुद्राक खरेदी केला त्यांनी त्याच कारणासाठी मुद्राक खरेदी केल्यापासून ६ महिन्यांत बांधकामे संपन्न करणे बंधनकारक आहे.

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

That details of encumbrances NIL including details of any rights, title, interest or name of any party in or over such land, along with details.

3. That the time period within which the project shall be completed by me/Promoter is 36 months. ie upto 31st March 2023 (31/03/2023)

4. That, seventy per cent of the amounts realized by me/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, 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 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

8. That, I / promoter shall take all the pending approvals on time from the competent authorities.

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

10. That, I / 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

[Signature]

Verification

I, the deponent above, do here by verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

Verified on this 12th April day of 2022.

[Signature]

Deponent



From, before me on this 13th
day of April 2022 at Nagpur by
Shri/Smt/Ku Phashand Whomase
C/o Nagpur who has been identify other
by Shri/Smt. Self
Advocate, Nagpur.

[Signature]
NOTARY

Govt. of India
(M.S.) INDIA

Chhaya Rajaram Mahiskar
Advocate & Notary
Plot No. 46, Shyam Nagar,
Bhagwan Nagar Road, Infront of
Bank of Maharashtra, Nagpur-440027

