



महाराष्ट्र MAHARASHTRA

FORM - 'B'
Sec 3(6)
2021

WAGPUR TREASURY
ZP 034728

13 MAY 2022

AFFIDAVIT CUM DECLARATION

Affidavit-cum-Declaration of **DESIGN DEVELOPERS PVT LTD**, Promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 20/5/2022

I, Shri. Elvis o Borikar, Shri. Jolly Z Khan, Sanjay G Borikar Director of the proposed project duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That Design Developers Pvt Ltd have a legal title to the land on which the development of the project is proposed

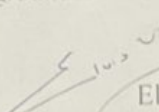
AND

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 encumbrances.
3. That the time period within which the project shall be completed by Design Developers Pvt Ltd is 31/MARCH/2028.
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.

१) दस्तावेज प्रकार/अनुच्छेद क्रमांक	५१)
२) दस्त नोंदणी करणार आहेत काय ?	होय/नाही
३) नोंदणी होणार असल्यास दुय्यम निबंधक कार्यालयाचे नाव दुय्यम निबंधक क्र.	
४) मिल्कतीचे वर्णन	
५) मोबदला रक्कम	
६) मुद्रांक विकत घेणाऱ्याचे नांव	Design Developers Pvt. Ltd
७) दुसऱ्या पक्षकाराचे नाव	44p
८) हस्ते असल्यास त्यांचे नाव व पत्ता	
९) मुद्रांक शुल्क रक्कम	100/-
१०) मुद्रांक विक्री नोंद वही अनुक्रमांक	2855 / दिनांक 20/05/22
११) मुद्रांक विकत घेणाऱ्याची सही	←
विश्वास घी. पाटील	मुद्रांक विक्रेता ला. क्र. 36/95 कोड क्र. 4601032 E/20, सुजाता नगर, विनाकी ले-आऊट, नागपूर-17

- That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.
- That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.
- That, I 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.
- That, I the promoter shall take all the pending approvals on time from the competent authorities.
- That, I have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
- That, I 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.


Elvis o Borikar/Jolly Z Khan/Sanjay G Borikar
Deponent

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 20th day of MAY 2022


Elvis o Borikar/Jolly Z Khan/Sanjay G Borikar
Deponent