

महाराष्ट्र MAHARASHTRA ◐ 2021 ◐

NOTARIAL Reg.
Entry No. 8246
Date 27/07/2022

NAGPUR TREASURY
ZP 633313
04 MAY 2022
Stamp Head Clerk / Sr. Clerk

FORM 'B'

[See Rule 3(6)]

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.~~ **Yusuf Kanchwala S/o Najmuddin Kanchwala** ~~promoter of the proposed project~~ /duly authorized by the promoter of the proposed project, vide ~~its~~/~~his~~/their authorization dated 11-07-2022:

I, **Yusuf Kanchwala S/o Najmuddin Kanchwala** ~~promoter of the proposed project~~/ duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

VARSHA B JAISWAL
NOTARY
NAGPUR DISTT (M.S.)
INDIA
REG.No. 5407
DATE OF EXPIRE
18/04/2023
GOVT. OF INDIA

दस्ताचा प्रकार/अनुच्छेद क्रमांक-४ — 100/- 09/05/2022
दस्त नोंदणी करणार आहेत का?
नोंदणी होणार असल्यास दुय्यम निबंधक कार्यालयाचे नांव
मिळकतीचे वर्णन — ALCS Infrastructure
मोबदला रक्कम, मुद्रांक शुल्क रक्कम
मुद्रांक विकत घेणाऱ्याचे नांव, पत्ता सही दि.
हस्ते असल्यास त्यांचे नांव, पत्ता सही दि.
दुसऱ्या पक्षकाराचे नांव
मुद्रांक विक्रेत्याची सही. विक्री अनु. क्र. दि. — 4965 — Nagpur

सौ. मा. क. बोरकर,
ला. नं. १५/८९ कोड क्र. ८६०१००९
जिल्हाधिकारी कार्यालय, नागपूर.

1. That I/promoter ~~have~~/has a legal title report to the land on which the development of the project is proposed

~~OR~~

~~_____ have/has a legal title report to the land on which the development of the proposed project is to be carried out~~

~~AND~~

~~A legally valid authentication of the 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 project land is free from all encumbrances.

~~OR~~

~~That details of encumbrances _____ including dues and litigation 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 from the date of registration of the project 30-11-2024.

4. (a) For new project:

That seventy per cent of the amount 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 the purpose.

~~(b) For ongoing project on the date of commencement of the act~~

~~(i) (that seventy per cent of the amounts to be realized hereinafter by me/promoter for the real estate project from the allottees, from time to time, bank to cover the cost of construction and the land cost and shall be used only for that purpose.~~

~~OR~~

~~(ii) That entire of the amounts to be realised hereinafter by me/promoter for the real estate project from the allottees, from time to time, bank to cover the cost of construction and land cost and shall be used than the estimated cost of completion of the project.~~

2) That the amount from the separate account shall be withdrawn in accordance with Rule

3) That I/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 a 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project

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

5) That I/the promoter shall inform the authority regarding 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.

6) That I/the promoter ~~have~~/has furnished such other documents as have been prescribed by the rules and regulations made under the act.

7) That I/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 AKS Infrastructur

Deponent **Partne**

Verification

The content of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from:

Verified by me at .

VARSHA B JAISWAL
NOTARY
NAGPUR DISTT.(M.S.)
INDIA
REG.No. 5897
DATE OF EXPIRE
10/04/2023
GOVT. OF INDIA

VARSHA B. JAISWAL
NOTARY
Nagpur Dist
(M.S.) India
REG. No.
5897
GOVT OF INDIA

SWORN SOLEMNLY AFFIRMED BY
Yusuf Najmuddin Kanchwala
WHO IS PERSONALLY KNOWN
TO ME/IDENTIFIED BY Shyam
Pilewan
BEFORE ME THIS THE 27 DAY OF 07
2022 AT NAGPUR
27/07/2022
NOTARY
NAGPUR (M.S.)
INDIA

CANCELLED
NOTARIAL NOTARIAL NOTARIAL NOTARIAL NOTARIAL
CANCELLED