



महाराष्ट्र MAHARASHTRA

2022

09AA 628388

19 JUL 2022

NOTARIAL REG.
ENTRY NO. 3755
DATE 25/7/2022



Head Clerk / Sr. Clerk

(FORM B)

AFFIDAVIT CUM DECLARATION

Affidavit cum declaration of Mr. SATPAL SINGH SETHI & OTHERS, Promoter of the Proposed project through its promoter Mr. SATPAL SINGH SETHI duly authorized by the promoter of the proposed project.

I, Mr. SATPAL SINGH SETHI, the promoter of the Proposed project, duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That promoter has a legal title Report to the land on which the development of the project is proposed.
2. That the project land is free from all encumbrances.

कवत प्रोतेझापत्रासाठी

1) मुद्रांक विक्री नोटवही अनुक्रमांक.....

दिनांक.....

14520
25-07-2022

2) मुद्रांक तिकित ठेक्याबाबे बाब.....

रहितासाठी घत्ता व सही.....

महापालिका मधील नॉटे स्टेशन वर

मधील आक्षेप

3) परवानाधारक मुद्रांक विक्रेत्याची सही

व परवाना क्रमांक तसेच

मुद्रांक विक्रीचे ठिकाण

C. A. Singh
25-07-2022

सुबोध एस. डेंगरे
स्टॅम्प व्हेंडर ला. नं. 7/96
जिल्हाधिकारी बरिसर,
तहसिल पन्नालस, नागपूर
प्लॉट नं. 49/1059

मधील

ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी
मुद्रांक खरेदी केलेल्याबाबत नविण्यात बाबतचे बंधनकारक आत्रे



3. That the time period within which the project shall be completed by the promoter from the date of registration is 30/07/2024.
4. That seventy per cent of the amounts to be realized hereinafter by 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.
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 utilized 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 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.



DEPONENT

VERIFICATION

The contents of my above affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at **Nagpur** on this ____ day of **July, 2022**.



DEPONENT

SWORN / SOLEMNLY AFFIRMED
BY As above

WHO IS PERSONALLY KNOWN
TO ME IDENTIFIED BY.....

BEFORE ME THIS THE
DAY OF 25/7/2022 AT
(AL. DEOLI)

Bakshi

KARAMJEET KAUR BAKSHI
ADVOCATE / NOTARY
DIST. NAGPUR
(M.S.) INDIA

