

महाराष्ट्र MAHARASHTRA ◑ 2022 ◑

NAGPUR TREASURY
16AA 155876
21 OCT 2022
Stamp Head Clerk, S.T. Office

NOTARIAL REG.
ENTRY NO. 4258
DATE 02.NOV.2022

SEAL OF NOTARY SHAILESH P. GODBOLE NAGPUR DIST. (M.S.) INDIA REGN No. 7329 GOVT. OF INDIA

FORM 'B'

[See rule 3(4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGHNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of Mr Panditrao Nagpure, Jyoti Nagpure, Sachin Nagpure and Ronak Prabhakar Nagpure promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 01/11/2022,

P. Nagpure

फक्त प्रतिज्ञापत्रासाठी (अनुच्छेद-४)

मुद्रांक विक्री नोंदवही अनु.क्रमांक/दिनांक Level

02 NOV 2022

२ मुद्रांक विकत घेणाऱ्याचे नाव
रहिवासाचा पत्ता व सही

३.परवानाधारक मुद्रांक विक्रेत्याची सही व परवाना
क्रमांक तसेच मुद्रांक विक्रीचे ठिकाण / पत्ता

ल.ना. गढी, कोड न. 4601016
नागपूर

शासकीय कामासाठी/न्यायालयासमोर प्रतिज्ञापत्र सादर करण्यासाठी मुद्रांक खरेदीची आवश्यकता नाही. (शासन आदेश दि. ०१/०७/२००४ नुसार)

ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी मुद्रांक खरेदी केल्यापासून ६ महिन्यात वापरणे बंधनकारक आहे

The above promoters of the proposed project / duly authorized do hereby solemnly declare, undertakeand state as under:

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

OR

_____ 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.

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

3. That the time period within which the project shall be completed by me/promoter is 31/12/2025.

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 We / 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

H. Nagpure Promoter Dated 2022

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____ day of _____ 2022

Deponent

Sworn before me on this.....2..... day of...2.11.2022.....at Nagpur by Shri/Smt/Ku. .....Pandirao.....Nagpur R/o. Nagpur who has been identified by Shri/Smt..... Advocate, Nagpur.

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

02 NOV 2022

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