



महाराष्ट्र MAHARASHTRA

2022 FORM-B

NOTARIAL REG

5AA 405914

ENTRY No.

542

(SEE RULE 3/6)

DATE:

20/8/2022

0 AUG 2022

AFFIDAVIT cum DECLARATION

Stamp Head Clerk / Sr. Clerk

We, 1) **SHRI SHRIRANG S/O WADGUJI WANJARI**, Aged about 85 years, Occupation – Nil (P.A. No. ABLPW8167G) [Aadhaar No. 3788 2185 9459], 2) **SHRI DHARMENDRA S/O SHRIRANG WANJARI**, Aged about 59 years, Occupation – Business (P.A. No. AAPPW6912N) [Aadhaar No. 6107 7567 0675], 3) **SHRI SURENDRA S/O SHRIRANG WANJARI**, Aged about 55 years, Occupation – Business (P.A. No. AALPW3412D) [Aadhaar No. 7754 6772 5524], all Residents of Plot No. 22, Nandanwan Layout, Nagpur – 440009, 4) **SOU. KALYANI W/O MADAN DESHMUKH**, Aged about 52 years, Occupation – Household (P.A. No. ARNPD9857G) [Aadhaar No. 9003 0166 7450], Resident of Shree Niwas, Laxmi Park, Vijay Nagar, Kalewadi, Pimpri, Pune - 411017 and 5) **SOU. VANDANA W/O GAJANAN RAJGIRE**, Aged about 49 years, Occupation – Household (P.A. No. AYEPR0311H) [Aadhaar No. 4376 8978 3551], Resident of Near Vitthal Rukhmai Mandir, Patel Pura Ward, Bhandara - 441904 do hereby solemnly declare, undertake and



state as under:-

1. That we have legal Title Report of the land on which the development of the project is proposed. We enclose the authenticated copy of the Title Verification & Search Report dated 24-06-2022 of **R. H. Agrawal (Advocate)**, Nagpur.
2. We say that the project land is free from all encumbrances.
3. We further declare and undertake that 70% (Seventy) percent of the amount realised by us for 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.
4. We further declare and undertake that the amounts from the separate account shall be withdrawn in accordance with Rule 5 of Maharashtra Real Estate (Regulation and Development) Rules, 2017.
5. We say and declare that we shall get the accounts audited within 6 (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.
6. We say that the time period within which the project shall be completed by us is **31st Day of December, 2026.**

7. We say that we shall take all the pending approvals on time from the competent



authorities.

8. We say and declare that we shall inform the Authority regarding all changes that may be occurred in the information furnished under Sub – Section (2) of Section 4 of the Act and under Rule 3 of these Rules within 7 (Seven) days time from the date of such occurring.
9. We say and declare that we have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. We say and declare that we shall not discriminate against any Allottee at the time of allotting any Shop or Apartment as the case may be on any grounds.

Verification

We say and declare that contents of this **Affidavit** cum **Declaration** are true and correct and no material fact has been concealed by us therefrom.

Verified by us at **Nagpur** on this 20 Day of **August, 2022**.



1) Shri Shrirang Wadguji Wanjari



2) Shri Dharmendra Shrirang Wanjari



Wanjari

3) Shri Surendra Shrirang Wanjari

Dashk

4) Sou. Kalyani Madan Deshmukh

V. G. Rajgize

5) Sou. Vandana Gajanan Rajgire

(Land Owners)

(Deponents)

Nagpur

Date: 20 / 08 / 2022



SWORN BEFORE ME ON THIS 20 TH
DAY OF Aug 2022 AT NAGPUR BY
SHRI / SMT/MU. Aban Deshpande
R/O NAGPUR WHO HAS BEEN IDENTIFIED BY
SHR / SMT. Shakti
ADVOCATE, NAGPUR.

Mrs. S. R. MATTA
ADVOCATE & NOTARY
919-B, Clarke Town, Nagpur-46

