



To,
The Maharashtra Real Estate Regulatory Authority
Mahrera Headquarters
Housefin Bhavan, Plot No. C - 21, E - Block,
Bandra Kurla Complex, Bandra (E), Mumbai - 400051
Tel. No. 022 68 111 600
E mail: helpdesk@maharera.mahaonline.gov.in

DECLARATION REGARDING DETAILS OF ENCUMBRANCES CONCERNED TO FINANCE

1. I, Sanjay Madhukarrao Mahakalkar (P.A. No. AEDPM9631E) [Aadhaar No. 3376 5555 1915], Resident of Mahakalkar Bhavan, Plot No. 97, Ridge Road, Raghuji Nagar, Nagpur - 440009, acting as Sole Proprietor of **Mahakalkar Construction**, a Sole Proprietorship Firm, having its Office at Mahakalkar Bhavan, Plot No. 97, Ridge Road, Raghuji Nagar, Nagpur - 440009, hereby state and declare that **Mahakalkar Construction** intends to construct the **Building / Project** named and styled as **Shiv Arcade** over **Nagpur Improvement Trust** leasehold land in its **Wathoda Street** scheme bearing **Plot No. 22** total containing by admeasurement **759.639 Sq. Mtrs.** (8177.00 Sq. Fts. - Area as per N.I.T. Lease Deed) [Area as per City Survey (Aakhiv Patrika) - 735.63 Sq. Mtrs.] being a portion of land bearing **Khasra No. 587/1** of **Mouza - Nagpur** bearing **Sheet No. 287, City Survey No. 128** bearing **Municipal Corporation House No. 1140 / J** in **Ward No. 20**, situated at **Nandanwan, Nagpur**, within limits of **Nagpur Municipal Corporation** and **Nagpur Improvement Trust** in **Tahsil and District - Nagpur**. (Here afterwards referred to as the said **Plot / Building / Project** for sake of brevity and convenience).

2. I state and declare that as on date, Mahakalkar Construction has not availed any type of loan or financial aid nor financed the **Building / Project** named and styled as **Shiv Arcade** proposed to be constructed over the said **Plot No. 22** from any bank, non - banking financial company, financial institution, credit co-operative society or person.

Mahakalkar Construction


Proprietor



3. I state and declare that as on date the said Plot No. 22 and the Building / Project named and styled as Shiv Arcade proposed to be constructed over the said Plot No. 22 is not mortgaged with any bank, non – banking financial company, financial institution, credit co-operative society or person and the said Plot and the Building / Project is free and un - encumbered from all advances, borrowings, charges, claims, finance, liens, encumbrances, loan, mortgages and any other type of financial liability of any bank, non – banking financial company, financial institution, credit co-operative society or person, whomsoever.

4. I state and declare that as on date, Mahakalkar Construction is having no outstanding charges, cost, compensation, dues, interest, liabilities, penalties, reimbursements, taxes etc. against it and / or over the said Plot / Building / Project to be paid to any bank, non – banking financial company, financial institution, credit co-operative society or person.

5. I state and declare that in future, in case, if Mahakalkar Construction avails any loan or financial aid for construction of the proposed Building / Project over the said Plot and / or if Mahakalkar Construction mortgages the said Plot / Building / Project with any bank, non – banking financial company, financial institution, credit co-operative society or private person, then, Mahakalkar Construction shall accordingly upload all documents, deeds and all other relevant information pertaining to any such loan, financial aid or mortgage over website of MahRERA.

For Mahakalkar Construction

Mahakalkar Construction

Proprietor

Sanjay Madhukarrao Mahakalkar

(Sole Proprietor)

(Promoter)

Date: 06-08-2022