



महाराष्ट्र MAHARASHTRA

2022

NAGPUR TREASURY
16AA 129212

4 NOV 2022

NOTARIAL REG.

ENTRY NO. 16085

DATE

FORM 'B'
[See rule 3(6)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE Head Clerk/St. Clerk
PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of **SMT. MITHILA SANGIT CHAVAN** of the proposed project/ Mauli Nagar-14 (Sector-D) duly authorized by the Landowner of the proposed project, vide its/his/their authorization dated.

I, **SMT. MITHILA SANGIT CHAVAN** of the proposed project / duly authorized by the Land Owner of the proposed project do hereby solemnly declare, undertake and state as under:

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

OR

I 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 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.



१	मुद्रांक विहीन नोंदवही अनु. क्रमांक - / दिनांक (Serial No. / Date)
२	दस्तावा प्रकार (Nature of document)
३	दस्त नोंदणी करणार आहेत का ? (Whether it is to be registered ?)
४	मिळवणीचे ओळखण संख्या (Property Description - Serial)
५	मुद्रांक विकासा घेता काय ? (Stamp Purchase - Yes / No)
६	दस्त अंतर्गत (If through the Signature)
७	मुद्रांक देणारा (Name of the Stamp Vendor)
८	मुद्रांक शुल्क रक्कम (Stamp Duty Amount)
९	परवानाधारक मुद्रांक विक्रेत्याची सही व परवाना क्रमांक हसेच मुद्रांक विक्रीचे ठिकाण / पत्ता

१०७ NOV 2022
J. K. Kramble

Stamp Vendor
L. No. 11 / 1996
Raghulji Nagar, Nagpur
Code No. 4601046

NOTARIAL REG
ENTRY NO
DATE

NOTARY
KIRANU. WAD
Dist. Nagpur
M. S. JINOU
Regn. N
9099
My Term Ex
on 20-10-2

GOVT. OF INDIA

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

OR

That the details of encumbrances NIL 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 project; Proposed Completion Date (31 / 12 / 2023)

4. (a) For new projects:

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.

(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, 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.

OR

(ii) That entire of the amounts to be realized hereinafter 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, since the estimated receivable of the project is less than the estimated cost of completion of the project.

5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5

6. 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 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 I / the promoter shall take all the pending approvals on time, from the competent authorities.
8. That I / 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 I / the promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I / the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case maybe.



Mithila Sangit Chavan
SMT. MITHILA SANGIT CHAVAN
Deponent

Verification

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

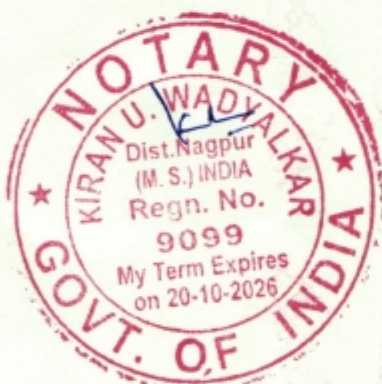
Verified by me at Nagpur on this _____ day of NOVEMBER 2022 .



Mithila Sangit Chavan

SMT. MITHILA SANGIT CHAVAN

Deponent



SWORN / SOLEMNLY AFFIRMED
BY Deponent
WHO IS PERSONALLY KNOWN
TO ME IDENTIFIED BY Self
BEFORE ME THIS THE _____
DAY OF 8/11/2022
AT. NAGPUR. *KS*

KIRAN U. WADYALKAR
NOTARY
THL DIST. NAGPUR (M.S.) INDIA.

