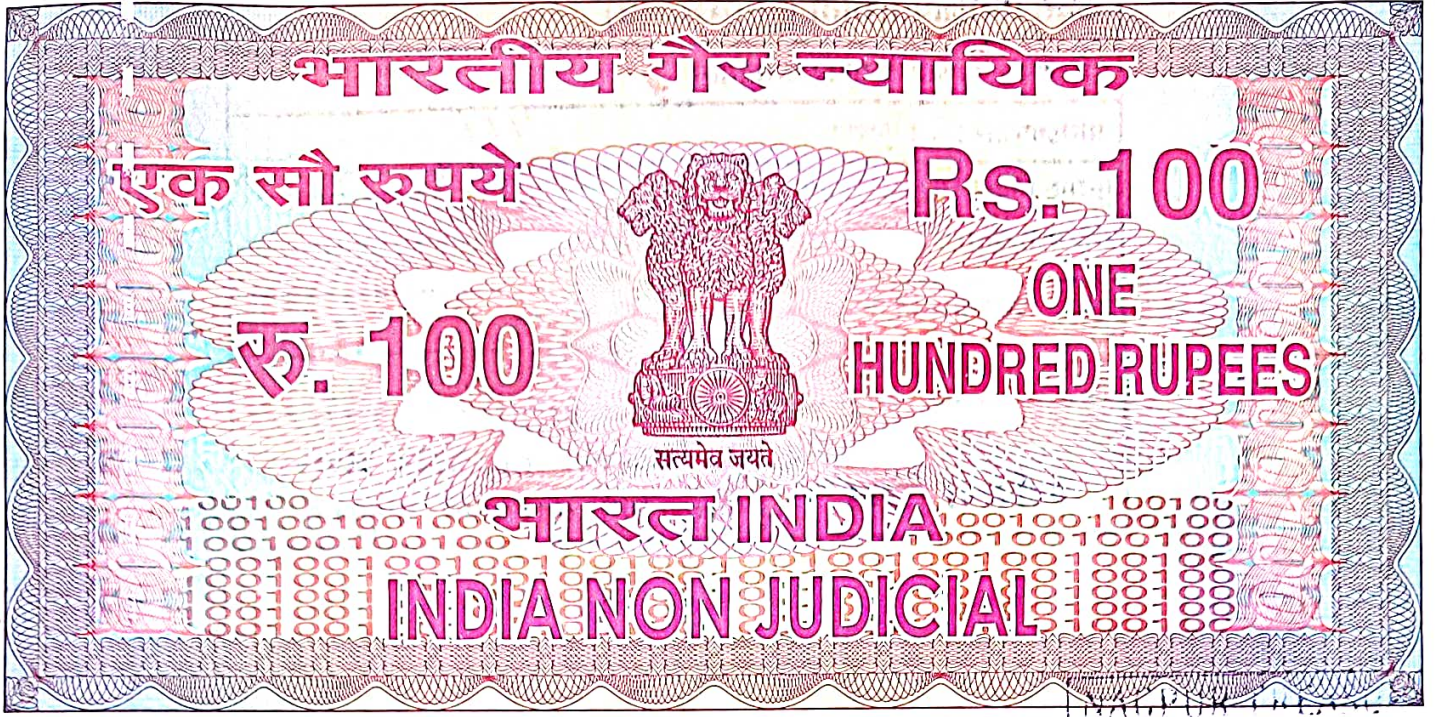




महाराष्ट्र MAHARASHTRA

2022

FORM - 'B'
[See rule 3(4)]

11AA 755322

10 JAN 2023

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

Affidavit cum Declaration

Affidavit-cum-Declaration of Mr. Dinesh Chaddha, Mr. Tilakraj Chaddha, Mr. Lumeshwar Itankar and Mr. Gaurishankar Itankar Landowner of the proposed project Survey no. 102, Mouza-Kotewade, Tah-Hingna, Dist-Nagpur duly authorize by the promoter of the proposed project.

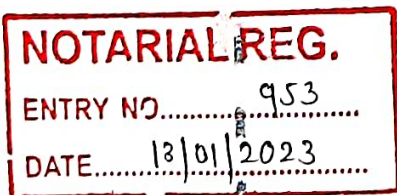
We, Mr. Dinesh Chaddha and 3 Others, Promoter of the proposed project /duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That, Mr. Dinesh Chaddha has a legal title to the land on which the development of the project is proposed

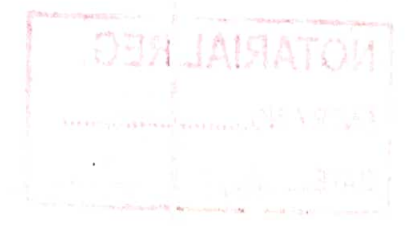
AND

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.



फक्त प्रतिज्ञापत्रासाठी (अनुच्छेद - ४)	
प्रतिज्ञापत्र घेणाऱ्याचे सादर करावयाचे	
प्रतिज्ञापत्रासाठीचे कारण	
मुद्रांक विकत घेणाऱ्याचे नाव	गोमती डेवरासिंग
रहिवाशी पत्ता	गोमती
मुद्रांक विक्री बाबतची नोंद नवी	३०६९९ दिनांक १२ JAN 2023
मुद्रांक विकत घेणाऱ्याची रक्क	किंमत १५२
सरिता जैन	मुद्रांक विक्री, ला. क्र. १/८८, कांड क्र. ४६०१०१५ गोलछा मार्ग, सदर बजार, नागपूर-९



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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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, I / 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
10. and regulations made under the Act.
11. 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.



Dhalla
(Dinosh Chadda)

Chadda
(अभिषेक चड्ढा)

Lumb
(लुमेरा डुरनका)

Ditakoz
(दातीशोक डुरनका)
Deponent

Verification

I, the deponent above, do here by verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.
Verified on this 5TH day of January 2023.

Dhalla
(Dinosh Chadda)

Chadda
(अभिषेक चड्ढा)

Lumb
(लुमेरा डुरनका)

Ditakoz
(दातीशोक डुरनका)
Deponent



Sworn before me on this 13th day of Jan 2023 at Nagpur by Shri/Smt./Ku. Above deponent. R/o Nagpur who has been identified by Shri/Smt. Advocate, Nagpur

31/1/2023
NOTARY
GOVT. OF INDIA
Nagpur (M.S.) INDIA

