भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA ◑ 2022 ◑

NOTARIAL REG.
ENTRY NO. 952
DATE 13/01/2023

NAGPUR TREASURY
11AA 755318
10 JAN 2023
Stamp Head Clerk / Sr. Clerk

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

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 **M/s Gomati Associates** through its partner Mr. **Dinesh Chaddha,** Promoter of the proposed project Survey No. 103 and 104, Mouza- Kotewade, Tah-Hingna, Dist-Nagpur duly authorize by the promoter of the proposed project.

I, **Mr. Dinesh Chaddha,** 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.

NOTARY
Suresh Sadashiv Meshram
Nagpur
Maharashtra India
Regn. No.
15840
My Term Expires
on 05 12 2024
GOVT. OF INDIA

फक्त प्रतिज्ञापत्रासाठी (अनुच्छेद - ४)	
प्रतिज्ञापत्र कोणाकडे सादर करावयाचे	
प्रतिज्ञापत्रासाठीचे कारण	पॉलिसी
मुद्रांक विक्रेत्याचे नाव	गोमती ऑप्टोमेट्रिस्ट
रहिवाशी पत्ता	नागपूर
मुद्रांक विक्रेत्याचा परवाना क्रमांक	20654 दिनांक 02 JAN 2023
मुद्रांक विक्रेत्याची सही	दिनांक
सरिता जैन	मुद्रांक विक्रेता, ला. क्र. १/८८, कोड क्र. ४६०१०१५ गोलछा मार्ग, सदर बजार, नागपूर-१



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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect, and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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

NOTARY Suresh S. Meshram Nagpur (M.S.) India Regn. No 15840 GOVT. OF INDIA

NOTARY Suresh Sadashiv Meshram Nagpur Maharashtra India Regn. No. 15840 My Term Expires on 05 12 2024 GOVT. OF INDIA

GOMATI ASSOCIATES
Deponent
Partner

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.

NOTARIAL NOTARIAL NOTARIAL NOTARIAL NOTARIAL

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

13/1/2023

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

GOMATI ASSOCIATES
Deponent
Partner