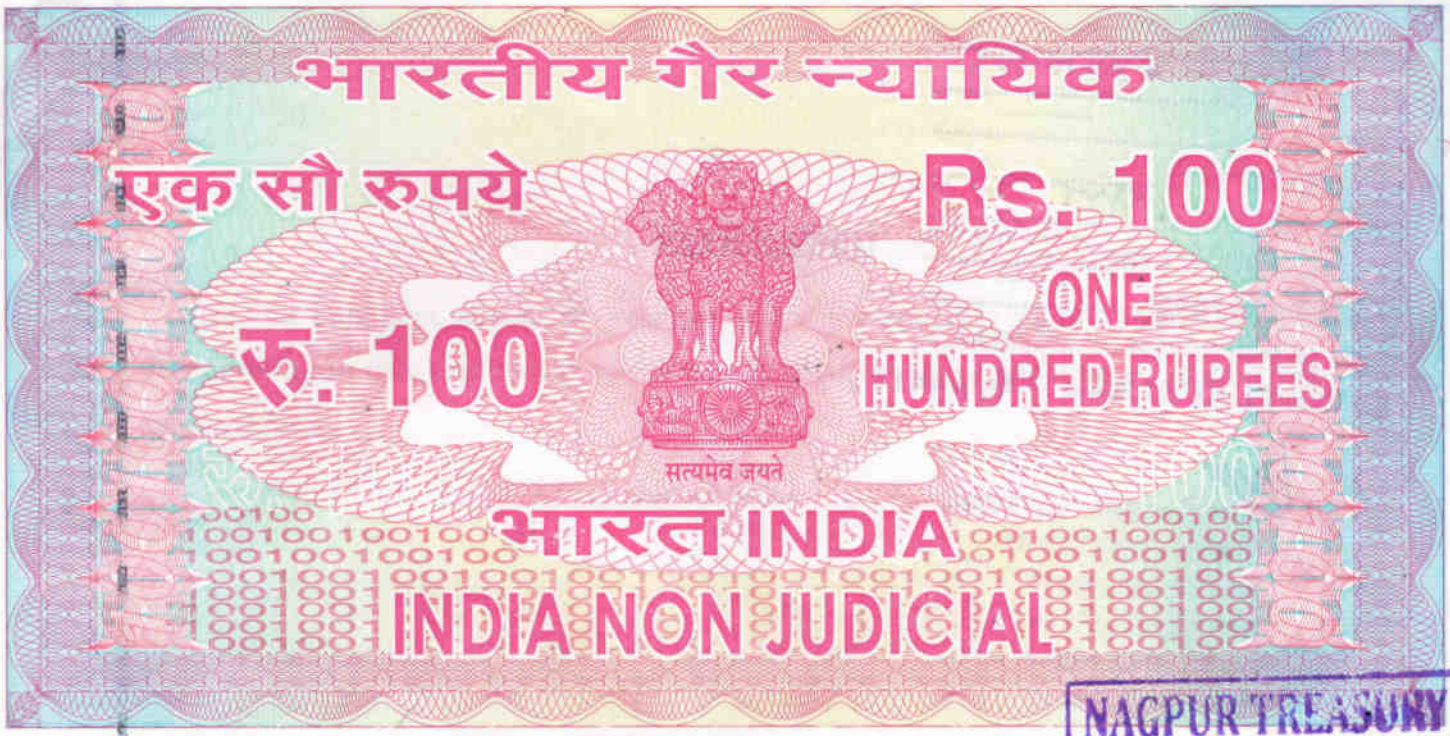


महाराष्ट्र MAHARASHTRA ◑ 2022 ◑

NAGPUR TREASURY
16AA 146761
04 NOV 2022

NOTARIAL REG.
ENTRY NO. 24117
DATE 17 NOV 2022

Name No ... ork/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 Mr./Ms. **Raj Raju Bhoyar** Promoter of the proposed project /duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 17 Nov. 2022 CTS No. 140/1/A Mouza:- Chhatrapur

I, **Raj Raju Bhoyar** 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, I / Promoter have / has a legal title to the land on which the development of the project isproposed - Project Name "Maa Jagdamba Nagari Phase I" with. CTS No/ kh. No 140/1/A. OR Mouza-Chhatrapur.

_____have/has a legal title 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.

2. That, the said land is free from all encumbrances.

OR

That details of encumbrances_____including details of any rights, title, interest or name of any party in or over such land, along with details.

NOTARY Vikas Laxmiprakash Chacha Nagpur Maharashtra India Regn. No. 16125 My Term Expires on 02-01-2025 GOVT. OF INDIA

दस्ताचा प्रकार.....कार्यालय.....

दु.नि. कार्यालयाचे नाव.....

मिळकतीचे वर्णन .....

मुद्रांक विकत घेणाऱ्याचे नांव ..राज भोयर

दिलेल्या पक्षकाराचे नाव.....

दिलेले अज्ञारपत्र त्यांचे नाव व पत्ता.....

मुद्रांक विकत घेणाऱ्याची सही .....

मुद्रांक शुल्क रुपये १००/५००.....

मुद्रांक विक्री अनु. क्र. १७०६६१ दिनांक ११-११-२०२२

सौ. रोहिणी लक्ष्मण देऊळकर
स्टॅम्प वेन्डर (मुद्रांक विक्रेता)
डिस्ट्रीक्ट कोर्ट, नागपूर
लायसन्स नं. ९/१९९०
लाय.को. नं. ४६०१००८
मो.नं. ९०२१०२५८३६

3. That the time period within which the project shall be completed by me/Promoter is. (31-12-2018 - 31-12-2028

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 bemaintained 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 and regulations made under the Act.

10. 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.

Raj Raju Bhoyar
Proprietor

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 17 Nov. day of 2022

Raj Raju Bhoyar
Proprietor

NOTARY
Vikal Omprakash Chachra
Nagpur
Maharashtra India
Regn. No.
16125
My Term Expires
on 02-01-2025
GOVT. OF INDIA

Sworn before me on this 17th day of NOV 2022 at Nagpur by Shri/Smt./Ku. R. R. Bhoyar R/o Nagpur who has been identified by Shri/Smt. ..... Advocate, Nagpur

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

17 NOV 2022

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