भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA ◐ 2020 ◐

NAGPUR TREASURY
YF 436958
16 SEP 2021
Stamp Head Clerk / Sr. Clerk

NOTARIAL REG
ENTRY NO. 6773
DATE 23/9/2021

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 (1) Mr. Vilas Narayanrao Belgamwar and (2) Mr. Pravin Vitthalrao Ainchwar Promoter of the proposed project.

We, (1) Mr. Vilas Narayanrao Belgamwar and (2) Mr. Pravin Vitthalrao Ainchwar Promoter of the proposed project/ duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

SEAL OF NOTARY RAKESH N. MOHOD Dist. Nagpur (M.S.) India Regd. No. 15138 GOVT. OF INDIA

1. That, We Promoter have a legal title to the land on which the development of the project is proposed.

Or

१) दस्ताचा प्रकार / अनुच्छेद क्रमांक	२१/१५५२
२) दस्त नोंदणी करणार आहेत काय?	
३) नोंदणी होणार असल्यास दुय्यम निबंधक कार्यालयाचे नाव	दुय्यम निबंधक क्र.
४) निष्कर्षाचे वर्णन	/ / /
५) मोबदला रक्कम	विलास नारायणराव बेलगमवार
६) मुद्रांक विकत घेणाऱ्याचे नाव	
७) दुसऱ्या पक्षकाराचे नाव	/ / /
८) हस्ते असल्यास त्यांचे नाव व पत्ता	
९) मुद्रांक शुल्क रक्कम	८
१०) मुद्रांक विक्री नोंद वही अनुक्रमांक	९५९२ / दिनांक १६/९/२१
११) मुद्रांक विकत घेणाऱ्याची सही	
सुनील निरंजने	मुद्रांक विक्रेता ला.क्र. २९/९२ जिल्हाधिकारी परीसर त. कार्यालय नागपूर

(1) Mr. Vilas Narayanrao Belgamwar and (2) Mr. Pravin Vitthalrao Ainchwar Promoter have a legal title to the land on which the decelopment of the proposed project is to be carried out.

AND

a legal 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.

3. That, the titme period within which the project shall be completed by us. - 31-12-2028

4. That, seventy percent 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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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, we/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 withdrawl has been in compliance with the proportion to the percentage of completion of the project.

8. That, We/promoter shall take all the pending approvals on time from the competent authorities.

9. That, We / promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That, we/promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot ro building, as the case may be, on any grounds.

1)

2)

DEPONENTS

NOTARY MOHOD (Nagpur India)

VERIFICATION

I, the deponent above, do hereby 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 23rd day of September, 2021.

1)

2)

DEPONENTS

SEAL OF NOTARY RAKESH N. MOHOD Dist. Nagpur (M.S. India) Regd. No. 15138 GOVT. OF INDIA

SEAL OF NOTARY Rakesh Nanasaheb Mohod MAH. NAGPUR Reg. No. 15138 GOVT. OF INDIA

SWORN BEFORE ME ON THIS 23 THE DAY OF 9 202 1 AT NAGPUR BY SHRI/SMT/KU. as above R/o. NAGPUR WHO HAS BEEN IDENTIFIED BY SHRI/SMT Self ADVOCATE, NAGPUR

23/9/2021

RAKESH N. MOHOD
NOTARY
NAGPUR DIST. (M.S.) INDIA

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CANCELLED CANCELLED