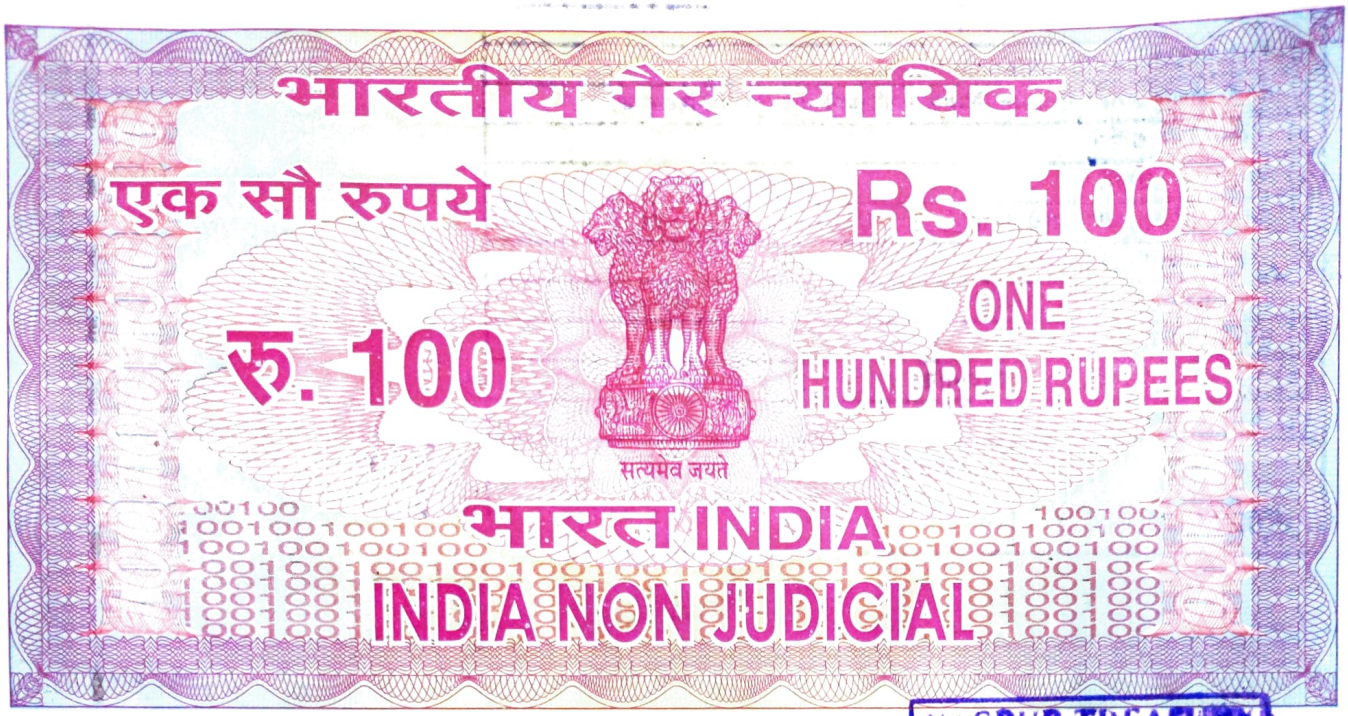


महाराष्ट्र MAHARASHTRA ◑ 2022 ◑

NAGPUR TREASURY
34AA 540700
25 APR 2023

FORM - 'B'

[See rule 3(4)]

DELARATION, 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. Vijay Ramchandra Deotale Promoter of the proposed project / duly authorized by the promoter of the proposed project, vide their authorization dated 28/04/2023

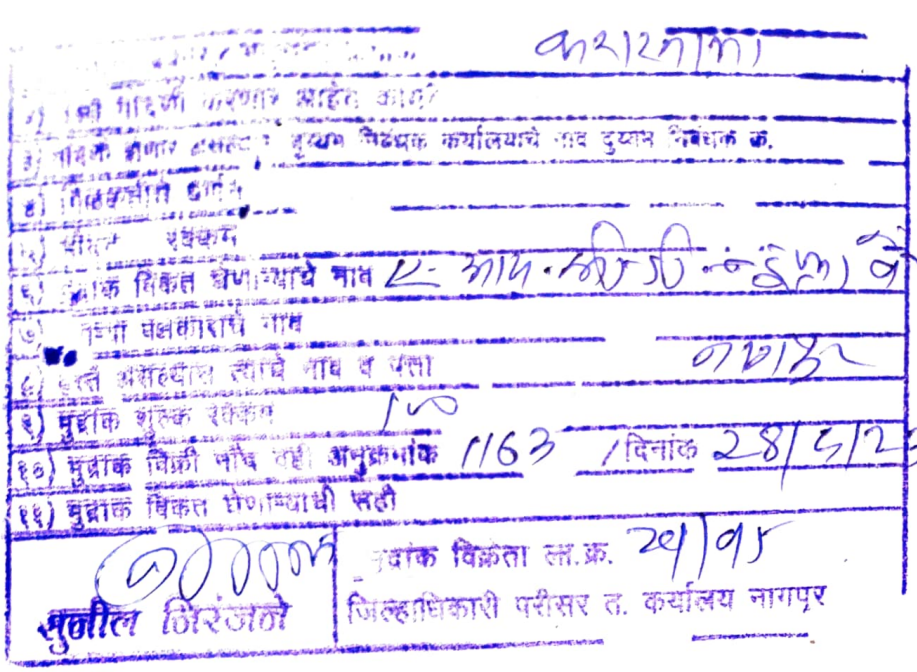
I, Vijay Ramchandra Deotale promoter of the project duly authorized by the promoter of the proposed project SAIRAJWADA do hereby solemnly declare, undertake, and state as under

1. That I Vijay Ramchandra Deotale have a legal title to the land on which the development of the project is proposed with AICD INFRAVENTURE Partnership Firm

AND

a legally valid authentication of the title of such land along with an authenticated copy of the agreement betweensuch owner and promoter for the development of the real estate project is enclosed herewith.

2. That, the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by Promoter is. Sep 2024
4. That, seventy percent of the amounts realized by the promoter for the real estate project from the allotters, 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 That, the amounts from the separate account to cover the project's cost shall be withdrawn in proportion to the project's completion percentage.
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 That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect, and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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, 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, Promoter shall take all the pending approvals on time from the competent authorities.

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

10. That, 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.

Deponent

Verification

I, Vijay Ramchandra Deotale promoter of the deponent above, do hereby verify the contents of my above Affidavit cum Declaration are true andcorrect to the best of my knowledge and I have not concealed any material facts.

Verified on this 28th day of April 2023.

Deponent