



महाराष्ट्र MAHARASHTRA

2022

NOTARIAL REG
ENTRY NO. 8055
DATE 13/05/2023

NAGPUR TREASURY
34AA 750926
12 MAY 2023
Stamp Head Clerk / Sr. Clerk



FORM 'B'

[See Rule 3(6)]

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 **Shri Sandesh S/o Narayan Burbure and Shri Rampratap S/o Sukhraj Shahu** of the proposed New project "**Atharva Residency**", duly authorized by the Promoter of the Proposed New Project, vide its authorization letter Dated 12th May 2023;

१) मुद्रांक विक्री नांववही अनु. ५०५० दि

12 MAY 2023

२) दस्तावा प्रकार

३) दस्त नोंदणी करणार आवात का? होय/नाही.

४) मुद्रांकाचे थोडक्यात वर्णन

५) मुद्रांक विक्रीत घेणाऱ्याचे नाव व पत्ता

६) हस्ते असल्यास त्याचे नाव व पत्ता

७) दुसऱ्या पक्षकाराचे नाव

८) मुद्रांक शुल्क रक्कम

सी.एस. नारनवरे स्टॅम्प वेंडर

नाय नं. १/८९, तहसील कार्यालय, नागपूर

कोड.नं. ४६०१०३१



Project Details: **"Atharva Residency"** Situated at Plot No.82,83,84,85,86 and 87 Kh No 18/4A Village : Isasani, Taluka: Higna District Nagpur-441122

We, Shri Sandesh S/o Narayan Burbure and Shri Rampratap S/o Sukhraj Shahu (Land Owners) acting through their duly Constituted Attorney **Shri Vitthal S/o Ramchandra Bajirao** of the Project duly authorized by the promoter of the proposed New project do hereby solemnly declare, undertake and state as under:-

1. a) That, the Promoter has a legal title Report to the land on which the development of the proposed New 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, there are no encumbrances including dues on the said project. The promoter has proposed to avail Project loan.
3. That, the Promoter undertakes to complete the project on or before **30-06-2026**.

4. For New projects:-

That seventy per cent of the amounts realised by me 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5 of the Maharashtra Real Estate (Regulation and Development) Rules, 2017.
6. That, the promoter shall get the accounts audited within six months after the end of every financial year by a practicing Chartered

Accountant, and shall produce a statement of accounts duly certified and signed by such practicing Chartered Accountant, and it shall be verified during the audit that the amounts collected for a particular project have been utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

7. That, the promoter shall take all the pending approvals on time, from the competent authorities.
8. That, the promoter shall inform the Authority regarding all the changes that have occurred in the information furnished under sub-section (2) of section 4 of the Act and under rule 3 of these rules, within seven days of the said changes occurring.
9. That, the promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That, the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.



**For Shri Sandesh S/o Narayan Burbure
Shri Rampratap S/o Sukhraj Shahu,**

(Land Owners)

(Deponent)

Shri Vitthal S/o Ramchandra Bajirao

Constituted Attorney

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at on this day of **11th May 2023**.

**For Shri Sandesh S/o Narayan Burbure
Shri Rampratap S/o Sukhraj Shahu,**

(Land Owners)

(Deponent)

Shri Vitthal S/o Ramchandra Bajirao

Constituted Attorney

Be Sworn Solemnly Affirmed
by en abam

Who is personally Known to
me / identified by _____
before me on this 13th day
of May 2023 at Nagpur

Archana
13/05/2023

ARCHANA D. JAISWAL
NOTARY (Regn. No. 4753)
GHARE TOWN, DHARAMPETH
NAGPUR-440010

