

Format "A"

Declaration about Separate Bank Account for real estate projects.

(On the Letterhead of the promoter)

- A. Name of the Promoter organization: - M/s ROYAL BUILDCON (PROP SHRI UTTAM M KHADGI)
1. Name of the Project: "ROYAL HEIGHTS." K H NO. 53/5, MOUZA BORGAON, NAGPUR  
I/We are aware that as per section 4 (2) (1) (D) of Real Estate (Registration and Development) Act, 2016, promoters are required to open a separate account in a scheduled bank to for the purpose of depositing seventy per cent of the amounts realised for the real estate project from the allottees, from time to time.
2. Accordingly, I/we have a separate bank account for this real estate project/phase of real estate project the particulars where of are as follows:
- B. Account Name: - M/s ROYAL BUILDCON (PROP SHRI UTTAM M KHADGI)  
."ROYAL HEIGHTS"  
Account Number: - 920020058061261 (RERA BANK A/C NO.)  
Bank Name: - AXIS BANK  
Branch Name: - FRIENDS COLONY, NAGPUR -440013  
IFSC Code: - UTIB0002911
3. We hereby confirm that the aforesaid bank account: -
- Is a separate bank account, exclusively for depositing seventy per of amount realized for the real estate project from the allottees, from time to time;
  - Is a non-lien account and no loan/charge/encumbrance can be undertaken against the amounts deposited in this bank account;
  - The amounts in this separate bank account shall be withdrawn and used in consonance and in compliance with Section 4(2)(1)(D) of the Act, rule 5 of the Rules, Regulation 3 of the Regulations, the Orders as well as the Circulars of MahaRERA and in compliance of Circular No.39/2021 date 28.12.2021 read with Circular No. 39A/2022 dated 17.03.2022;
  - Shall be audited within six months after the end of every financial year and shall upload on MahaRERA promoter web page the statements of accounts duly certified and signed by a chartered accountant in practice.

Promoter  
(Sign and Stamp)

Date: - 22-05-2023

Place:- Nagpur

**Royal Buildcon**  
  
Proprietor