



महाराष्ट्र MAHARASHTRA

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NOTARIAL Reg.
ENTRY No. : 731
DATE : 11/05/2023

NAGPUR TREASURY

34AA 153939

09 MAY 2023

Stamp Head Clerk / Sr. Clerk

FORM 'B'

[See Rule 3(6)]

**DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH
SHALL BE SIGNED BY THE OWNER OR ANY PERSON
AUTHORISED BY THE OWENR**

Affidavit cum Declaration

१. दस्तावेजा प्रकार/अनुक्रमा क्रमांक	Office
२. इस्त मोदणी कारणार आहेत काय ?	होय/नाही
३. मोदणी होणार असल्याच दुय्यम निबंधक कार्यालयाचे नाव	दुय्यक निबंधक क्र.
४. मिळकतीचे वर्णन	
५. मोबदला रक्कम	
६. मुद्रांक विकत घेणाऱ्याचे नाव	Concrete Services
७. दुसऱ्या पक्षकाराचे नाव	
८. हरते असल्यास त्याचे नाव व पत्ता	100
९. मुद्रांक शुल्क रक्कम	
१०. मुद्रांक विक्री मोद वही अनु. क्रमांक	5248 / दिनांक 11 MAY 2023
११. मुद्रांक विकत घेणाऱ्याची सही	
नरेंद्र सुखलाल जैरवाल	मुद्रांक विक्री, ला. क्र. १८/९९, कोड क्र. ४६०१००१ मिहिराधिकारी परिसर, त. कार्यालय, नागपूर (साहर)



Affidavit cum Declaration by **M/S. CONCRETE DEVELOPERS** a duly registered partnership firm, having its office at Plot No. 3 & 4, Gauri Heights, Canal Road, Ramdaspath, Nagpur - 440010, and acting through its partners **(i) Shri Sanjay S/o Nagorao Paidlewar**, R/o 140, Shivaji Nagar, Nagpur - 440010 **(ii) Shri Nitish S/o. Rameshchandra Chordia**, R/o. 139, Shankar Nagar, Nagpur - 440010, Developer of the Proposed Project "**RAGHAV HEALTH STAR**", do hereby solemnly declare undertake and state as under:

1. That the Developer has a legal title Report to the land on which the development of proposed project is to be entered out.

AND

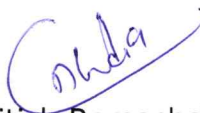
A legally valid authentication of title of such land along with an authenticated copy of ownership enclosed herewith.

2. That no litigation is pending related to any right, title, interest of the project is mortgaged with HDFC Bank Ltd. For Loan amount of Rs. 1306,00,000.00 in the name of Shri. Sameer D. Meghe and Smt. Vrinda S. Meghe as Promoter.
3. That the Developer undertake to complete the project on or before **31/05/2026**.
4. For ongoing Project on the date of commencement of the act. That seventy per cent of the amounts to be real estate project from time to time, shall be deposited in a separate account
5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5.
6. That, the Developer 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 Developer shall take all the pending approvals on time, from the competent authorities.
8. That the Developer 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 Developer has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That, the Developer shall not discriminate against any allottee at the time of allotment of any apartment, plot or building as the case may be.

For Concrete Developers


(Sanjay Nagorao Paidlewar)
Partner


(Nitish Rameshchandra Chordia)
Partner

DEPONENT

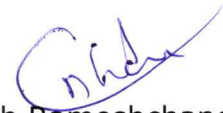
Verification

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

Hence, verified and signed at Nagpur on this the **08TH day of May 2023**

For Concrete Developers


(Sanjay Nagorao Paidlewar)
Partner


(Nitish Rameshchandra Chordia)
Partner

DEPONENT

