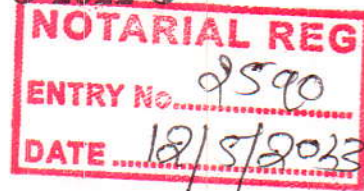




महाराष्ट्र MAHARASHTRA

2022



NAGPUR TREASURY
34AA 513404

03 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 Anandraj Developers (Through Partner Mr. Karan Rajendra Jaiswal) Developer of the proposed project "Glory" duly authorized by the Sanction Authorities of the proposed project, vide Is/his/their authorization dated 05/12/2022.

We, 1. Mr. Karan Rajendra Jaiswal, and 2. Mrs. Jayshree Rajendra Jaiswal Promoter of the proposed project / duly authorized the Developer of the proposed project do hereby solemnly declare, undertake and state as under:

१) मुद्रांक पत्राची मूल्य वही अनु.क्रमांक	५६९७	दिनांक	09 MAY 2023
२) वस्तुचे प्रकार			
३) वस्तु मालकी हस्तांतर आहत काय ?	होय/नाही		
४) विक्रेत्याची ओळखपत्र वर्णन			
५) मुद्रांक विक्रेता संस्थापकचे नाव व पत्ती	श्री. राजेंद्र जैनवाल		
६) हस्तांतरित वस्तुचे मूल्य, पक्षा व सही	१००/-		
७) मुद्रांक विक्रेता संस्था			
८) मुद्रांक विक्रेता संस्था			
मुद्रांक विक्रेता, ता.क्र. १६/८९, कोड क्र. ४६०१०४९ जिल्हाधिकारी परिसर, त.कार्यालय, नागपूर(शहर)			
ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी मुद्रांक खरेदी केल्यापासून ६ महिन्यात वापरणे बंधनकारक आहे.			

NOTARIAL SEAL

MATTA
NOTARY
NAGPUR DIST. (M.S.)
INDIA
Reg. No. 6726

1. That We have a legal title to the land on which the development of the project is proposed and have a legally valid authentication of title of such land promoter for development of the real estate project is enclosed herewith.
2. That the said land is free from all encumbrances.
3. That project shall be completed by me/promoter on 5th December 2024.
4. That seventy per cent of the amounts realised 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 I / 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That I / promoter shall take all the pending approvals on time, from the competent authorities.
9. That I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I / 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.

Verification

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

Verified by us on this 9th day of May 2023.

Anandraj Developers

Karan Rajendra
Partner

DEPONENTS

ANANDRAJ DEVELOPERS

THROUGH PARTNER MR. KARAN RAJENDRA JAISWAL



SWORN BEFORE ME ON THE 12TH
DAY OF May 2023 AT NAGPUR BY
SHRI/SMT Karan R. Lawwad
R/O. NAGPUR WHO HAS BEEN IDENTIFIED
BY SHRI/SMT [Signature]
ADVOCATE NAGPUR

Mrs. S. R. MATTA
Advocate & Notary
918-B, Clerk Town, Nagpur-46

