भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA ◐ 2022 ◐

NAGPUR TREASURY
54AA 139477
29 SEP 2023

Head Clerk / S.R.O.

NOTARIAL REG.
ENTRY No. 5667
DATE: 6/10/2023

**FORM 'B'**

**[See rule 3(6)]**

**DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGHNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER**

**Affidavit cum Declaration**

Affidavit cum Declaration of M/s. **Banganagar Plywood Limited (CIN: U02001WB2000PLC091627)** Through Director Mr. Sunil Chhajer (DIN: 00052843), Promoter of the proposed project **"Arhum Tulsi"** duly authorized by the Sanction Authorities of the proposed project, vide Is/his/their authorization dated 21/08/2023.

I/We, M/s. **Banganagar Plywood Limited (CIN: U02001WB2000PLC091627)** Through Director Mr. Sunil Chhajer (DIN: 00052843), promoter of the proposed project/duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

Mrs. S. R. MATTA
NOTARY
NAGPUR DIST. (M.S.) INDIA
REG. No. 6776
GOVT. OF INDIA

| | |
|---|---|
| १) वस्तीचा प्रकार / अनुच्छेद क्रमांक | [illegible] |
| २) वस्तु नोंदणी करणार आहेत काय? | |
| ३) नोंदणी होणार असल्यास दुय्यम निबंधक [illegible] | |
| ४) मिळकतीचे वर्णन | |
| ५) मोबदा रक्कम | |
| ६) मुद्रांक विकत घेणारा | बैगानगर जायबुड सी. |
| ७) दुसऱ्या [illegible] | नागपूर |
| ८) हस्ते [illegible] | |
| ९) मुद्रांक [illegible] | 100 |
| १०) मुद्रांक विकत [illegible] | 18512 [illegible] 3/10/23 |
| ११) [illegible] | |

सुनील [illegible]

मुद्रांक विक्रेता ला.क्र. 24/95

जिल्हाधिकारी परीसर त. कार्यालय नागपूर

Mrs. S[illegible] NOT[illegible] NAGPUR DIST. INDIA REG. No. 6776 GOVT. OF INDI[illegible]

1. That I / promoter have / has a legal title to the land on which the development of the project is proposed 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 the said land is free from all encumbrances.
3. That project shall be completed by me/promoter on 31st day of March 2028
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.

R. MATTA

For BANGANAGAR PLYWOOD LTD.

DEPONENTS

Director

BANGANAGAR PLYWOOD LIMITED (CIN: U02001WB2000PLC091627)
THROUGH DIRECTOR MR. SUNIL CHHAJER (DIN: 00052843)

## 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 day of this 3rd day of October 2023.

For BANGANAGAR PLYWOOD LIMITED

DEPONENTS Director

**BANGANAGAR PLYWOOD LIMITED (CIN: U02001WB2000PLC091627)**
**THROUGH DIRECTOR MR. SUNIL CHHAJER (DIN: 00052843)**

Mrs. S. R. MATTA NOTARY NAGPUR DIST. (M.S.) INDIA REG. No. 6776 GOVT. OF INDIA

SWORN BEFORE ME ON THIS 6th DAY OF Oct 2023 AT NAGPUR BY SHRI / SMT./ KU. Sunil Chhajer R/O NAGPUR WHO HAS BEEN IDENTIFIED BY SHRI / SMT. ..... ADVOCATE, NAGPUR.

Mrs. S. R. MATTA
ADVOCATE & NOTARY
918-B, Clarke Town, Nagpur-1

NOTARY MRS. S. R. MATTA NAGPUR DIST. (M.S) INDIA REGD. NO. 6776 GOVT. OF INDIA

NOTARIAL NOTARIAL NOTARIAL NOTARIAL NOTARIAL

S. R. MATTA NOTARY NAGPUR DIST. (M.S.) INDIA No. 6776