


महाराष्ट्र MAHARASHTRA ◐ 2022 ◐

NAGPUR TREASURY
48AA 978678
14 SEP 2023
Senior Head Clerk / Sr. Clerk

NOTARIAL REG.
ENTRY NO 25055
DATE 04/10/2023

**(FORM B)**

**AFFIDAVIT CUM DECLARATION**

Affidavit cum declaration of **M/s. SRI BHAGIRATH REALTY PRIVATE LIMITED**, Developer of the Proposed project **Through its Director Mr. Anirudh Rander** duly authorized promoter of the proposed project.

I, **Mr. Anirudh Rander**, the director of **M/s. SRI BHAGIRATH REALTY PRIVATE LIMITED,** Promoter of the Proposed project named and styled as **"ALTAIR",** situated at Plot No.231, CTS 1751, Sheet No. 60, Mouza- Sitabuldi, TAH- Nagpur, District- Nagpur, 440001, duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That promoter has a legal title Report to the land on which the development of the project is proposed.

2. That the project land is free from all encumbrances.

NOTARY
Suresh Sadashiv Meshram
Nagpur
Maharashtra India
Regn. No
15840
My Term Expires
on 05/12/2024
GOVT. OF INDIA

१) मुद्रांक विक्री नोंद वही अनु.क्रम क्र. 30692 /दिनांक 18 SEP 2023

२) दस्ताचा प्रकार

३) दस्त नोंदणी करणार आहेत काय? होय/नाही

४) मिळकतीचे थोडक्यात वर्णन

५) मुद्रांक विकत घेणाऱ्याचे नाव व सही श्री. गणेश मुरलीधर [illegible]

६) दस्त असेल्यास त्यांचे नाव, पत्ता व सही

७) दुसऱ्या पक्षकाराचे नाव

८) मुद्रांक शुल्क रक्कम

एम. ए. [illegible]

मुद्रांक विक्रेता, ला.क्र. १२/९२ कोड क्र. ४८.१०५०
जिल्हाधिकारी परिसर, स. कार्यालय नागपूर (शहर)

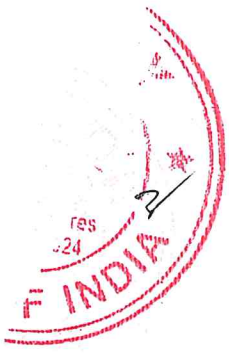
ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी मुद्रांक खरेदी केल्यापासून ६ महिन्यांत वापरणे बंधनकारक आहे.

3. That the time period within which the project shall be completed by the promoter from the date of registration is 31/12/2026.

4. That seventy per cent of the amounts to be realized hereinafter by 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.

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 utilized 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.

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DEPONENT

## 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 **Nagpur** on this **03rd** day of **October, 2023.**

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DEPONENT

NOTARY Suresh S. Meshram Nagpur (M.S.) India Regn. No. 15840 GOVT. OF INDIA

NOTARY Suresh Sadashiv Meshram Nagpur Maharashtra India Regn. No 15840 My Term Expires on 05/12/2024 GOVT. OF INDIA

Sworn before me on this 4th dt. day of Oct 2023 at Nagpur by Shri/Smt./Ku. Above deponent R/o. Nagpur who has been identified by Shri/Smt. —

Advocate Nagpur

NOTARY
SURESH S. MESHRAM
GOVT. OF INDIA
Nagpur (M S ) INDIA

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