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
34AA 477066
13 JUN 2023
Head Clerk / Sr. Clerk

NOTARIAL REG.
ENTRY No. 9412
DATE: 4/11/2023

S.R. MATTA
NOTARY
NAGPUR (M.S.)
Reg. No. 6776
GOVT. OF INDIA

FORM'B'
[See rule3(6)]

Affidavit cum Declaration

Affidavit cum Declaration of **MAHENDRA MANOHAR SARDA** promoter of the proposed project **AGI COLONY.**

We, **MAHENDRA MANOHAR SARDA** promoter of the proposed project **AGI COLONY** do hereby solemnly declare, undertake and state as under:

1. We have a legal title Report to the land on which the development of the project is proposed project is to carried out 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

१) दस्ताचा प्रकार/अनुच्छेद क्रमांक AG

२) दस्त नोंदणी करणार आहेत काय ? होय/नाही

३) नोंदणी होणार असल्याय दुय्यम निबंधक कार्यालयाचे नाव दुय्यक निबंधक क

४) मिळकतीचे वर्णन -

५) मोबदला रक्कम

६) मुद्रांक विकत घेणाऱ्याचे नाव Mahendra Sanda

७) दुसऱ्या पक्षकाराचे नाव

८) हरते असल्यास त्यांचे नाव व पत्ता Avinash Mohankar

९) मुद्रांक शुल्क रक्कम

१०) मुद्रांक विक्री नोंद वही अनु. क्रमांक 10644 दिनांक 16 JUN 2023

११) मुद्रांक विकत घेणाऱ्याची सही

नागेश गं. मोहाडीकर

मुद्रांक विक्रेता, ला. क्र. १५/११, कोड क्र ४६०२०३८
जिल्हाधिकारी परिसर, त. कार्यालय, नागपूर ४४००२२

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

3. That the time period within which the project shall be completed by promoter shall be **31/10/2028.**

4. Seventy per cent of the amounts realised by me 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 That the amounts from the separate account shall be withdrawn in accordance with RERA Rule 5.

6. We 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. We shall take all the pending approvals on time, from the competent authorities.

8. We 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. We have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. We shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

Deponent

Verification

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

Verified by me at_____on this____day of_____.

Deponent

GOVT. OF INDIA

S.R. MATTA
NOTARY (M.S.)
NAGPUR
Reg. No. 6776
GOVT. OF INDIA

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

SWORN BEFORE ME ON THIS 4th
DAY OF Nov 2023 AT NAGPUR BY
SHRI / SMT./ KU. Mahendra Sarda.
R/O NAGPUR WHO HAS BEEN IDENTIFIED BY
SHRI / SMT. .....
ADVOCATE, NAGPUR.

Mrs. S. R. MATTA
ADVOCATE & NOTARY
918-B, Clarke Town, Nagpur-2

