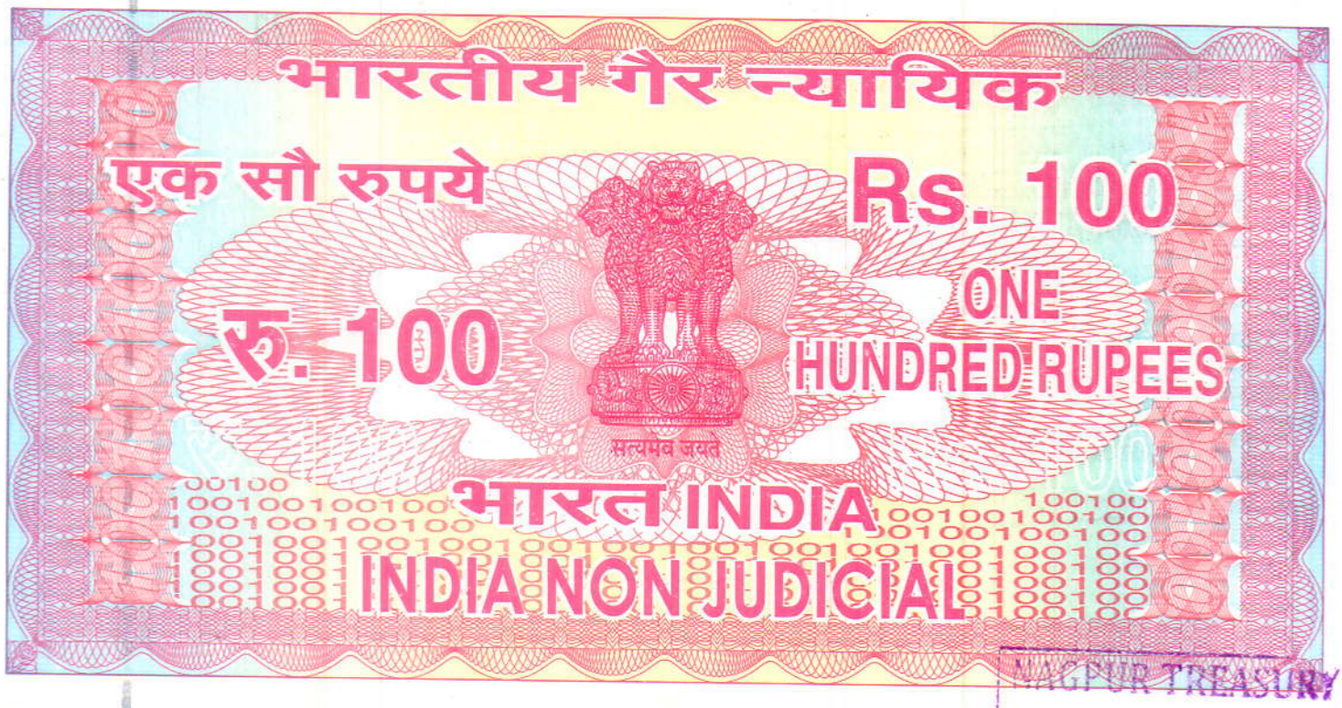


महाराष्ट्र MAHARASHTRA ◐ 2022 ◐

NAGPUR TREASURY
49AA 072621
20 OCT 2023
Head Clerk / Sr. Clerk

NOTARIAL REG
ENTRY No. 35528
DATE 21/10/2023

SEAL OF NOTARY
Mrs. KHURANA
NAGPUR
DISTT. (M.S.)
REG. No. 386
GOVT. OF INDIA

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 **Pruthviraj Hansraj Shende** Co-Promoter of the proposed project **"Orange City Gold"** duly authorized by the Sanction Authorities of the proposed project, vide Is/his/their authorization dated **18/09/2023**.

I, **Pruthviraj Hansraj Shende** Co-Promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

12 OCT 2023

४	पक्षकाराचा प्रकार	फिर्यादी
५)	दस्त नोंदणी करणारा आहेत का ?	होय / नाही
६)	मिळकतीचे थोडक्यात वर्णन	
७)	मुद्रांक विक्रेत्या शेरा-याचे नाव व सही	
८)	हस्ते असलेल्यास त्यांचे नाव घ्यावे व सही	
९)	दुसऱ्या पक्षकाराचे नाव	
१०)	मुद्रांक शुल्क रक्कम	100

एकनाथ ढवरे

मुद्रांक विक्रेता. ना.क्र.१४/१९८५ दि.क्र.४६०१०१६
जिल्हाधिकारी कचेरी,द.त. कार्यालय नागपूर (शहर)

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



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 30th October 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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.

DEPONENT

PRUTHVIRAJ HANSRAJ SHENDE
CO-PROMOTER

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 21st day of October 2023.

DEPONENT

PRUTHVIRAJ HANSRAJ SHENDE
CO-PROMOTER

NOTARY
MRS. CHANCHAL KHURANA
Nagpur Dist. (M.S.) INDIA
Regd. No. 6386
GOVT. OF INDIA

SEAL OF NOTARY
Mrs. KHURANA
NAGPUR
DISTT. (M.S.)
REG. No. 6386
GOVT. OF INDIA

SWORN BEFORE ME ON THIS 21
DAY OF Oct 2023 AT NAGPUR BY
SHRI / SMTJ Ku. Above Deponent
R/o NAGPUR WHO HAS BEEN IDENTIFIED BY
SHRI / SMT. .....
ADVOCATE, NAGPUR

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

NOTARY NAGPUR NOTARIAL
NOTARY NAGPUR NOTARIAL
NOTARY NAGPUR NOTARIAL