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 229125
02 JUN 2023
Stamp Head Clerk / Sr. Clerk

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

NOTARIAL REG
ENTRY No. 4784
DATE 17/8/2023

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 Mr./~~Ms.~~ **Praful Sudhakar Bhalme S/o Sudhakar Bhalme** ~~promoter of the proposed project~~ /duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 08-08-2023 :

I, **Praful Sudhakar Bhalme S/o Sudhakar Bhalme** ~~promoter of the proposed project~~ duly authorized by the promoter of the proposed project **"Ayodhya dham Nagri"** do hereby solemnly declare, undertake and state as under:

१) दस्ताचा प्रकार/अनुच्छेद क्रमांक	
२) दस्त नोंदणी करणार आहेत काय ?	होय/नाही
३) नोंदणी होणार असल्यास दुय्यम निबंधक कार्यालयाचे नाव	दुय्यक निबंधक क्र.
४) मिळकतीचे वर्णन	
५) बोबदला रक्कम	
६) मुद्रांक विकत घेणाऱ्याचे नाव.	
७) दुसऱ्या पक्षकाराचे नाव	
८) हस्ते असल्यास त्यांचे नाव व पत्ता	
९) मुद्रांक शुल्क रक्कम	
१०) मुद्रांक विक्री नोंद वही अनु. क्रमांक	दिनांक
११) मुद्रांक विकत घेणाऱ्याची सही	

Shri Shrushti Real - Estate

05 JUN 2023

नरेंद्र सुखलाल जैस्वाल

मुद्रांक विक्रेता, ला. क्र. १८/११, कोड क्र. ४६०१००१
जिल्हाधिकारी परिसर, तं कार्यालय, नागपूर (शहर)

1. That ~~I~~/promoter ~~have~~/has a legal title report to the land on which the development of the project is proposed

~~OR~~

~~_____ have/has a legal title report to the land on which the development of the proposed project is to be carried out~~

~~AND~~

~~A legally valid authentication of the 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 project land is free from all encumbrances.

~~OR~~

~~That details of encumbrances _____ including dues and litigation details of any rights, title, interest or name of any party in or over such land, along with details.~~

3. That the time period within which the project shall be completed by ~~me/~~promoter from the date of registration of the project **31-03-2027.**

4. (a) For new project:
That seventy per cent of the amount realized 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 the purpose.

~~(b) For ongoing project on the date of commencement of the act~~

~~(i) (that seventy per cent of the amounts to be realized hereinafter by me/promoter for the real estate project from the allottees, from time to time, bank to cover the cost of construction and the land cost and shall be used only for that purpose.~~

~~OR~~

~~(ii) That entire of the amounts to be realised hereinafter by me/promoter for the real estate project from the allottees, from time to time, bank to cover the cost of construction and land cost and shall be used than the estimated cost of completion of the project.~~

Mrs. S. R. MATT
NOTARY
NAGPUR DIST. (M.S.)
INDIA
REG. No.

5. That the amount from the separate account shall be withdrawn in accordance with Rule

6. That I/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 a 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 I/the promoter shall take all the pending approvals on time, from the competent authorities.

8. That I/the promoter shall inform the authority regarding 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 I/the promoter ~~have~~/has furnished such other documents as have been prescribed by the rules and regulations made under the act.

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

M/S SAI SHRUSHTI REAL ESTATE Deponent

PARTNER

Verification

The content of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from:

Verified by me at

SWORN BEFORE ME ON THIS 17 TH DAY OF Aug 2023 AT NAGPUR BY SHRI./SMT./KU Pradeep Bhalme R/O. NAGPUR WHO HAS BEEN IDENTIFIED BY SHRI./SMT. ADVOCATE NAGPUR

Mrs. S. R. MATTA
Advocate & Notary
918-B Civil Town, Nagpur-4

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

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