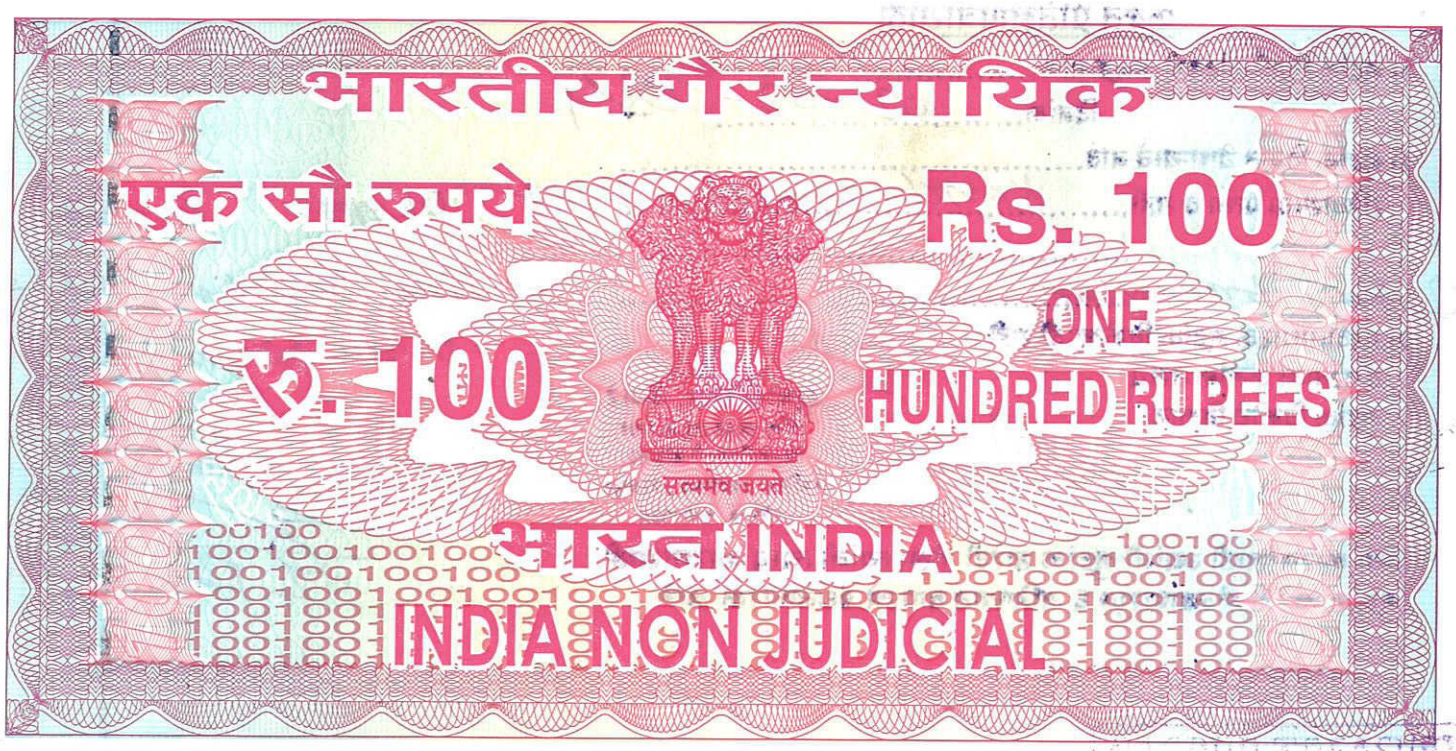


महाराष्ट्र MAHARASHTRA ◐ 2023 ◐ 76AA 333790

30 JAN 2024

NOTARIAL REG.
ENTRY NO. 2683
DATE 02 FEB 2024

FORM 'B'

[See rule 3(6)]

AFFIDAVIT CUM DECLARATION

Affidavit cum declaration of Kanchanganga Flat Owners Co-Operative Housing Society Limited through Hon. President SHRI. SHASHIKANT MUKUND MUNDLE and Hon. Secretary SHRI. SHASHIKANT VASANTRAO DALAL, Promoter of proposed project KANCHANGANGA FLATS.

We, Shashikant Mundle - President and Shashikant Dalal - Secretary of Kanchanganga Flat Owners Co-Operative Housing Society Limited, Promotors of the proposed project do hereby solemnly declare, undertake and state as under:

1. That we have a legal title Report to the land on which the development of the project is proposed AND
   A legally valid authorized 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 named "KANCHANGANGA FLATS" in enclosed herewith.
2. That the project land is free from all encumbrances.
3. That the time period within which the project shall be completed by Promoter from the date of registration of project i.e. by 31.03.2029.

NOTARY Vikal Omprakash Chachra Nagpur Maharashtra India Regn. No. 16125 My Term Expires on 02-04-2025 GOVT. OF INDIA

Dalal

फक्त प्रतिज्ञापत्रासाठी

1) मुद्रांक विक्री नोंदवही अनुक्रमांक..... 39510

दिनांक..... 02-02-2024

2) मुद्रांक विकत घेणाऱ्याचे नाव.....

रहिवासाचा पत्ता व सही..... Kanchangange Flat Owners Co-op -- Hsg. Society Ltd -- Laxminagar Nagpur

For Regy Brahmankar

3) परवानाधारक मुद्रांक विक्रेत्याची सही व परवाना क्रमांक तसेच मुद्रांक विक्रीचे ठिकान

02-02-2024

सुबोध एस. ढेंगरे
स्टॅम्प वेंडर ला.नं.7/96
जिल्हाधिकारी बरिसर,
तहसिल कार्यालय, नागपूर
मो.नं. 9601059

ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी मुद्रांक खरेदी केल्यापासुन ६ महिन्यात वापरणे बंधनकारक आहे

02 Feb. 24

NOTA
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16
My Ter
on 02
GOVT.

4. That seventy percent 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 shall be used only for that propose.

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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.

6. That we the Promoter shall get the accounts audited within six months after the end of every financial year by a practicing Charted 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 compliances with the proportion to the percentage of completion of the project.

7. That we the Promoter shall take all the pending approvals on time, from the competent authorities.

8. That we 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 we the Promoter have / has furnished such other documents as have been prescribed by the rule and regulations made under the Act.

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

Shri. Shashikant Mukund Mundle
President

Shri. Shashikant Vasantrao Dalal
Secretary

Verification

The contents of my above Affidavit cum Declaration are true, correct and nothing has been concealed by me therefrom.
Verified by me at Nagpur on this 2nd Day of February, 2024.

Shri. Shashikant Mukund Mundle
President

Shri. Shashikant Vasantrao Dalal
Secretary

NOTARY
Vikal Omprakash Chachra
Nagpur
Maharashtra India
Regn. No.
16125
My Term Expires
on 02-01-2028
GOVT. OF INDIA

Sworn before me on the 02nd
day of FEB 2024 at Nagpur by
Shri/Smt./Ku. As above
R/o Nagpur who has been Identified
by Shri/Smt. ... ...
Advocate, Nagpur

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

02 FEB 2024

NOTARY
VIKAL OMPRAKASH CHACHRA
Nagpur
TAH. DIST.
(M.S.) INDIA
REGD. No.
16125
GOVT. OF INDIA

भारत INDIA 5रु पाँच रुपये FIVE RUPEES NOTARIAL CANCELLED
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