







1. That owners/co-promoters and promoter have a legal title except the loan from Sangli Urban Co-operative bank on the land on which the development of the project is ongoing. 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 the real estate project is 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 owners/promoter from the date registration of project: 30 April 2025
4. (a) For new projects:  
(b) For ongoing project on the date of commencement of the Act.

(1) That seventy percent of the amounts to be realized Hereinafter 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 That the amounts from the separate account shall be withdrawn in accordance with rule 5.
6. That the promoter firm 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 the completion of the project.
7. That the promoter firm shall take all the pending approvals on time, from the competent authorities.
8. That the promoter firm shall inform the Authority regarding all the changes that have occurred in the information furnished under sub section 4 of the act and under rule 3 of these rules, within seven days the said changes occurring.
9. That the promoter firm have/has such other documents as have been prescribed by the rules and regulations made under the ACT.
10. That the promoter firm shall not discriminate against any allottee/s at the time of allotment of any apartment, as the case may be.

Verification:

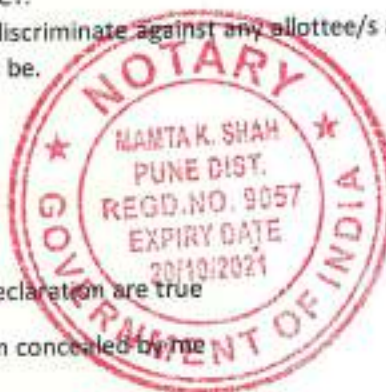
The contents of my above affidavit cum declaration are true

And correct and nothing material has been concealed by me

Therefrom.

Verified by me at Pune on this 27<sup>th</sup> day of September-2021

27 SEP 2021



*[Signature]*  
Deponent

*[Signature]*  
Deponent

BEFORE ME

*[Signature]*

MAMTA K. SHAH  
NOTARY  
GOVT. OF INDIA  
PUNE DISTRICT

NOTED AND REGISTERED

AT SR. NO ... 2490/2021

DATE

27 SEP 2021



