



महाराष्ट्र MAHARASHTRA

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YH 761769

ONLY FOR AFFIDAVIT (Article-4)

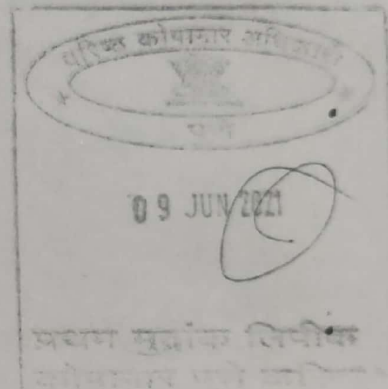
Page Serial No. 6521 Date 16 JUN 2021 Rs. 100/-

Stamp Purchaser's Name S K Associates

Place of Purchase Indore, Madhya Pradesh

Residence of Stamp Purchaser Sham Bhantri

Stamp Purchaser's Sign - [Signature]



FORM "B"

JAY D. WANWARI, L.No.: 2201067

[See rule 3(6)]

Affidavit cum Declaration

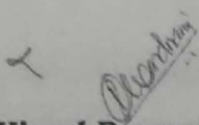
Affidavit cum Declaration of Mr. Vinod Premchand Chandwani, Proprietor of M/s G K Associates, Promoters & Builders of the proposed project.

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

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

Deponent

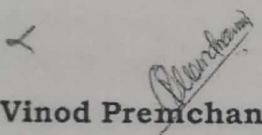


Vinod Premchand Chandwani
G K Associates

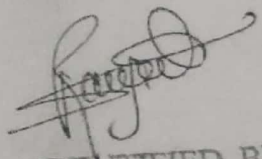
Verification

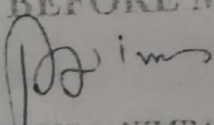
The content of the above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Pune on this 15th day of Jan 2021.

Deponent


Vinod Premchand Chandwani
G K Associates


IDENTIFIED BY
Ranjeet Sah.
Pimple Saudagar
Pune

BEFORE ME

PRADIP A. NIMBALKAR
NOTARY
UNION OF INDIA

05 JUL 2021



I Mr. Vinod Premchand Chandwani, Proprietor of M/s G K Associates , Promoters & Builders and promoter of proposed project at S No 120/2A/2/3, 120/1B/3, 120/2B/2/3, 122/1/2/3/1, CTS NO. 1213(P), 1214(P) & 1215(P), Pimple Saudagar, Pune. Name of Project : Dwarka Heights do hereby solemnly declare, undertake and state as under:

1. That 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 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
3. That the time period within which the project shall be completed by the promoter from the date of registration of project is 15 December 2025. *Pd*
4. [a] For new projects:

That seventy per cent of the amounts realised by the promoter for the real estate project from the allottees, from time to time, shall be deposited in 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 purpose.

5. That the amount from the separate account shall be withdrawn in accordance with Rule 5.
6. That 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 accounts dully 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. That the promoter shall take all pending approvals on time, from the competent authorities.