



महाराष्ट्र MAHARASHTRA

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BV 665685

अनु.क्र. 152180 दि. 16 FEB 2023 मु.मु.रकम रु. 500/-

दस्तावा प्रकार:- Declaration

दस्त नोंदणी करणार आहेत का ? होय/नाही.

मिळकतीचे वर्णन Yellowstone SKY coreptors Ltd

मुद्रांक विकत घेणाऱ्याचे नांव F C Road - Nagpur

पत्ता Rera

दुसऱ्या पक्षकाराचे नांव

हस्ते व्यक्तीचे नांव- Anurag Kulkarni सहाय

  
मुद्रांक विकत घेणाऱ्याची सही

संजय रंजनाथ चौधरी  
परवाना क्र. 22011118  
१८४, कसबा पेठ, पुणे-११.

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



FORM B

DECLARATION SUPPORTED BY AN AFFIDAVIT, WHICH  
SHALL BE SIGNED BY THE PROMOTER OR ANY  
PERSON AUTHORISED BY THE PROMOTER.

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**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. Vineet K Goyal promoter of the proposed  
project / duly authorized by the promoter of the proposed project.

I, Vineet K Goyal promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

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

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. Are as below

- 3) That the project shall be completed within the time period mentioned by me/promoter from the date of registration of project; Proposed Date of Completion 31/12/2028

**4) (a) FOR NEW PROJECTS :**

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.

**4) (b) FOR ONGOING PROJECT ON THE DATE OF COMMENCEMENT OF THE ACT**

(i) That seventy per cent of the amounts to be realised 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.

(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, 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, since the estimated receivable of the project is less than the estimated cost of completion of the project.

- 5) That the amounts from the separate account shall be withdrawn in accordance with Rule 5

- 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 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 utilised 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 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 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.

#### 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 on this day of 09 MAR 2023

DEPONENT



BEFORE ME



MANGALA N. WAKHARE  
ADVOCATE & NOTARY  
GOVERNMENT OF INDIA

Deponent

NOTED & REGISTERED  
AT SR. NO. 418/2023  
DATE: 09 MAR 2023

09 MAR 2023

