



महाराष्ट्र MAHARASHTRA

2017

SG 014526

25 JUL 2017

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अनुक्र. दि. मुद्रांकन-१००/-

वस्तु का प्रकार प्रतिज्ञापत्र

परत नोंदणी यापत्ता का केंद्र का? होय/नाही

मिळवतीचे स्थिति

मुद्रांकन विभाग केन्द्र का? होय/नाही

पत्ता लोहगाव छी पुणे जिल्हा

मुद्रांकन विभाग का? होय/नाही

वस्तु का प्रकार वस्तु का प्रकार

शेड्युल पेज

श्री विक्रमजी रामदास जाधव

पत्ता नं. २२, लोहगाव

पुणे-४११००४



FORM 'B'
[Sec rule 3(6)]

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of M/S. SHREE INFRACON through its Partners.



1. MR. ILESHKUMAR CHANDUBHAI PATEL

Age: About 33 years, Occupation: Business
R/at: Flat No. 702, Umiya Society, Plot NO. 77/1/A
Sector - 10, Bhosari, Pune - 411026

2. MR. RAHULKUMAR SHANTILAL PATEL

Age: About 33 years, Occupation: Business
R/at: Flat No. 601, Bhondve Tower, Plot NO. 104/93
Sector - 06, Moshi, Pune - 412 105



i.e. co-promoter of the proposed project i.e. **SHREENIDHI**, at
Survey No. 285 Hissa No. 02, Lohegaon, Pune.

We, **MR. ILESHKUMAR CHANDUBHAI PATEL**
and others, Partners of **M/S. SHREE INFRACON**, co-promoter of
the proposed project do hereby solemnly declare, undertake and
state as under:

1. That **M/S. SHREE INFRACON** 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.

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 under-

Sr. No.	Case No	Status	Court
1.	Regular Civil Suit No. 1783/2008 Mr. Sahebrao Jaywant Nimbalkar V/s Mr. Mahesh Tejraj Rathi and others	Disposed	Hon'ble Civil Judge Senior Division, Pune
2.	Special Civil Suit No. 818/2015 Mr. Bhaginath Kundalik Funde and Kantilala Bhimasi Kariya V/s M/s. Shree Infracon and others	Pending (there are no adverse interim orders therein)	Hon'ble Civil Judge Senior Division, Pune

3. That the time period within which the project shall be
completed by me/ promoter from the date of registration is
.....

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.

(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.

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, 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 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 the promoter shall take all the pending approvals on time, from the competent authorities.
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.



gosh. Patel.

MR. ILESHKUMAR CHANDUBHAI PATEL

Rahul Patel

MR. RAHULKUMAR SHANTILAL PATEL

(Partners of M/S. SHREE INFRACON)

Deponent



VERIFICATION

The contents of the above Affidavit cum Declaration are true and correct and nothing material has been concealed by us there from.

Verified by me at Pune on this __ day of July 2017.



gosh. Patel.

MR. ILESHKUMAR CHANDUBHAI PATEL

Rahul Patel

MR. RAHULKUMAR SHANTILAL PATEL

(Partners of M/S. SHREE INFRACON)

Deponent



BEFORE ME

SUNIL PANDURANG KAD
ADVOCATE & NOTARY
GOVT. OF INDIA
Thergaon, Chinchwad,
Pune - 411 033

28 JUL 2017

Noted & Registered
Serial Number

92
2017