



महाराष्ट्र MAHARASHTRA

ज्या कारणासाठी कानिफनाथ खरेदी केला त्यांनी त्याच कारणासाठी
पुढाक खरेदी केल्यापासुन ६ महिन्यात वापरणे बंधनकारक आहे
नवत प्रतिज्ञापत्रासाठी

UP 367084

अ.क. १६०७६ दि. ०९.०३.२०१९ मु.शु.रकम. १००/-

पुढाक विकत घेणाऱ्याचे नांव कानिफनाथ खरेदी
पत्ता स.ब. ३६/८ हडपसर पुणे-६०
हस्तोचे नांव व सही अजय बोखरे

सो. जयवी अशोक तावरे
पुढाक विकत घेणाऱ्याची सही वी-३ गेप न. २२, अमर बलसिक सहा. हडपसर पुणे-६०
नासकिय कार्यान्वासमोर/न्यायालयारामोर प्रतिज्ञापत्र सादर करण्यासाठी
नासकिय कार्यान्वासी प्रादेशिकता गादी (नासकिय आदेश दि १/५/२००४ बलम)



FORM 'B'

Affidavit cum Declaration

Affidavit cum Declaration of M/s.Kanifnath reality a partnership firm registered under the Indian Partnership Act 1932, having its office at office no 203,204 Undri city center near Bishop school, Undri tal:-Haveli Dist:-Pune -411060 through its partners

a) **Mr.Pradip parmeshwar pathare,**

Age: 33 Years Occupation:-Business

b) **Mrs.Kirti Pradip Pathare**

Age: 30 Years Occupation:-Business

c) **Mr.Prashant Shankarrao Hakke**

Age: 40 Years Occupation:-Business

d) **Mr.Hemant Shankarrao Hakke**

Age: 44 Years Occupation:-Business

e) **Mr.Sanjay Shankarrao Hakke**

Age: 48 Years Occupation:-Business



Promoter of the proposed project namely "**Archana Paradise**", situated at survey No.39/9 NIBM annex, Mouje Mohammadwadi, Taluka Haveli District.Pune-411060, do hereby solemnly declare, undertake and state as under:

1. That I / promoter have / has a legal title report to the land on which the development of the project is 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 .
2. That the project land is free from all encumbrances.
3. That the time period within which of the project building "B" shall be completed by me/promoter from the date of registration of project; **31st Dec 2022.**
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.

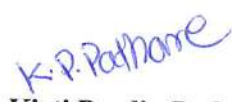
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5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5.
 6. That I / the promoter shall get the accounts audited within six months after the end of every financial year by a practicing Chartered Accountant, and shall 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 utilized 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 us at **Pune** on this _____ day of _____ 2019


a) Mr. Pradip Parmeshwar Pathare,


b) Mrs. Kirti Pradip Pathare


c) Mr. Prashant Shankarrao Hakke


d) Mr. Hemant Shankarrao Hakke


e) Mr. Sanjay Shankarrao Hakke

Deponents

NOTED AND REGISTERED AT
SR. NO. 1653/19

BEFORE ME

SAEED A. B. SHAIKH
NOTARY GOVT. OF INDIA
MAHARASHTRA



4 APR 2019

