



महाराष्ट्र MAHARASHTRA

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GOVT. OF

BM 009086

प्रधान मुद्रांक कार्यालय, मुंबई  
प.सू. वि.क. ८००००२३  
24 MAY 2022  
सक्षम अधिकारी

श्रीम. एल. एस. सांगळे

FORM B - DECLARATION CUM AFFIDAVIT

16 JUN 2022

1. MR. GAJANAN CHARU MHATRE, currently residing at Shree Malang Road, Near Rice Mill, Post Bhal Gaon, Post Dwarli, Tal. Ambarnath, Dist. Thane, 421501 "Promoters" of the proposed project/duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. I say that the Promoters have a legal title to the land on which the development of the proposed project is to be carried out and a legally valid authentication of title of the land alongwith an authenticated copy of the agreement is enclosed herewith.
2. The details of encumbrances including dues and litigations, details of any rights, title, interest or name of any party in or over such land, alongwith the details are enclosed herewith.
3. That the time period within which the project shall be completed by the Promoter is 31<sup>st</sup> December 2026.



31 MAY 2022

31 MAY 2022

008

जोडपत्र-9 Annexure

फक्त प्रतिज्ञापनासाठी Only for Affidavit

SILAS BENJAMIN  
B.A., LL.B.

मुद्रांक विकत घेणाऱ्याचे नाव

ADVOCATE HIGH COURT  
23, Esa Ali Palace,  
Dr. Ambedkar Road,  
Byculla, Mumbai - 400 027.

मुद्रांक विकत घेणाऱ्याचे रहिवाशी पत्ता

Reg. No.: MH-5225-2008

मुद्रांक विक्रीबाबतची नोंद वही अनु. क्रमांक

तर्फे गजानन चक्र म्होत्रे

मुद्रांक विकत घेणाऱ्याची सही

परवानाधारक मुद्रांक विक्रीबाबतची सही

परवाना क्रमांक : 60000023

मुद्रांक विक्रीचे नाव/पत्ता : माझगांव कोर्ट बार् असोसिएशन

माझगांव न्यायालय, (सध्या स्थिती रिटी रिटिंग व सेशन कोर्ट ह्या परिसरात)  
माझगांव, शिवडी, मुंबई - 400 090.

शासकीय कार्यालय/न्यायालयासमोर प्रतिज्ञापन सादर करणेसाठी मुद्रांक  
कागदाची आवश्यकता नाही. (शासन आदेश दि. 09/08/2008) नुसार

ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केले त्यांनी त्याच कारणासाठी मुद्रांक खरेदी  
केल्यापासून 6 महिन्यात घापरणे बंधनकारक आहे.



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That seventy per cent of the amounts realized by the 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.

That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the Project.

6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.
7. That Promoter shall get the accounts audited within 6 (six) months after the end of every financial year by a Chartered Accountant in practice and shall produce a statement of accounts duly certified and signed by such 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.
8. That Promoter shall take all the pending approvals on time, from the competent authorities.
9. That Promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Real Estate (Regulation and Development) Act, 2016 Act.
10. That Promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

**Verification**

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom. **16 JUN 2022**

Verified by me at Mumbai on this \_\_\_\_\_ day of \_\_\_\_\_ 2022.

**Verification**

NOTARY

**BEFORE ME**

**J.V.KALE**  
**NOTARY GOVT. OF INDIA**  
**AREA - THANE**  
**REG. NO. 16350**  
**MOB.: 9819122549**

**NOTARY REG. NO. 16350**  
**SR NO. 2192 DT. 16 JUN 2022**  
**REG NO. 4**

**16 JUN 2022**