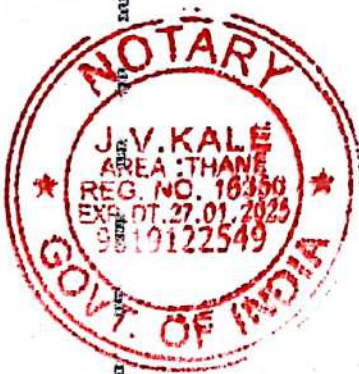




प्रधान मुद्रांक कार्यालय, मुंबई
प.म. वि.क्र. ८००००२३
24 MAY 2022
सक्षम अधिकारी L

श्रीम. एल. एस. सांगळे

FORM B - DECLARATION CUM AFFIDAVIT

16 JUN 2022

1. MR. NAVIN BHIWA MHATRE, currently residing at Bhiva Niwas, Chinchpada Gaon, Near Krishna Complex, Chinchpada, Katemanivali, Taluka Ambernath, 421306 "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 31st December 2026.

008

31 MAY 2022

31 MAY 2022

जोडपत्र-१ Annexure-1

फक्त प्रतिज्ञापत्रासाठी Only for Affidavit

SILAS BENJAMIN
B.A., LL.B.
ADVOCATE HIGH COURT



000355

मुद्रांक विकत घेणाऱ्याचे नाव

मुद्रांक विकत घेणाऱ्याचे रहिवासी पत्ता

मुद्रांक दिक्कित्याची नोंद वही अनु. क्रमांक

23, Esa Ali Palace,
Dr. Ambedkar Road,
Byculla, Mumbai - 400 027.
Reg. No. AH-5225-2008

तर्फे. नवीन निवा. मध्ये.

मुद्रांक विकत घेणाऱ्याची सही

परवानाधारक मुद्रांक विक्रित्याची सही

परवाना क्रमांक : ८००००२३

मुद्रांक विक्रीचे नाव/पत्ता : माझगांव कोर्ट बार असोशिएशन

माझगांव मध्यवर्ती न्यायालय, (सध्या स्थिती सिटी सिटील व रोशन कोर्ट ह्या वरिस्सरात)

माझगांव, सिटी, मुंबई - ४०० ०१०

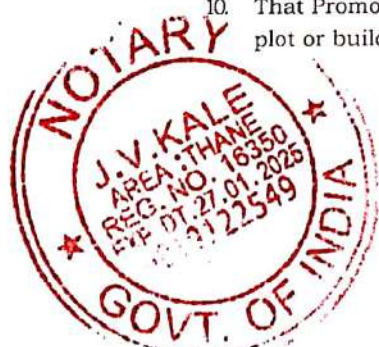
राज्यीय वकीलसंघावर/न्यायालयासमोर प्रतिज्ञापत्र सादर करणेसाठी मुद्रांक

कागदाची आवश्यकता नाही (प्राप्त आदेश दि. ०१/०७/२००४) नुसार

ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केले त्यांनी त्याच कारणासाठी मुद्रांक खरेदी

केल्यापारुन ६ महिन्यात वापरणे बंधनकारक आहे.

4. 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.
5. 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.




Deponent
MR. NAVIN BHIWA MHATRE



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 Mumbai on this 16 JUN 2022 day of _____ 2022.

Verification

NOTARY

Deponent
MR. NAVIN BHIWA MHATRE


BEFORE ME

BEFORE ME

J.V. KALE
NOTARY GOVT. OF INDIA
AREA - THANE
REG. NO. 16350
MOB.: 9819122543

16 JUN 2022

NOTARY REG. NO. 16350
SR NO. 2191 DT 16 JUN 2022
REG NO. 4

