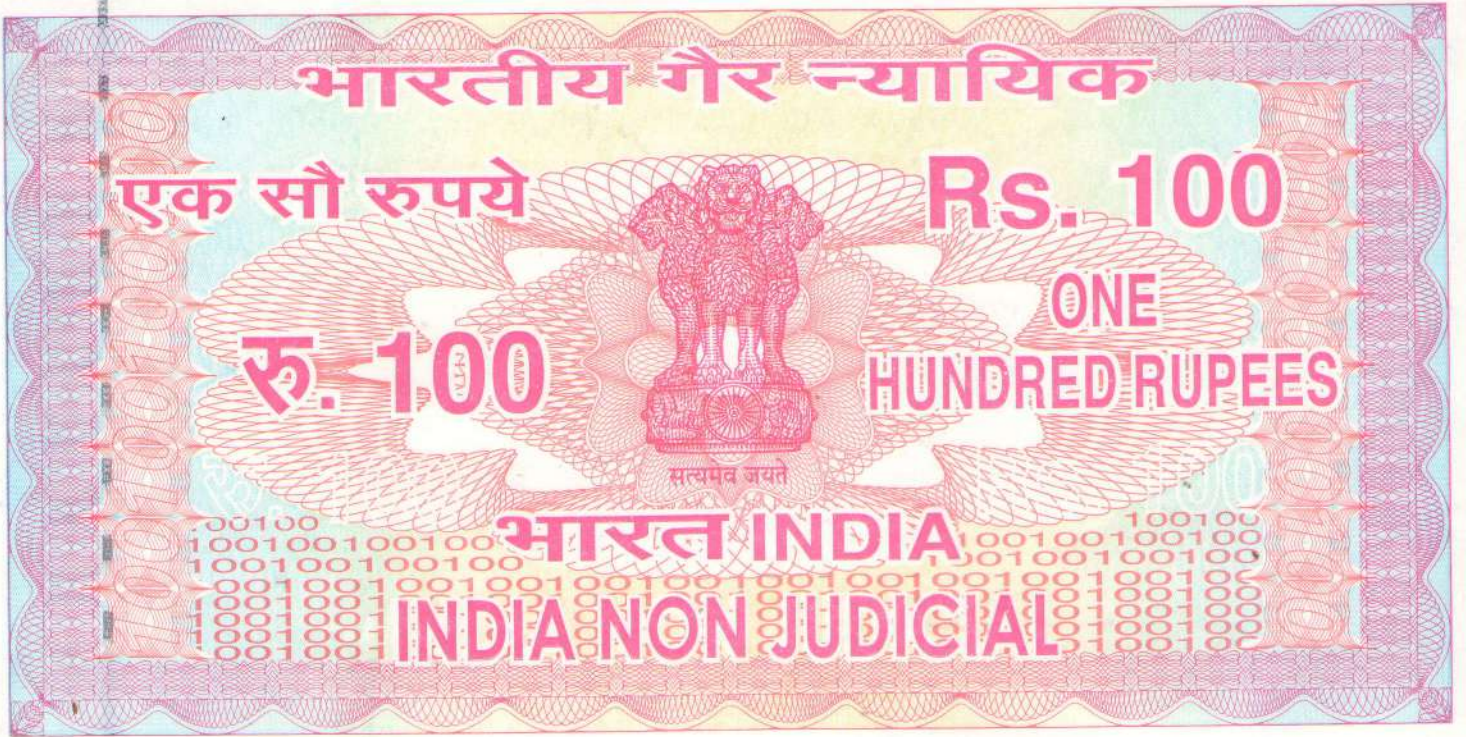




महाराष्ट्र MAHARASHTRA

2017

SH 484720

28580 27 JUL 2017

श. स्वकम्
 दस्ताचा प्रकार Affidavit (Besa)
 वास्तव नोंदणी करणार आहेत का ? होय/नाही
 मिल्कतीचे वर्णन
 मुद्रांक विकत घेणाऱ्याचे नांव Elygian Realty
 पत्ता Tanji Nagar Chinchwad Pune-33
 दुसऱ्या पक्षकाराचे नांव
 हस्ते व्यक्तीचे नाव व पत्ता Chandrakant Pote, Gulte Keti
 नितीन एन. गांधी (परवाना नं. 2209048)
 शाप नं. 28, केदार एम्पायर,
 कर्वेरोड, पुणे-4 फोन-24463444
 मुद्रांक विकत घेणाऱ्याचे



26 JUL 2017

प्रथम मुद्रांक लिपीक
 कोषागार पुणे कार्यालय

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

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMETER
 OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

1 x 1/2 मंचा 21002 रस्त



11. R. Tinas

4 x 20000 रु 1221

5 x Gungade

6 x Rohidas

Affidavit cum Declaration of 1) Mr. Ramchandra Shankar Taras, 2) Mrs. Sitabai Ramchandra Taras, 3) Mr. Uttam Ramchandra Taras, 4) Smt. Rupali Dasharath Taras. 5) Mr. Ganpat Mahadev Gavade. 6) Mr. Rohidas Shamrao Taras, Co-Promoter of the proposed project, vide it's/his's/theirs's authorization.

We, 1) Mr. Ramchandra Shankar Taras, 2) Mrs. Sitabai Ramchandra Taras, 3) Mr. Uttam Ramchandra Taras, 4) Smt. Rupali Dasharath Taras. 5) Mr. Ganpat Mahadev Gavade. 6) Mr. Rohidas Shamrao Taras, Co-Promoter of the proposed project Eden Spaces, Kiwale, Pune., duly authorized state at under:

1. That I/promoter has a legal title Report to the land on which the development of the project is proposed
- AND
2. 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
3. That the project land is free from all encumbrances. There are no litigations pending before any Court of law with respect to the project land or project.
4. That the time period within which the project shall be completed by me/promoter from the date of registration of 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5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 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 infer 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.

x 21/11/21 2021 11/11

x [Signature]

x 11/11/21

x 21/11/21 2021 11/11

x Gavade

x Rohidas

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 Pune on this 27th day of July 2017

x 21 July 2017 21 July 2017 Deponent
Mr. Ramchandra Shankar Taras

x [Signature] Deponent
Mrs. Sitabai Ramchandra Taras

x U.R. Taras Deponent
Mr. Uttam Ramchandra Taras

x रुपाली दशरथ तारस Deponent
Smt. Rupali Dasharath Taras

x Ganpat Deponent
Mr. Ganpat Mahadev Gavade

I identified the party x Rohidas Deponent
Mr. Rohidas Shamrao Taras

x [Signature] Chandrakant Pote
972633083340

ATTESTED
[Signature]

VANITA VISHNU BHINDE
NOTARY GOVT OF INDIA
PUNE DISTRICT (MAHARASHTRA)
PSS. NO. 14476
EXP. 27/12/2021



NOTED AND REGISTERED AT
SERIAL NUMBER. 1111/2017
DATE. 29 JUL 2017