

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

ONE HUNDRED RUPEES

रु. 100

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

WT 684130



سید علی

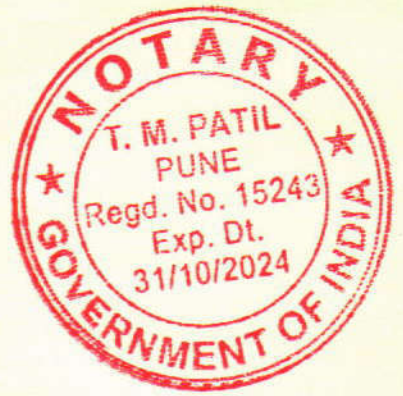
FORM "B"

Affidavit cum Declaration

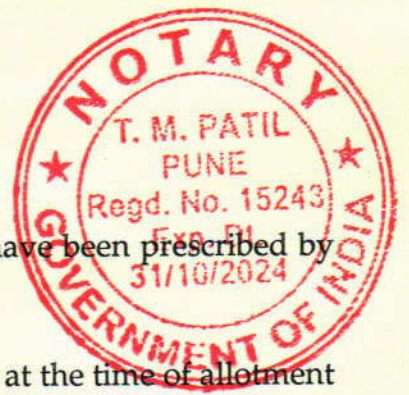
I, Mr. Ravi Ghanshyam Sukhwani, Age- 32 Years, Occupation- Business, Authorised signatory and Partner of Growisa Advisors, a Firm registered under the provisions of the Indian Partnership Act, 1932, having registered office at – Montreal Business Center, Office no. 701, 702, Tower 2, Pallod Farms, Baner, Pune 411045, Promoter of the proposed Project "Yashwin SukhNiwas " located at S. No. 42/1 (P) & 43/8/B(P) at village Maan, Taluka Mulshi, District Pune on Project Land admeasuring 7264 sq. mtr. out of total amalgamated layout for Land admeasuring 10192.5 sq. mtr, do hereby solemnly declare, undertake and state-

- 1) That the Promoter has a legal title for development of the land on which the development of the Project is proposed.
- 2) That the Project land is free from all encumbrances.
- 3) That the Project shall be completed by June 30, 2024.
- 4) That, seventy percent of the amounts to be realised hereinafter by Promoter for the real estate Project from the allottees, from time to time, shall be deposited in separate account to be maintained in 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- 5) That the amounts from the separate account shall be withdrawn in accordance with Rule 5.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 practicing chartered accountant, and it shall be verified during audit that 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 changes occurring.

[Handwritten Signature]



- 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.



M/s. Growisa Advisors through Authorised Signatory and Partner



Mr. Ravi Ghanshyam Sukhwani,

Deponent

Verification

The contents of our above Affidavit cum Declaration are true and correct and nothing material has been concealed by us therefrom.

Verified by us at Pune on this 1st day of August, 2020.

M/s. Growisa Advisors through Authorised Signatory and Partner



Mr. Ravi Ghanshyam Sukhwani,

Deponent



BEFORE ME

T. M. PATIL
ADVOCATE & NOTARY
NOTARY GOVT. OF INDIA
Regd. No. 15243
Exp. Dt. 31/10/2024

Noted and Registered
at Sr.No. G 1377/2020
Date: 31 JUL 2020
Exp. Dt.
31/10/2024

