



महाराष्ट्र MAHARASHTRA

उया कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच दमनासाठी

मुद्रांक खरेदी वेळी 2019 मधील बायरो वीधनकारक आहे.

WS 561913

फक्त श्रातज्ञापनासाठी

म.क. 777२२ दि. १/३/२०२० म.शु. रकम. १०००

मुद्रांक विकत घेणाऱ्याचे नांव लक्ष्मी

पत्त ११२२० हौसदार डी २०

वस्तेचे नांव हौसदार डी २०

(Signature)

(Signature)

महिला रजिस्ट्रार जाधव

मुद्रांक विकत घेणाऱ्याची पत्नी महाराष्ट्र कायदा, पिनको मुख्य, पुणे - २७
किंवा कार्यान्वयनात महाराष्ट्र कायदा, पिनको मुख्य, पुणे - २७
कारणासाठी आदेशाचा आदेश आहे (भारत जादेश दि. १/७/२००४ नुसार)



17 FEB 2020

महाराष्ट्र मुद्रांक विभाग
मुद्रांक विभाग पुणे करिता

Affidavit cum Declaration

We, M/s Lakshadeep Developers through its director Mr. Chandrakant Kate registered office S.No -175/3 Pimple Saudagar, Haveli, Pune 411027. promoters of the proposed project/duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 5th March 2020.

I, M/s Lakshadeep Developers through its director Mr. Chandrakant Kate registered office S.No -175/3 Pimple Saudagar, Haveli, Pune 411027..promoters of the proposed project / duly Authorized by the promoter of the proposed project "Coconest" do hereby solemnly declare undertake and state as under:

1. That has a legal title Report to the land on which the development of the is proposed project Is to be carried out

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

2. That the project land is free from all encumbrances and details of litigation is enclosed herewith.

That the time period within which the project shall be completed by promoter from the date of registration of project is **30th December 2026**.

3. (a) For new project:

That seventy percent of the amounts to be realized hereinafter by me/promoter for the real Estate project from the allottees, from 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.

4. That the amounts from the separate account shall be withdrawn in accordance with Rule 5
5. 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 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.
6. That the promoter shall take all the pending approvals on time, from the competent authorities.
7. That 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.
8. That the promoter has furnished such other documents as have been prescribed by the rules, and regulations made under the Act.
9. That the promoter shall not discriminate against any allottees at the time of allotment of any apartment, plot or building.

I Know The Executant

[Signature]

[Signature] Deponent
Mr. Chandrakant Kate

For *Lakshadeep Developers*

Verification

Proprietor

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 5th March 2020,

BEFORE ME
[Signature]

[Signature] Deponent

