



महाराष्ट्र MAHARASHTRA

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VP 814488

शुद्धताचा दिनांक 24 DEC 2019
कोषागाराचे गांव-पनवेल,
ज. रायगड.

उप कोषागार अधिकारी
पनवेल - रायगड



FORM 'B'
Affidavit cum Declaration

Affidavit cum Declaration of **Mr. Nandgopal Kolarao**, partner of **M/s Siddhivinayak Associates (Promoter)**, duly authorized by the promoter of the proposed project "**Orchid Enclave**" at Survey No. 78/3 & 79/1, Village-Taloje Majkur, Tal-Panvel, Dist-Raigad, vide its authorization dated 30th December 2019.

I, **Nandgopal Kolarao**, duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That promoter has a legal title Report to the land on which the development of the project is proposed;
AND
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.

जोडपत्र - १ / फक्त प्रतिज्ञापत्रासाठी

9006C

30 DEC 2019

मुद्रांक विक्री नोंदणी

मुद्रांक विकत घेणा-याचे नाव सिद्धी विद्यालय असोसिएट

रविवासी पत्ता

ठा १२६२

मुद्रांक शुल्क प्रकल्प

१००/-

हस्ता

अमित लाभदेव

सही:

मुद्रांक विकत घेणा-याचे पत्ता व विविध विवरणे

पत्ता नं. १२६२/२००३

ए. १ / ३० नोव्हेंबर १९९२ रोजी

शेखर

शेखर

मो. ९८८८८८८८

मुद्रांक विकत घेणा-याचे नाव सिद्धी विद्यालय असोसिएट
मुद्रांक विकत घेणा-याचे पत्ता व विविध विवरणे



2. That to the best of my knowledge and belief, the said land is free from all encumbrances.
3. The promoter undertakes to complete the project on or before 31st December 2025.
4. For ongoing project on the date of commencement of the Act
 - i. That seventy per cent 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 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.
6. That 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
7. That promoter shall take all the pending approvals on time, from the competent authorities.
8. That 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 said changes occurring.
9. That promoter has furnished such other documents as have been prescribed by the rules and regulations made under the 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.


(SIGNATURE)
Deponent

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 _____ on this _____ day of **30 DEC 2019**

