



महाराष्ट्र MAHARASHTRA

2019

WC 660530

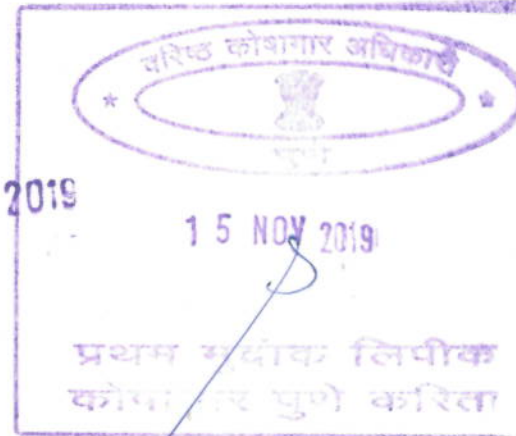
बंधपत्र/प्रतिज्ञापत्र/बैंक. कामी
मुद्रांकाचा वापर
जे. एन. गांधी ४८५, सेंटर स्टीड, पुणे-१.
र. नं. २०७९४
नांव
पत्ता
हस्ताक्षर
ला. नं. २२०११२७



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स्तेन देडर



सदर स्टॅम्प पेपर वर लिखित
अॅण्ड लायसन्स, कारगामा, MOU
गाडी खरेदी दिती, समंती पत्र केज्याय.
हस्ते ब्यवहारी जबाबदार सहणकर



FORM 'B'

Affidavit cum Declaration

Affidavit cum Declaration of M/s Parasmani Constructions Pvt Ltd promoter of the proposed project Parasmani - B

Jan 14

FORM 'B'

Affidavit cum Declaration

We, **M/s Parasmani Constructions Pvt Ltd**, promoter of the proposed project **Parasmani - B**, vide their authorization dated 30 Nov 2019, do hereby solemnly declare, undertake and state as under:

1. That the promoter has a legal title Report to the land on which the development of the project is proposed
2. That except for the Mortgage deed dated 21/09/2018, which is registered in the office of Joint Sub-Registrar at Haveli No.11 bearing Sr. No. 13746/2018 executed by Parasmani Constructions Private Limited in favour of Piramal Trusteeship Services Private Limited for creating a charge/ mortgage on the owned property which is a residential project being developed at Vidyavihar (E), Mumbai, spread over land area of 1.16 acres, having carpet area of 55.037 Sq.ft as mentioned in the registered mortgage deed. There are no other encumbrances/charges on the project land.
3. That the time period within which the project shall be completed by promoter from the date of registration of project is 3 years 6 Months (20 May 2023)
4. (a) For new projects :
That seventy per cent of the amounts realized by me/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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.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 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 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 said changes occurring.
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 allottees at the time of allotment of any apartment, plot or building, as the case may be.

M/s Parasmani Constructions Pvt Ltd



Mr. Kewalkumar Jain
Deponent

Verification

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

Verified by us at Pune on this 30th day of Nov, 2019.



M/s Parasmani Constructions Pvt Ltd

Jain

Mr. Kewalkumar Jain
Deponent

BEFORE ME

Sangita S. Dhangekar

SANGITA S. DHANGEKAR (YERNALE)
NOTARY, GOVT. OF INDIA
PUNE

Noted And Registered

At. Sr. No. 518/2019

Date: 30/11/2019