



महाराष्ट्र MAHARASHTRA

2018

UK 110813

ONLY FOR AFFIDAVIT (Article-4)

Reg. Serial No. SD002 Date 14 JAN 2019 Rs. 100/-
Stamp Purchaser's Name M/s. Ace Almighty
Place of Residence Tathawade, Pune-411033
Through Name Amit Pimprikar
Stamp Purchaser's Sign Amit



Sign. : JAY D. WANWARI, Lic.No.: 2201067
(Stamp Vendor) Vishakha Xerox Copiers, Pimpri, Pune-411 017

FORM 'B'
Affidavit cum Declaration

I, Mr. Anup Parmanand Jhamtani Age - 34 years, Occupation- Business, designated Authorized Member of M/s. ACE ALMIGHTY, having registered Office. Jhamtani House, Sr. No.17/2, Opp. D Prabhag PCMC building, Rahatani Pune-411017, promoter of the proposed project "ACE ALMIGHTY GAMMA TOWER" located at Survey No. 86/6 & 86/7, Behind Indira College, Off. (NH-4) Mumbai - Bangalore Highway, Village Tathawade, Taluka Mulshi, Dist. Pune - 411033, 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 the project land is free from all encumbrances.

3. That the project shall be completed within the stipulated time from the date of registration.

4. 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.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 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 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 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 allottee at the time of allotment of any apartment.



Mr. Anup Parmanand Jhamtani
Authorized Member of
M/s. Ace Almighty
Deponent

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

Verified by us at Pune on this 12th day of January 2019.

BEFORE ME
RATAN V. KOYLE
B.A (HONS), LL.B.
ADVOCATE & NOTARY
(GOVT. OF INDIA) PUNE

15 JAN 2019

Mr. Anup Parmanand Jhamtani
Authorized Member of
M/s. Ace Almighty
Deponent

NOTED AND REGISTERED
AT SR. NO. 1587/2019

