



DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL
BE SIGHNED BY THE PROMOTER OR ANY PERSON AUTHORIZED
BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum declaration of Mr. Kishor Narayan Pawar, Proprietor of R. K Enterprises having registered office at H2/507, Asawari CHS, Pokhran Rd No.





- KUSIN



- 2, Lokpuram, Vasant Vihar, Thane 400607, promoter of the proposed project "COSMOS CHS", situated at Tika no. 8 C.S. No. 195/A/2, near Jag Mata mandir Village Kolbad, Thane 400602 do hereby solemnly declare, undertake and states as under:
 - That "COSMOS CO- OP HSG.SOC.LTD", owner of land being S. No. 360A have a legal title to the land on which the development of the project – "COSMOS CHS" is proposed.





महाराष्ट्र MAHARASHTRA शिल्ह्य कोषागार कार्यालय, ठाणे	© 2022 के जोहर के 08AA 185605
2 8 APR 2022	दस्ताना प्रकार
मुद्रांक प्रमुख लिपीक / लिपीक	मुद्रांक विस्तृत रोणा-बाचे नांच - द्रि. IC. En-ley Prises हस्ते अस्ट्रांस त्यांचे नांच, पत्ता व सभी
The model	दसन्य एककाराते गाँव - मुझंक गुरक स्टान्स - 100/500
	पुरांक विकेश कर्ण (विकित व. मांजरेकर). पुरांक विकेश क्षेत्रण कर जोगा होरोंवश/धार्यिम सेंटर
	र्कान में ३६ अवर्थ केंद्र, टलेस्टर ऑफीस जबरह, प्रणे (प.) क्षेत्र १९७ १९११मा सर्वक वर्षा १९२० स ्ट १०

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 said land is free from all encumbrances.
- 3. That the project shall be completed by us on or before 30th June 2025.





ON MAN MAN DE CONTRACTOR OF SAME MAN DE CONT

5 - EVENO





4. That Seventy OR Hundred per cent, as the case may be, of the amounts realised by us 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in accordance with Rule 5.
- 6. That We shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such 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 We shall take all the pending approvals on time, from the competent authorities.
- 8. That We 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 We have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
- 10. That We shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

C. M. Ding.
Thane
(Maharashira)
Regn. No. 16100/2020
Oate of Expiry
92-01-2025
OE

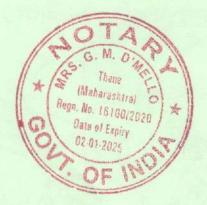
Deponent
KISHOR NARAYAN PAWAR
Authorized Signatory



Verification

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

Verified by me at _____ on this ____ day of ___



Deponent
KISHOR NARAYAN PAWAR
Authorized Signatory

BEFORE ME

Notarial Regn. No. 1244, 2022.

Solmell.

MRS. GOM. D'MELLO B.Com., LL.B.

(GOVT. OF INDIA)

Regn. No:- 16100/2020 C-1/57, B-7, Shreerang CHS Ltd Thane (W) - 400 60. Mobile No. 9820558372

0 3 JUN 2022

