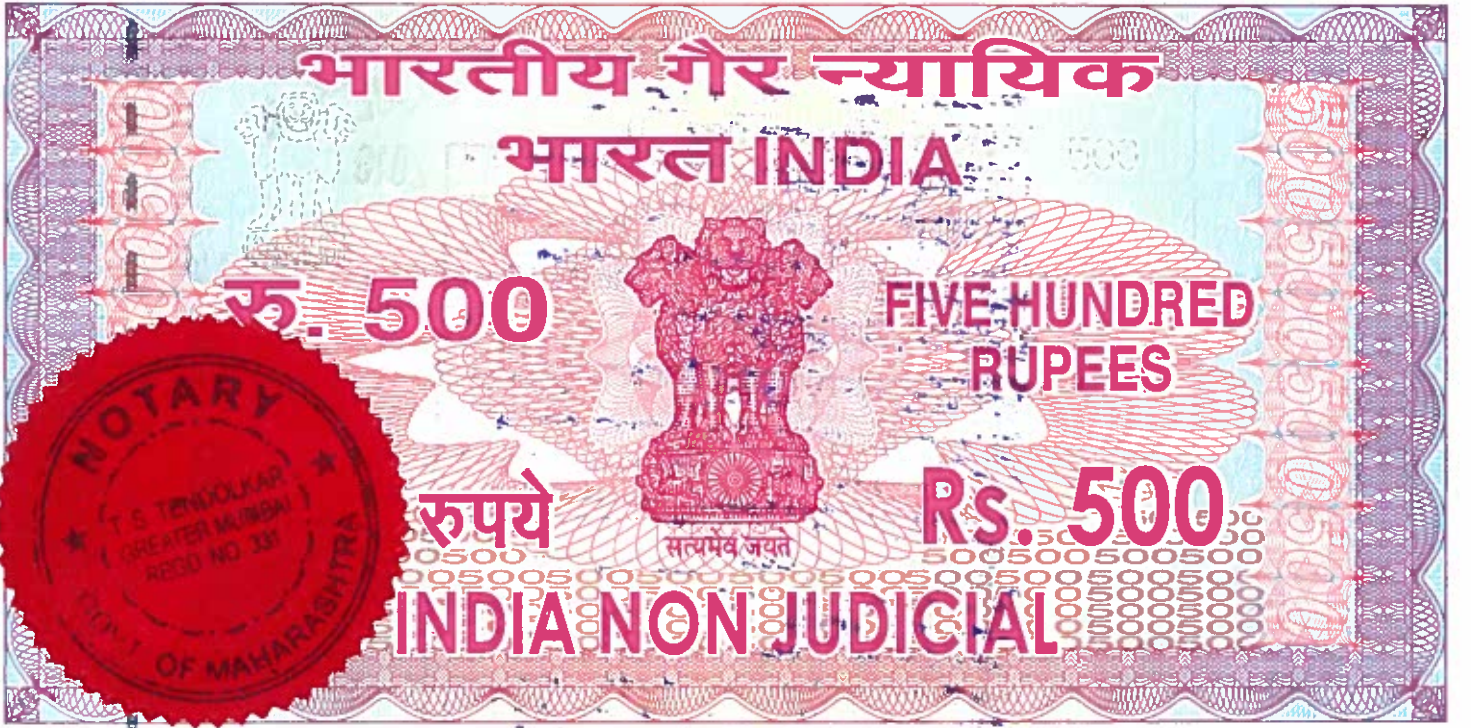
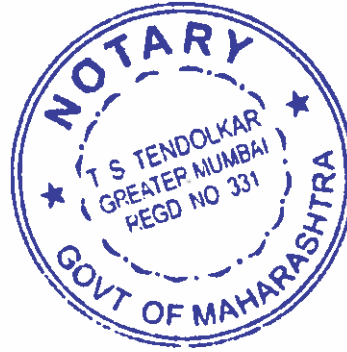




महाराष्ट्र MAHARASHTRA

2018

AL 407517



प्रधान मुद्रांक कार्यालय, मुंबई
प.म.वि.क्र. ८०००००९
24 JUL 2018
सक्षम अधिकारी

श्रीमती. एस. दि. मसुरकर

Form 'B'

[See Rule 3(6)]

Declaration, Supported By An Affidavit, Which Shall Be Signed By
The Promoter Or Any Person Authorized By The Promoter

Affidavit-cum-Declaration

Affidavit-cum-Declaration of Mr. Umesh Nayak, the Authorized Signatory of Golden Age Infrastructure through its Proprietor Golden Age Aashiyaan Pvt. Ltd. Promoter of the proposed project / duly authorized by the Promoter of the proposed project;



जोडपत्र-२/ANNEXURE - II

506

30 JUL 2018

मुद्रांक विक्री नोंद वही अनु. क्रमांक / दिनांक Serial No. / Date	30 JUL 2018
दस्तावेज प्रकार / अनुच्छेद क्रमांक (Nature of Document)	APPENDIX
दस्ता नोंदणी कार्यालय आहेत का ? Whether it is to be Registered	YES/NO
मालकीचे शीटव्याप्त वर्णन (Property Description in brief)	Off Eastern Express Highway, Opp. Slon Cunnabhatti Signal, Slon (East), Mumbai - 400022.
मुद्रांक विक्री घेणाऱ्याचे नाव व सही Stamp (Purchaser's Name & Signature)	
द्वारे अस्तित्वात त्याचे नांव व सही व सही (through other person then Name, Add. & Signature)	
दुसऱ्या पक्षकाराचे नांव (Name of the other Party)	
मुद्रांक शुल्क रक्कम (Stamp Dut, Amount)	
परवानाधारक मुद्रांक विक्रेत्याची सही UYOTI P. DOOA LSV No. 8000009 6, Kondaji Bldg. No. 3, Nr. Tata Hospital, Parel, Mumbai - 400 012.	
ज्या कारणासाठी जमीनी मुद्रांक खरेदी केला त्याची त्याच कारणासाठी मुद्रांक खरेदी केल्यापासून ५ माहिण्यात वापरजे बंधनकारक आहे	



I, **Mr. Umesh Nayak**, the Authorized Signatory of Golden Age Infrastructure through its Proprietor Golden Age Aashiyaan Pvt. Ltd. Promoter of the proposed project / duly authorized by the other Promoters of the proposed project do hereby solemnly declare, undertake and state as under:-

1. That the Omkar Ventures Pvt. Ltd. the Promoter and Omkar Realtors Andheri Projects Pvt. Ltd. (one of the other Promoters) of the proposed project is holding valid title to the land on which the development of the proposed project is to be carried out

And

a legally valid authentication of title of such land is described in Title Certificate.



2. The details of encumbrances have been uploaded separately on MahaRERA website.
3. That the project shall be completed by the Promoter within 5 years from the date of registration of project.
4. For ongoing project on the date of commencement of the Act:-

That seventy per cent of the amounts to be realised hereinafter 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.

(Not applicable to undersigned Promoter herein)

5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5.

(Not applicable to undersigned Promoter herein)

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

A handwritten signature in blue ink, appearing to be 'Umesh Nayak', located at the bottom right of the page.

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 have 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/flat, plot or building, as the case may be.

Mr. Umesh Nayak
Authorized Signatory of
Golden Age Infrastructure
through its Proprietor
Golden Age Aashiyaan Pvt. Ltd.

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 30th day July of 2018.



ATTESTED BY ME

T. S. TENDOLKAR
ADVOCATE & NOTARY PUBLIC
R. No. 52-53, Baria Mansion,
Opp. Crawford Market, 138 L. T. Road,
Mumbai - 400 003.
Tel.: 23429948 / 26437808

Mr. Umesh Nayak
Authorized Signatory of
Golden Age Infrastructure
through its Proprietor
Golden Age Aashiyaan Pvt. Ltd.