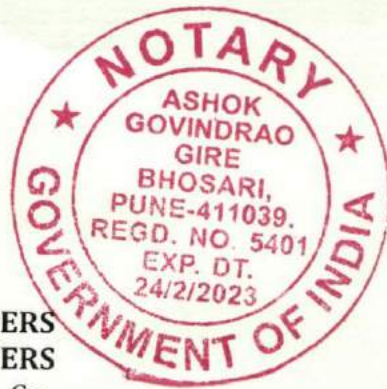




Affidavit cum Declaration of **BRAMHA DEVELOPERS REGISTERED PARTNERSHIP FIRM THROUGH PARTNERS MR.AMOL BABAN NARSALE** who are the Land Owner's / Co-Promoter of the proposed project, vide its/his/their authorization dated: 1-May-2022

I MR.AMOL BABAN NARSALE PARTNER OF BRAMHA DEVELOPERS REGISTERED PARTNERSHIP FIRM of the proposed project do hereby solemnly declare, undertake and state as under:

1. MR.AMOL BABAN NARSALE PARTNER OF BRAMHA DEVELOPERS REGISTERED PARTNERSHIP FIRM have/has a legal title to land on which the development of the proposed project is to be carried out.

2. that the said land is free from all encumbrances.

3. That the time period within which the project shall be completed by me/promoter is from the date of registration of project on or before 31-Dec-2023

4.

(a) For new projects:

That seventy per cent Of the amount released 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.

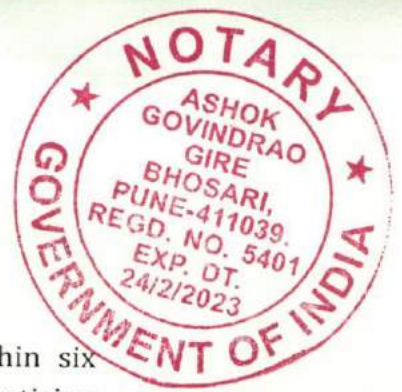
(b) For ongoing project on the date of commencement of the Act.

(i) That seventy per cent of the amounts to be released 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 schedule bank to cover the cost of construction and the land cost and shall be used only for that purpose.

(ii) That entire of the amounts to be released hereinafter by me/promoter for the real estate project from the 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 ,since the estimated receivable of the project is less than the estimated cost of completion of the project.

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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.





6. That I/the promoter shall get account audited within six month after the end of the every financial year by practicing Chartered Accountant and Shall produce a statement of account duly certified and sign by such practicing character Accountant and it shall be verify 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 I/the promoter shall take all the pending approvals on time from the competent authorities.

8. That I/the promoter shall inform the Authority regarding all 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 I/the promoter have /has furnished such other document as have been prescribed by the rules and regulations made under the act.

10. That I/ the promoter shall not discriminate against any allottees at the time of allotment of any apartment, plot or building as the case may be.


Deponent

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 pune on 30 day of May month of 2022.



Sandesh R. Thigale
BA (LL.B) Advocate
Sr. No. 216, Om Sai Park, Opp. Jaideep Park
Society, Alandi Road, Bhosari, Pune-411 039.
Mob:- 9922818521


Deponent



BEFORE ME


ASHOK G. GIRE
Indrayan Nagar, Bhosari, Pune-39
NOTARY GOVT. OF INDIA
REGD. NO. 5401

30 MAY 2022