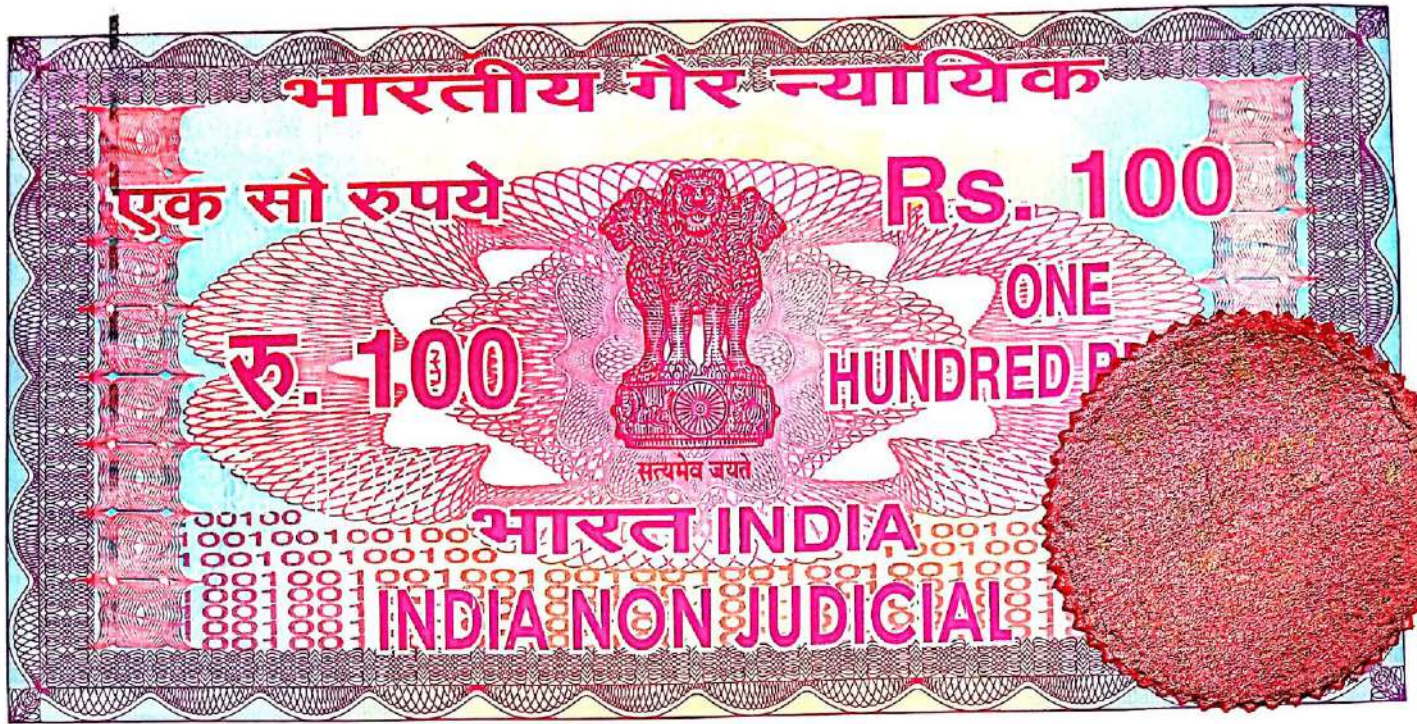
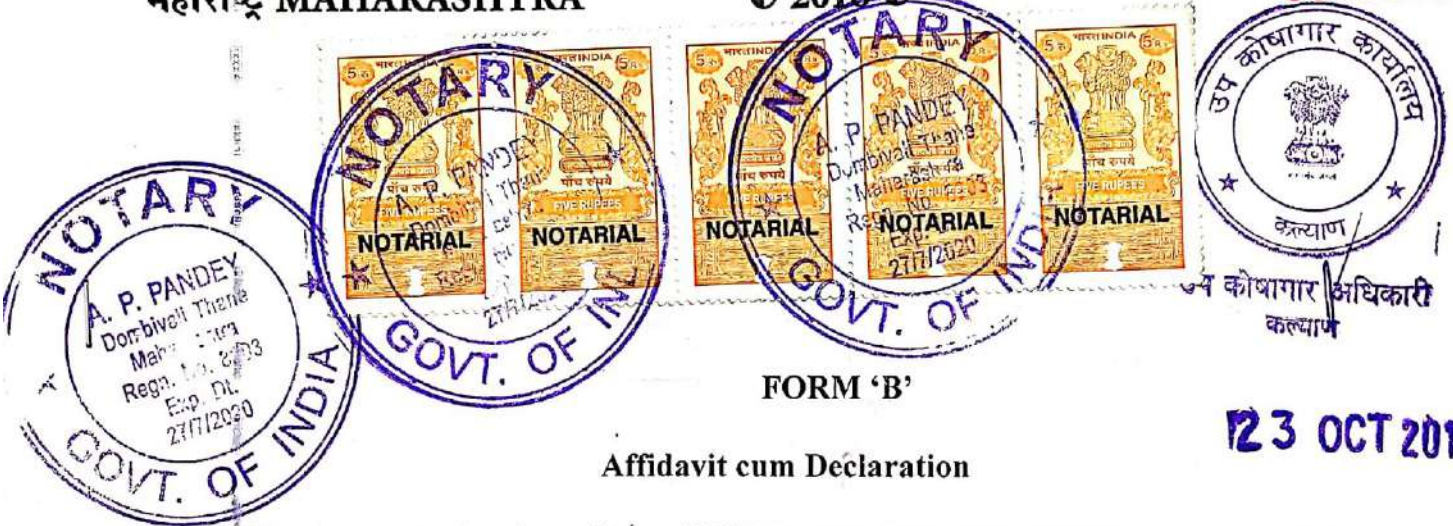




महाराष्ट्र MAHARASHTRA

2018

UC 035562



Affidavit cum Declaration of Mr. ARVIND RAMKISHOR GUPTA, partner of M/S. Unity Builders and Developers, in respect of the proposed project – Dream Home on land plot bearing Survey No. 121/14, situated at Village Dawadi, next to regency Estates co op hsg society, Dombivli Taluka – Kalyan District – Thane.

I, Mr. ARVIND RAMKISHOR GUPTA, partner of M/S. Unity Builders and Developers, promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That, I, partner of M/S. Unity Builders and Developers, promoter, have a legal title Report of the land on which the development of the project is being carried out and 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 project land is free from all encumbrances.

3. That, we will complete the entire project on or before 31/12/2024.

4. That seventy per cent of the amounts to be realised herein after 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 That the amounts from the separate bank account shall be withdrawn in accordance with Rule 5.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 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 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.

For M/S. UNITY BUILDERS AND DEVELOPERS

(X)

[Signature]

ARVIND RAMKISHOR GUPTA - 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 on 5th day of December, 2018

For M/S. UNITY BUILDERS AND DEVELOPERS

(X)

[Signature]

ARVIND RAMKISHOR GUPTA - Deponent

BEFORE ME

A. P. PANDEY
NOTARY
Maharashtra

Register SR. NO	451	13-12- 2018
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13 DEC 2018

