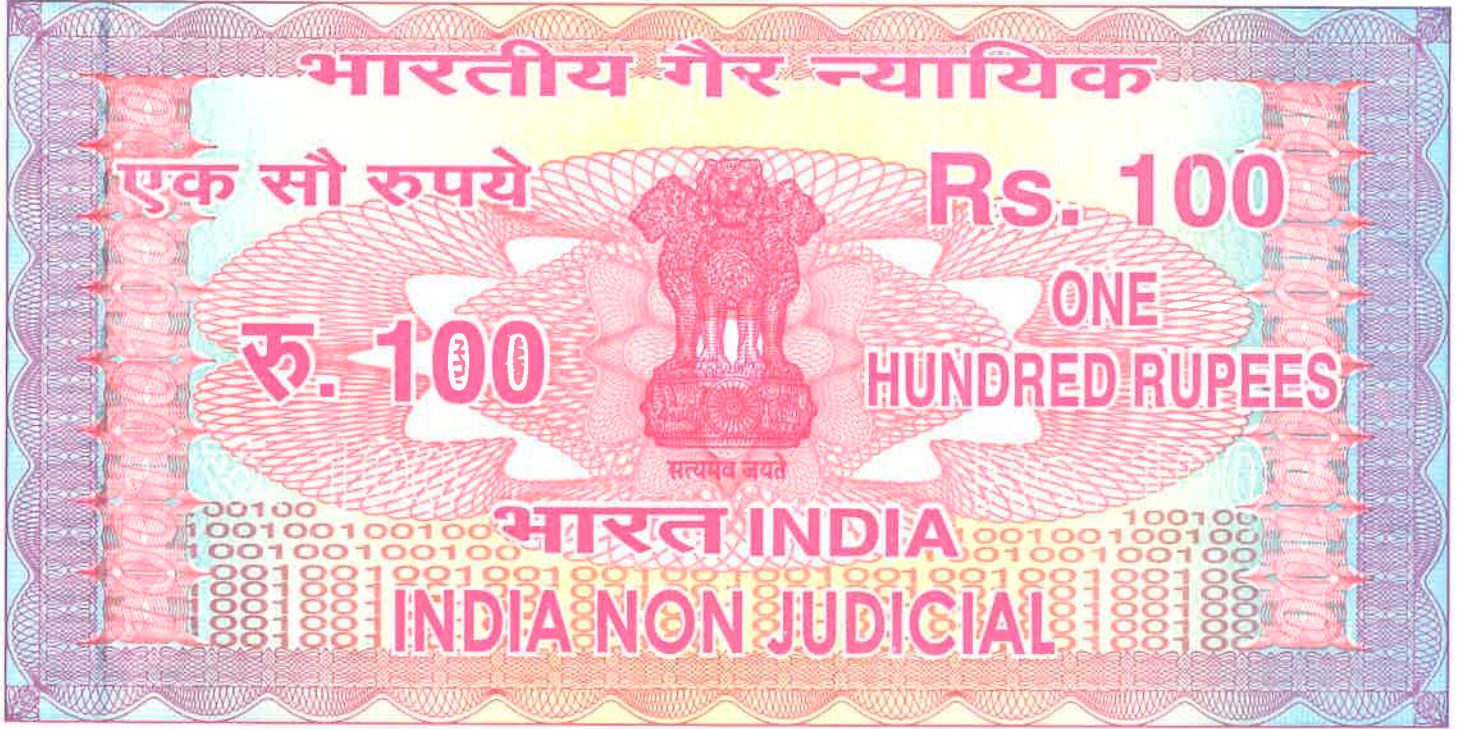


7591022



महाराष्ट्र MAHARASHTRA

2022

09AA 898845

फक्त प्रतिज्ञापत्रासाठी
अनु.क्र. 1220 दि. 6 JUN 2022 मु.श.रकम. 100
मुद्रांक विकत घेणाऱ्याचे नाव श्री. डी. देवरा
पत्ता श्री. डी. देवरा, श्री. डी. देवरा, श्री. डी. देवरा
इस्तचे नांव श्री. डी. देवरा
वैशाली राम हिगमिरे
परवाना क्र. 2209046
मुद्रांक विकत घेणाऱ्याची सही पुणे-नाशिक रोड, भोसरी, पुणे-39
शासकिय कार्यालयासमोर/न्यायालयासमोर प्रतिज्ञापत्र सादर करण्यासाठी
मुद्रांक कागदाची आवश्यकता नाही (शासन आदेश दि. 9/10/2008 नसल्याने)

ज्या कारणासाठी ज्यानी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी
मुद्रांक खरेदी केल्यापासून 5 महिन्यात वापरणे सक्तीचे आहे



self declaration

self declaration is made & executed
at pune- 24-6-2022

SELF DECLARATION

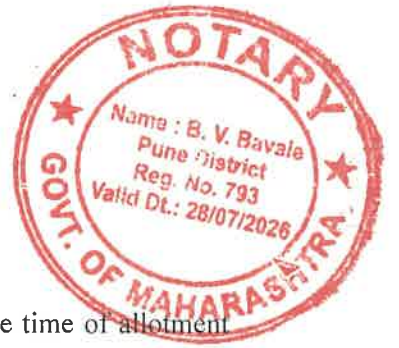
FORM-B



We, (i) Mr. Sahebrao Tukaram Gawade, Age about 61 years, Hindu inhabitant of Moshi, Pune 412105, (ii) Mr. Vicky Shrikant Dalvi, Age about 23 years, Hindu inhabitant of Landewadi, Bhosari, Pune 411039, are Partners of **M/SG D Venture** (hereinafter referred to as the "**Promoter**") and the promoter of the Project "**TARA RESIDENCY**" (for short the said "**Project**") situated on all those pieces and parcels of the land bearing CTS No. 541 to 547, 549, 550, 551 at Bhosari, Haveli, District Pune- 411039 (for short the "**Land**"), do hereby solemnly declare, undertake and state as under:

1. That Promoter has a legal Title to the land on which the development of the Project is ongoing;
2. That the land is free from all encumbrances other than mentioned below:
 - (a) Mortgages which will be created by prospective purchasers/allottees upon their prospective Apartments/Units in the said Project;
3. The said Project shall be completed on or before the **31st day of December 2025** from date of registration of the said Project;
4. That 70 per cent of the amounts to be realized hereinafter by Promoter for the said real estate Project from the prospective Allottee/s, from time to time, shall be deposited in a separate account to be maintained in a scheduled/private 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 That the amounts from the said separate account shall be withdrawn in accordance with Rule 5;
6. That 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project;
7. That Promoter shall take all the pending approvals on time, from the competent authorities;
8. That Promoter shall inform the Real Estate Regulatory 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 7 (seven) days of the said changes occurring;
9. That Promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act;





10. That Promoter shall not discriminate against any Allottee/s at the time of allotment of any apartment, plot or building, as the case may be;

Place: Pune

Deponents

Date : June, 2022

①

(i) Mr. Sahebrao Tukaram Gawade

②

(ii) Mr. Vicky Shrikant Dalvi

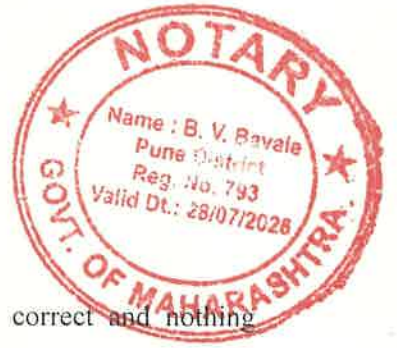


Partners of M/SG D Venture



BEFORE ME
B. V. BAVALE
ADVOCATE & NOTARY
STATE OF MAHARASHTRA
PUNE

24 JUN 2022



VERIFICATION

The contents of the above Affidavit cum Declaration are true and correct and nothing material has been concealed by us therefrom.

Verified by me at on 24 this June of 2022.

24 JUN 2022

Place: Pune

Date : June, 2022

Deponents

(i) Mr. Sahebrao Tukaram Gawade

(ii) Mr. Vicky Shrikant Dalvi

Partners of M/SG D Venture

BEFORE ME

B. V. BAVALE
ADVOCATE & NOTARY
STATE OF MAHARASHTRA
PUNE

Noted and Registered

Sr. No. 7591022

Date : 24 JUN 2022

