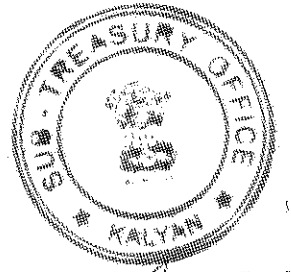



महाराष्ट्र MAHARASHTRA

2017

RZ 871199



Sub-Treasury Officer

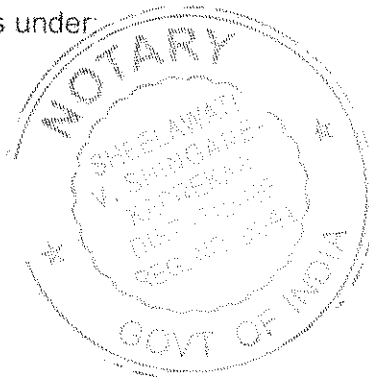
24 JUL 2017

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. Sanjay Ramnarayan Singh partner of M/s. Om Swayambhu Siddhivinayak Builders and Developers, promoters of the proposed project "Balaji Residency" duly authorized vide authorization dated _____

I, Mr. Sanjay Ramnarayan Singh, promoters of the proposed project do hereby solemnly declare, undertake and state as under:

[Handwritten signature]



1. I have legal title Report to the land on which the development of the project is proposed.

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 details of encumbrances in respect of the proposed project i.e. a Regular Civil Suit bearing No. 390 of 2007 filed before the Civil Court Junior Division at Kalyan between Shri. Narayan Chandrya Mhatre and others (Plaintiffs) V/s. Shri. Shalik Chandrya Mhatre & Others (Defendants) and the same is pending.

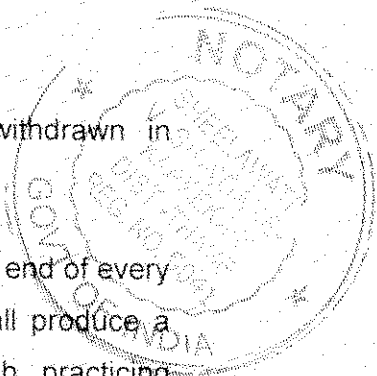
3. That the time period within which the project shall be completed by me from the date of registration of project is December, 2022.

4. For ongoing project on the date of commencement of the Act.

(i) That Seventy percent of the amounts to be realized hereinafter by me 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 realized hereinafter by me for the real estate project from the allottee, 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.

[Signature]

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5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5.
6. That I 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 I shall take all the pending approvals on time, from the competent authorities.
8. That I 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 I have/has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.
- 



Deponent

VERIFICATION

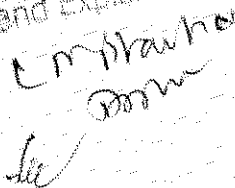
The contents of my above Affidavit cum Declaration are true and correct
and nothing material has been concealed by me therefrom.

Verified by me at Dombivli on this 29th day of July, 2017.


Deponent

Identified and Explained by me

Attested By



Sheela Shingane Kaprekar
Notary-Govt. of India
Dist. Thane

29 JUL 2017

