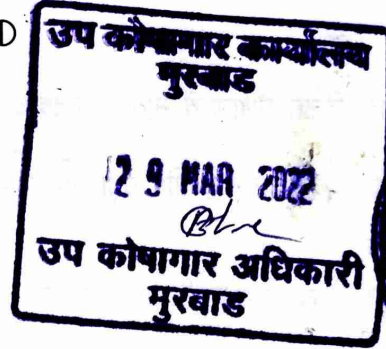




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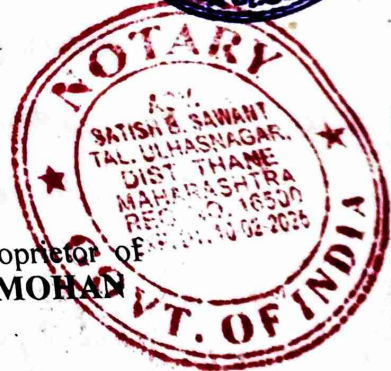
ZR 310980



FORM B

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. MOHAN ATMARAM SASE**, Proprietor of **M/s MOHAN DEVELOPERS**, Promoter of the proposed project (**MOHAN HEIGHTS**) duly vide its authorization dated 30/06/2022



I **MOHAN ATMARAM SASE**, Proprietor of **M/S MOHAN DEVELOPERS** the proposed project (**MOHAN HEIGHTS**) do hereby solemnly declare, undertake and state as under:

1. The Promoters have a legal title to the 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. 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.

4. That the time period within which the project shall be completed by me/promoter is 30/06/26.

5. That seventy per cent of the amounts realised 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.

6. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.

7. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.

8. That We promoters shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such 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.

9. That We promoters shall take all the pending approvals on time, from the competent authorities.

10. That We promoters have furnished such other documents as have been prescribed by the rules and regulations made under the Act & shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

1) MOHAN ATMARAM SASE,

For MOHAN DEVELOPERS

DEPONENTS Proprietor



Verification

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

Verified by us at ULHASNAGAR
on this 30/06/2022.

BEFORE ME
Satish B. Sawant
SATISH B. SAWANT
Advocate & Notary
GOVT. OF INDIA
Sahakar Bhavan, Sahakar Bhavan Road,
Near BIK No. 136, Ulhasnagar,
Thane-421 001, Maharashtra
Mob. 9923847992/9669991928
Reg. No. 16500

1) MOHAN ATMARAM SASE

For MOHAN DEVELOPERS

Proprietor

DEPONENTS

IDENTIFIED BY ME

Prem V. Shesware
Prem V. Shesware
Stamp Vendor
Shop No. 440, Shiv Road, Ulhasnagar-L
SV LIC No. 70/82

NOTED & REGD.
1629/85
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