

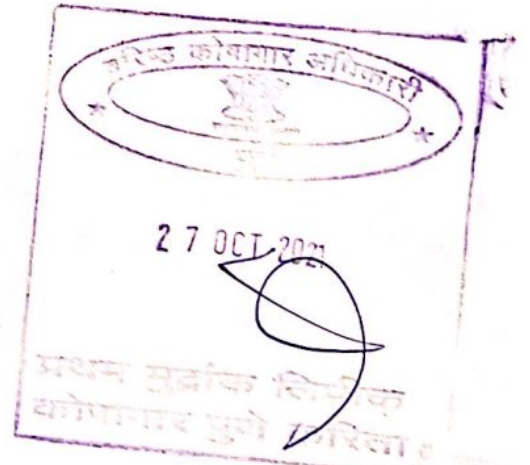


महाराष्ट्र MAHARASHTRA

2021

ZF 260516

अनु.क्र. ५०२, दि. २६/१०/२०२१ मु. सं. १०४२२
दस्तावेज क्र. फक्त प्रतिज्ञाप्रत्रासाठी
दस्त नोंदी करणारा जयप्रकाश गिरे
मिळकतीचे दफ्त
मुद्रांक दि. २८/१०/२०२१
पत्ता ९२.३३ की ठाणे रो. मु. सं.
दस्तावेज क्र. १०४२२
हस्ता. दि. २८/१०/२०२१
मुद्रांक विकत घेऊन्याची पटी ४२५ ब, शांतवार रोड मु. सं.
ज्या कारणासाठी उघांनी मुद्रांक खरेदी देता त्यांनी त्याच कारणासाठी
मुद्रांक खरेदी केल्यापातुन ६ महिन्यात वापरणे बंधनकारक आहे.



DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE
SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE
PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Kabeer Jayprakash Girm, promoter of the proposed
project, vide his authorization dated 28/10/2021;

I, Kabeer Jayprakash Girm, Partner M/s. Varsha GGP Realty, as promoter of the
proposed project do hereby solemnly declare, undertake and state as under:



Girm

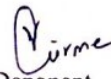


1. That I, on behalf of Varsha GGP Realty have on a legal title to the land on which the development of the project is proposed

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 the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me on behalf of the firm is 28/10/2021.
4. That seventy per cent of the amounts realised by me on behalf of the firm 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.
7. That I on behalf of the firm 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That I on behalf of the firm shall take all the pending approvals on time, from the competent authorities.
9. That I on behalf of the firm have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I on behalf of the firm 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.


Deponent





Verification

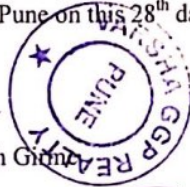
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Pune on this 28th day of October 2021.


Kabeer Jayprakash Gion

Authorised Signatory

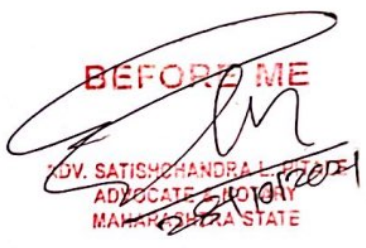
Varsha GGP Realty



21/10/2021

NOTED AND REGISTERED
AT SERIAL NO.

BEFORE ME


ADV. SATISHCHANDRA L. PATIL
ADVOCATE & NOTARY
MAHARASHTRA STATE

28 OCT 2021



IDENTIFIED BY

ADVOCATE