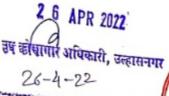


L-6 MAY 2022 ZX 434462







FORM B

Affidavit cum Declaration

Affidavit cum Declaration of CHIRAG DILIP RAMRAKHYANI Proprietor of M/s SHAKTI KRIPA REALTY and NANIK MOTIRAM JESWANI, RAMESH MOTIRAM JESWANI, NIRMAL MOTIRAM JESWANI AND RAVI MOTIRAM JESWANI. (Land Owner), Promoters of the proposed project / duly vide its authorization dated 10/11/2022.

We CHIRAG DILIP RAMRAKHYANI Proprietor of M/s SHAKTI KRIPAH REALTY and NANIK MOTIRAM JESWANI, RAMESH MOTIRAM JESWANI, NIRMAL MOTIRAM JESWANI AND RAVI MOTIRAM JESWANI (Land Owner), the proposed project do hereby solemnly declare, undertakes and state as under:

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- 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.
- 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.
- That the time period within which the project shall be completed by me/promoter is 31st May 2024.
- 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.
- That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.

That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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

hat 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.

- 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.

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(1) NANIK MOTIRAM JESWANI,



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(2) RAMESH MOTIRAM JESWANI,



(3) NIRMAL MOTIRAM JESWANI



(4) RAVI MOTIRAM JESWANI



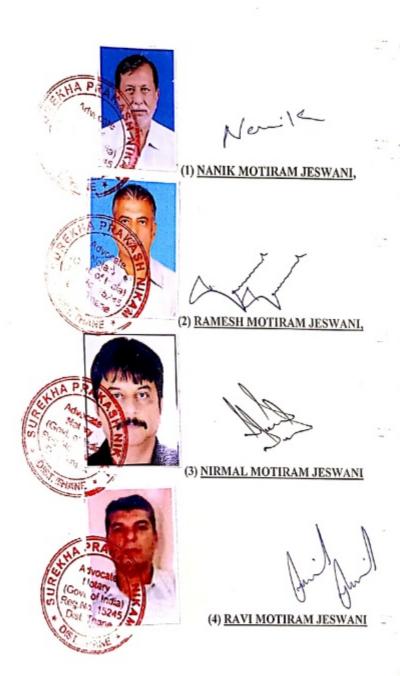
DEPONENTS



Verification

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

Verified by us at Ulhasnagar on this 10th November, 2022.





DEPONENTS

Mantified & Traffart had



BEFORE ME

Signature of Notary Surekha Prakash Nikam Advocate & Notary (Govt.of India)

1 6 NOV 2022

the entire information contained if the said document shall be the so the said document shall be the so responsibility of the porson dealire with the document, the signature or any part of which is found to be forged. The registrant hereby sign that there will be no relationship that there will be no relationship any kind