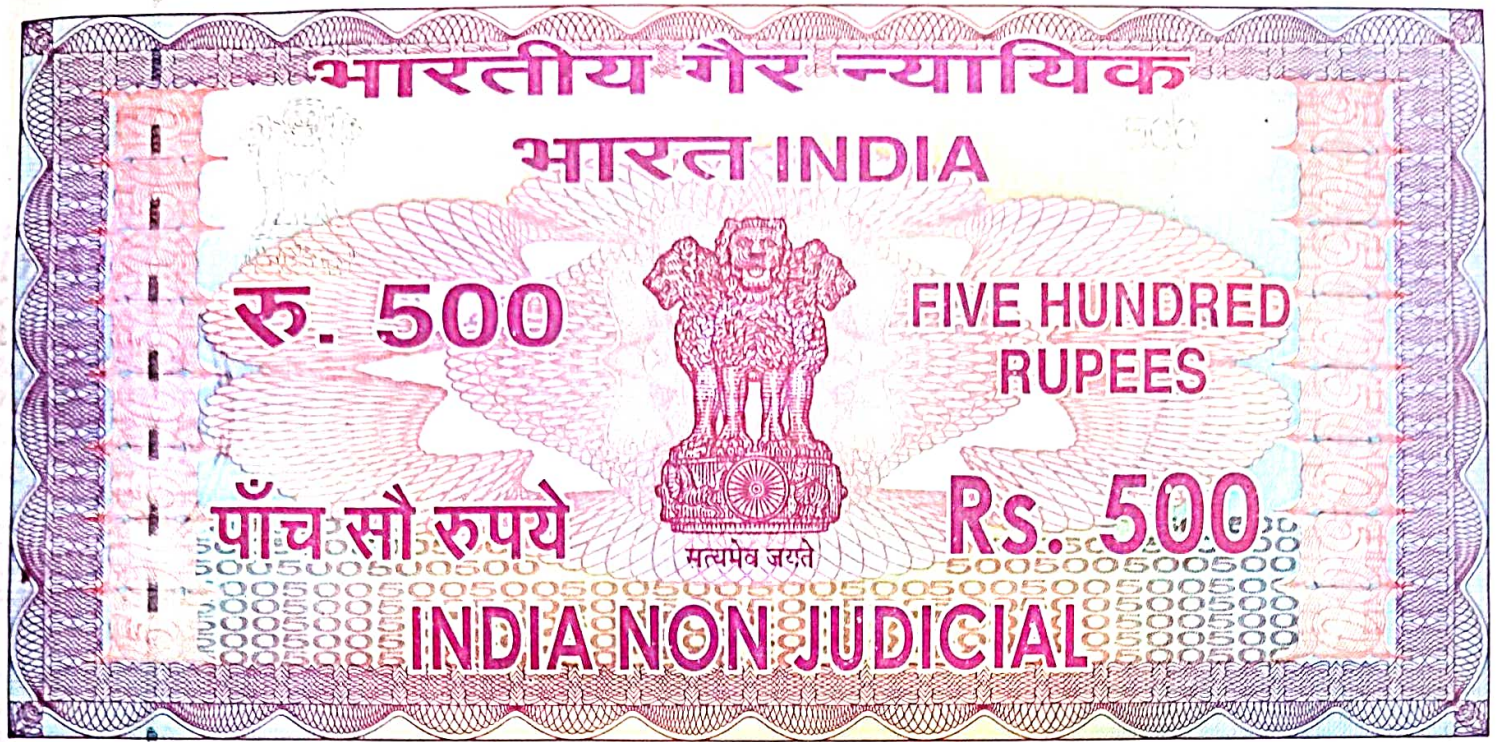




महाराष्ट्र MAHARASHTRA

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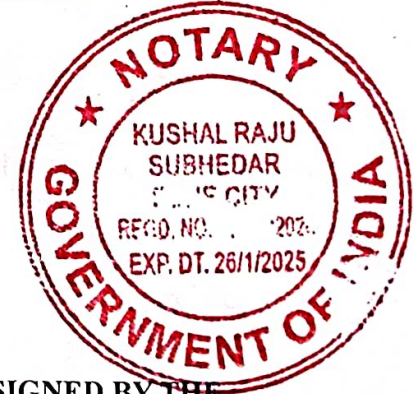
BP 824925

अनु.क्र. 39718 दि. 08 SEP 2022
मु.शु. स्वकम- 5700
दस्तावा प्रकार- Affidavit
दस्त नोंदणी करणार आहेत का? होय/नाही.-
मिळविलीचे वर्णन-
मुद्रांक विकत घेणाऱ्याचे नांव- Vineet Enterprises
पत्ता- Ganesha Chamber, Bindwane Pune-04
दुसऱ्या पक्षकाराचे नांव-
हस्ते व्यक्तीचे नांव व पत्ता- Shri. Kadiwal, Singadwar Pune
नितीन एन. गांधी (परवाना नं. 2209048)
शॉ. नं. 29, केदार एम्पायर,
बर्चरोड, पुणे-411 004 फोन- 24863828 हस्ते/मुद्रांक विकत घेणाऱ्याची इटी



12 & AUG 2022

प्रथम मुद्रांक लिपीक
कोषागार पुणे करि



FORM - 'B'
[See rule 3(4)]

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

Affidavit cum Declaration

[Handwritten signatures]
P. Udkekar

Affidavit-cum-Declaration of Vineet Enterprises Promoter of the proposed project name VISHVAM / duly authorized by Mr. Mahesh Vasntrao Shirole promoter of the proposed project, vide its/his/their authorization dated 21/09/2022;

I, Vineet Enterprises Promoter of the proposed project / duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That, I / Promoter have / has a legal title to the land on which the development of the project is proposed
2. That, the said land is free from all encumbrances.
- 3.
4. That the time period within which the project shall be completed by me/Promoter is 48 Months means project (VISHVAM) will be completed on or before 31st Dec 2026
5. That, seventy per cent of the amounts realized 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 ascheduled 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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project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 That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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, I / promoter 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, I / promoter shall take all the pending approvals on time from the competent authorities.
10. That, I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
11. That, I / promoter 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.

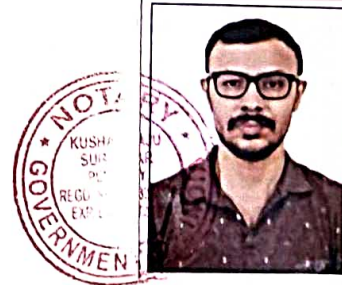
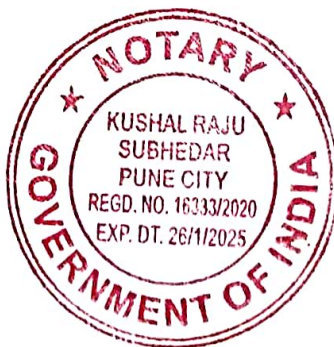
Verification

I, the deponent above, do here by verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

Verified on this day of 21/09/2022.



Mr. Mahesh Vasntrao Shirole



Mr. Piyush Prabhakar Wakalkar

21 SEP 2022

