



महाराष्ट्र MAHARASHTRA

2022

20AA 422946

12034 20 SEP 2022 100/-
प्रतिशापत्र

दस्तावेज प्रकार

दस्तावेज नोंदणी करणार आहेत का ? होय / नाही.

मिळकतीचे वर्णन

मुद्रांक दिकत घेणाऱ्याचे नांव

पत्ता मुगागा, मुळशी, पुणे

दुसऱ्या पक्षाच्या नांव

हरते व्यक्तीचे नांव व पत्ता

संतोष जमदार

सो. साधना एच. जाधव

ला. नं. 2204086

तानाजी चौक कोथरुड, पुणे-31



14 SEP 2022

प्रथम मुद्रांक लिपीक
कोषागार पुणे करिना

FORM B

(See rule 2(4))

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



Affidavit Cum Declaration

Affidavit cum Declaration of **M/s. Vijay Developers** - Promoters & Developers through its Partners, **Mr. Sahil Mohan Kamat**, Occupation : Business, having PAN: AODPK2317M, Mr. Vijay Ankush Sanas, Occupatin : Business having PAN: CVVPS9238J, Mr. Santosh Kerappa Jamadade, Occupation : Business, PAN ALTPJ0690H, of the proposed project "**ANSHRAJ ICON**" situated at Sr. No. 515, Village Bhugaon, Taluka Mulshi, Dist – Pune 411023, within limits of District Pune.

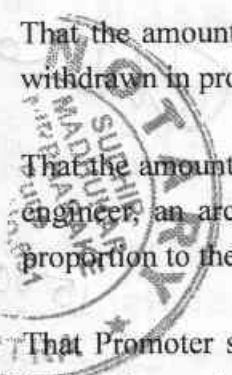
We the above Partners of M/s. Vijay Developers, Promoters of the Proposed project do hereby solemnly declare, Undertake and state as under:

1. That promoter has 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 is **31.12.2025**.
4. That seventy per cent of the amount realized by 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.
5. That the amounts from the separated account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawn is in proportion to the percentage of completion of the project.
7. That 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

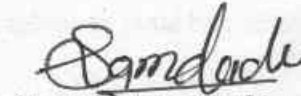


8. That Promoter shall take all the pending approvals on time from the competent authorities.
9. That Promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That Promoter shall not discriminated against any allottee at the time of allotment of any apartment, plot or building as the case may be on any grounds.

M/s. Vijay Developers


Sahil Kamat
Deponent No. 1


Vijay Sanas
Deponent No. 2


Santosh Jamadade
Deponent No. 3

Verification

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

Verified by me at Pune on this day of September 2022



M/s. Vijay Developers


Sahil Kamat
Deponent No. 1


Vijay Sanas
Deponent No. 2


Santosh Jamadade
Deponent No. 3

BEFORE ME

S. M. NIRPHARAKE
NOTARY STATE OF MAHARASHTRA
PUNE

Noted and Registered
at Sr No. 1500/22

Date: _____

24 SEP 2022

