



महाराष्ट्र MAHARASHTRA

2018

TV 481569



AFFIDAVIT CUM DECLARATION
FORM 'B'

[See rule 3(6)]

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

Affidavit cum Declaration of Mr. SHASHANK J. RAMBHIA, Director of RACHANA VALUE HOMES PVT. LTD. (Promoter) duly authorized by the promoter of the proposed project, vide its authorization dated 20/10/2018;

I, Mr. SHASHANK J. RAMBHIA, duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

S.S. Rambhia

जोहपत्र - १

कस्त प्रतिज्ञापत्रासाठी

15 SEP 2018



मुद्रांक विक्री लेखावटी

बनुक्रमांक

13/221

दिनांक

मुद्रांक विक्री घेण्याबाबत

Shashank J. Rambhia.

पत्ता व सही -

Mulund W

मुद्रांक विक्रीच्यासाठी सही - (शंकर साहेबराव यादव)

मुद्रांक विक्रीचे ठिकाण/पत्ता - ठाणे जिल्हा सत्र कार्यालय

ठाणे (प.) - ४०० ६०१.

परवाना मुद्रांक क्रमांक - १२०१०३१

शासकीय कार्यालयासमोर/न्यायालयासमोर प्रविष्टापत्र
सादर करणेसाठी मुद्रांक कागदाची आवश्यकता नाही
(शासन आदेश दि. ०१/०३/२००४ नुसार)

कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी
त्याच कारणासाठी मुद्रांक खरेदी केल्यापासून
६ महिन्यात बापरणे बंधनकारक आहे

S.S. Ramsani

AJPPR 2886R.
Self.



AFFIDAVIT CUM DECLARATION

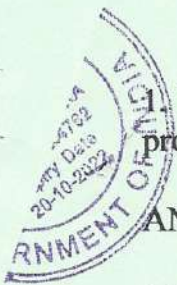
FORM 'B'

[See rule 3(a)]

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

Affidavit cum Declaration of Mr. SHASHANK J. RAMBHIA, Director of RACHANA
VALUE HOMES PVT. LTD. (Promoter) duly authorized by the promoter of the proposed
project vide its authorization dated 28/10/2018.

I, Mr. SHASHANK J. RAMBHIA, duly authorized by the promoter of the proposed
project do hereby solemnly declare, undertake and state as under:



1. That the promoter has a legal title Report to the land on which the development of the proposed project is being carried out

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 project land is free from all encumbrances;

3. That the promoter undertakes to complete the project by 31/12/2020;

4. That seventy per cent of the amounts to be realised hereinafter 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 separate account shall be withdrawn in accordance with Rule 5;

6. That the promoter shall get the accounts audited within six months after the end of every financial year by a practicing Chartered Accountant, and shall produce a statement of accounts duly certified and signed by such practicing 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;

7. That the promoter shall take all the pending approvals on time, from the competent authorities;

8. That the promoter shall inform the Authority regarding all the changes that have occurred in the information furnished under sub-section (2) of section 4 of the Act and under rule 3 of these rules, within seven days of the said changes occurring;

9. That the promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act

&

10. That the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.



S.S. Ramshia
Deponent

Verification

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

Verified by me at on this 26th day of October, 2018.

BEFORE ME

[Signature]
HEMANT JANGAM
NOTARY
Government of India
Mumbai

Reg. No.	26/10/18
Sr. No.	320
Pg. No.	41
Date:	26/10/18



S.S. Ramshia
Deponent