

Print Date 02-08-2024 09:31:59

500/- Franking

Wagle Smruti
for Notary.



FORM 'B'
[See rule 3(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 Sumit Woods Limited promoter of project through the authorised signatory Mr. Mitaram R.Jangid.

I Mitaram R.Jangid authorised signatory of Sumit Woods Limited, promoter of the project **"SUMIT ONE"** do hereby solemnly declare, undertake and state as under:-

1. That Wagle Smruti CHSL is the owner of all those piece and parcels of land bearing CTS No. 536/B, F. P. No. 62 of TPS -I Borivali at Ramdas Sutrale Marg, Borivali (West), Mumbai-400 092 together with Building known as "Sudampuri" (now demolished) and has legal title to the land on which the said development is to be carried out. The Promoter is entitled to develop the same by virtue of Development Agreement dated 28th March, 2016.
2. That the said land is free from all encumbrances.
3. The promoter undertakes to complete the project on or before **31.12.2024.**
4. That seventy per cent of the amounts realised by the 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 the 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.





8. That the promoter shall take all the pending approvals on time, from the competent authorities.
9. That the promoter have/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, on any grounds.

For SUMIT WOODS LIMITED

Director / Authorised Signatory
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 Mumbai on this _____ day of _____, 2021.

19 AUG 2021

For SUMIT WOODS LIMITED

Director / Authorised Signatory
Deponent



BEFORE ME

JAGDISH TRYAMBAKRAO DONGARDIVE
ADVOCATE & NOTARY, (GOVT OF INDIA)
Ganesh Chavli Committee, Krandi Nagar
Zopadpatti, Akurdi Road, Kandivalli (East),
Mumbai - 400101

19 AUG 2021