



महाराष्ट्र MAHARASHTRA

2018

TP 776386

क्र. 28038 दि. 09/11/18

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दस्तावेज प्रमाण

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मिळालेले प्रमाण

SUB. Realty Pvt. Ltd.

Commerce Avenue Kothrud Pune 38.

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31 AUG 2018

प्रथम मुद्रांक लिपीक कोषागार पुणे करिता



FORM 'B'

[See rule 3(6)]

पुणे-38

Affidavit cum Declaration

19 SEP 2018

Affidavit cum Declaration of SVB Realty Pvt. Ltd. (Earlier known as "Eden Housing and Infrastructure Pvt. Ltd.") Promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 28/04/2017.

We, SVB Realty Pvt. Ltd. (Earlier known as "Eden Housing and Infrastructure Pvt. Ltd.") and Promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

[Signature]

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1. That a legal title report to the land on which the development of the proposed project has already been taken.

AND

a legally valid authentication of title of such land along with the 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 and details of litigation is enclosed herewith.
3. That the time period within which the project shall be completed by the Promoters from the date of registration of project is **28th February 2021**.
4. [a] For new projects :

That seventy per cent of the amounts realized by the Promoter and for the real estate project from the allottee's, 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.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 utilized 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 charges 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 allottees at the time of allotment of any apartment, plot or building, as the case may be.

Deponent

SVB Realty Pvt. Ltd.

Authorized Signatory

VERIFICATION

The contents of may above affidavit cum declaration are true and correct and nothing material has been concealed by me therefrom

Verified by me at Pune on this 21st day of Aug. 2018.



BEFORE ME

**PRAKASH M. DAMBRE
NOTARY, GOVT. OF INDIA
PUNE**

Deponent

SVB Realty Pvt. Ltd.

Authorized Signatory

19 SEP 2018

