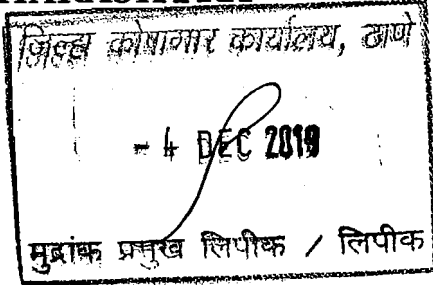




महाराष्ट्र MAHARASHTRA

० 2019 ०

VW 531306



FORM 'B'

[See rule3(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. Arjun K Deshmukh - Partner of M/s Aniruddha Developers . The Promoter of the proposed project vide its his authorization dated : 16/12/2019.

Arjun K Deshmukh
Arjun K Deshmukh
Prasad

जोड़पत्र-२/ Annexure-II

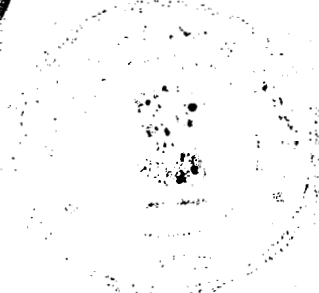
१. मुद्रांक धिली नोंदणी अनु. क्रमांक/दिनांक	16684
२. वस्तुचे प्रकार	होय / नाही
३. वस्तु नोंदणी करणार आहेत का?	
४. निळकळीचे थोडक्यात वर्णन -	मिनि २-एफ डेव्हलपर्स
५. मुद्रांक विकत घेणाऱ्याचे नांव व पत्ता	
६. हस्त अस्तल्यास त्याचे नांव, पत्ता व सही	
७. मुद्रांक वस्तुसोबत येत आहे	होय
८. मुद्रांक मूल्य	
९. परवानग्यास मुद्रांक विकत घेण्याची माली व परवाना तयार करणारा मुद्रांक विक्रीचे ठिकाण/पत्ता	वही. एस. सराफ परवाना क्र. १३१०२५, वी-३/६/०२, सेक्टर-२, आरपी, मधी मुंबई ४०० ७०३.

व्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी मुद्रांक खरेदी केल्यापासून ६ महिन्यां
बापरीय बंधनकारक आहे.

16 DEC 2019



16 DEC 2019



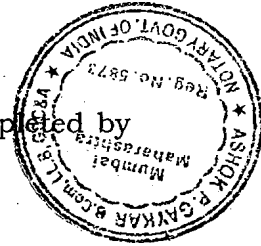


We, promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under: —

1.) That We / promoter have a legal title Report 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 project land is free from all encumbrances.

3.) That the time period within which the project shall be completed by me/promoter from the date of registration of Project.



4. (a) For new projects :

That seventy per cent of the amounts realised by we/promoter 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.

(b) For ongoing project on the date of commencement of the Act

(i) That seventy per cent of the amounts to be realised here in after by we/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 We/ 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

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been utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

That We /the promoter shall take all the pending approvals on time, from the competent authorities.

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

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

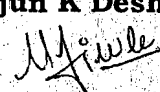
Verification

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

Verified by we at on this day of 16th December 2019.

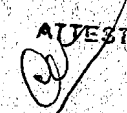
M/S. Aniruddha Developers
(Deponent)


Mr. Arjun K Deshmukh


Mr. Mangesh B Shinde


Mr. Prasad I Mane



ATTESTED BY ME

Adv. ASHOK P. GAYKAR
B. Com., LL.B., GDC&A
NOTARY GOVT. OF INDIA
Regn. No. 5873

16 DEC 2019