

I, Mr. ASHOR B MEHRA Director of M/S SHIKARA CONSTRUCTIONS PVT. LTD the Promoter of SHIKARA GREENS the proposed project/ duly authorized by do hereby solemnly declare, undertake and state as under:

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

AND

A legally valid authentication of title of such land along with an authenticated copy of the registered Conveyance Deed dated 19.09.2015 duly registered at Panvel sub registrar office bearing Serial No. Panvel4-11733-2015 is enclosed herewith.

2. That the project land is free from all encumbrances.

नुदाक प्रमुख लिपीक / लिपी See Rule 3(6)]
Affidavit cum Declaration

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- 3. That 5 years time period within which the project shall be completed by me/ promoter from the date of registration of project;
- 4. That seventy percent of the amounts to be realized hereinafter by me/ 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5 of Maha Rera Act and Rules 2016.
- 6. That I/ the promoter shall get the accounts audited within six months after the end of every financial year by a practicing Charted Accountant, and shall produce a statement of accounts duly certified and signed by such practicing Charted 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 compliance of the project.
- 7. That I will take all the pending approvals, if any, on time, from the competent Authorities.
- 8. That I/ the promoter will inform the Authority regarding all the changes that have accurred in the information furnished under subsection (2) of section 4 of the Act and under rule 3 of these rules, within seven days of the said changes occurring.
- 9. That I/ the promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That I/ the promoter will not discriminate against any Allottee at the time of allotment of any apartment as the case may be.

For M/s SHIKARA CONSTRUCTIONS PVT.LTD

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 this day of

2017.

Advocate High Court

Mambal

Janta Market, Shop No. 35, Near Chembur Rly, Station, Chembus Mumbal-400 071.

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