



महाराष्ट्र MAHARASHTRA

2018

TY 739320



14/12/2018



FORM 'B'
[See rule 3(4)]

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

Affidavit cum Declaration

Affidavit cum Declaration of M/S SATPANTH BUILD promoter of the proposed project
/ duly authorized by the promoter MR. HIMANSHU SHIVLAL PATEL of the proposed
project, vide their authorization dated 24/12/2018;

Satpanth Build

HPs Paty.

Partner

I MR. HIMANSHU SHIVLAL PATEL promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state asunder:

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

OR

The promoter has a legal title to the land on which the development of the proposed project is to be 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 said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me/promoters 31/12/2020.
4. That seventy per cent of the amounts realized 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That I will take all the pending approvals on time, from the competent authorities.



Satpanth Build
Hs Pathy
Partner

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

10. That I will not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

Satpanth Bui

[Signature]

Partner

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 KHARGHAR on this 27th day of December 2018.

Deponent



ATTESTED BY ME

[Signature]
KAVITA RAJENDRA AGRAWAL
ADVOCATE & NOTARY
Office No. 7, Haware Tiara Mall,
Sector - 13, Kharghar
Navi Mumbai- 410 210
Mob : 8898978099 / 9890055818

27 DEC 2018