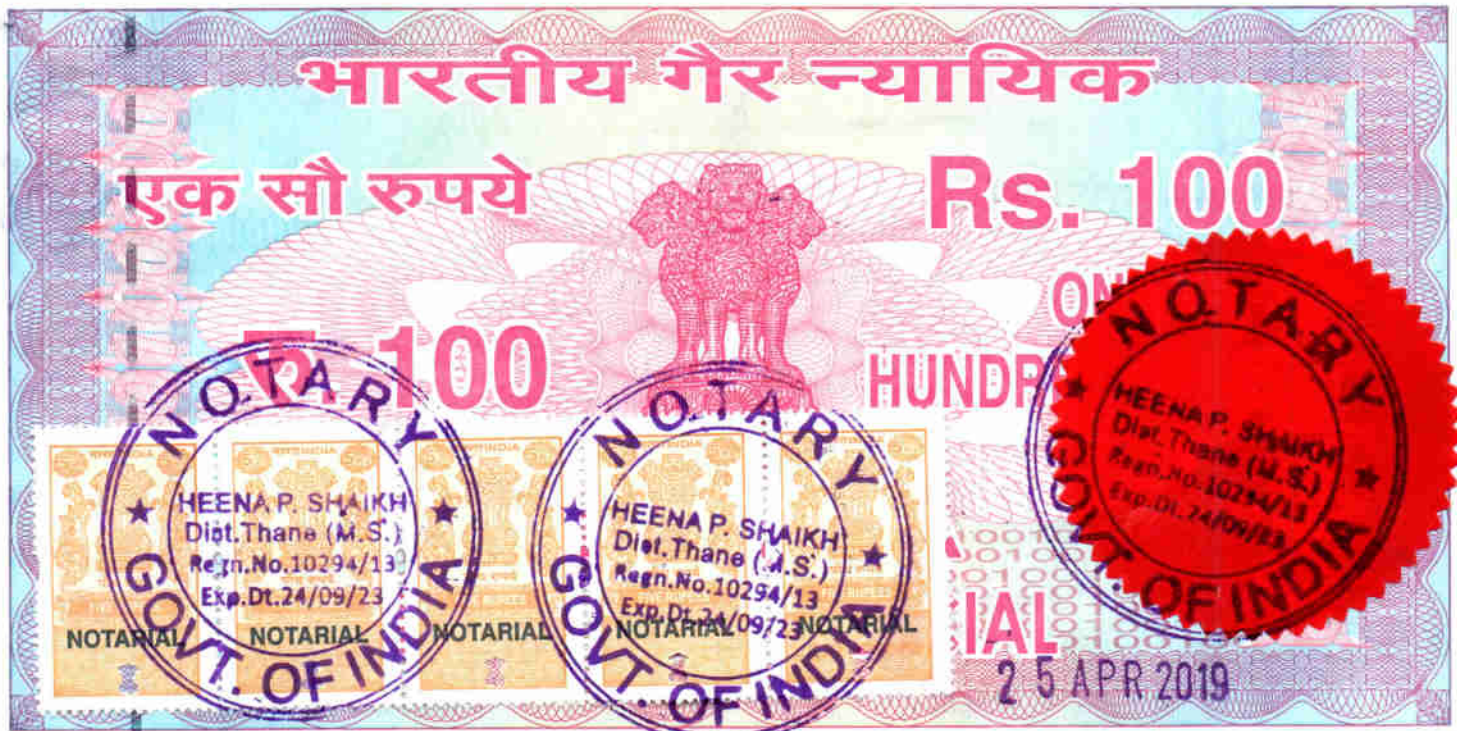




महाराष्ट्र MAHARASHTRA

2019

25 APR 2019 UY 058703



उपकोषाधिकारी कार्यालय, अहमदनगर
मुद्रांक पुरस्कार दिनांक

15 APR 2019

15/4/19



FORM B (SEE RULE 3 (4)

AFFIDAVIT CUM DECLARATION

M/s. KHATRI REALTY Through its PARTNERS Mrs. JAYSHREE ASHOK KHATRI, Age 44 Years, Having Office at:- ADITYA HEIGHTS, KHAU GALLI, NEAR JAIN TEMPLE, BADALPUR (WEST)-421503, Tal – Ambernath, Dist - Thane do hereby declared undertake and state as under.

I Mrs. JAYSHREE ASHOK KHATRI, Partner of the proposed project "KHATRI SPARSH BUILDING NO 1,2,3 & 4 wing" authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under.



जॉड पत्र

दस्तावा प्रकार/अनुच्छेद कयांक

दस्तावा नोंदणी करणार आहेत का

नोंदणी होणार असल्यास दुय्यम

निलयक कार्यालयाचे नांव

शिसकतीचे नांव

बोवदला च्याम

छेपण्याचे नांव

वेगण्याचे नांव

हमसे असल्यास त्यांचे नांवपत्ता

मुद्रांक शुल्क देवकम

मुद्रांक शिती नोंदणी अनुक्रमांक/दिनांक

मुद्रांक विकत घेणाऱ्याची सही

ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी

केला त्यांनी त्याच कारणासाठी मुद्रांक

खरेदी केल्यापासुन ६ महिन्यात वापरणे

आवश्यक आहे.

Dec 4, 2019

Heena P. Shaikh - Son

Vijesh A. Tadlen - Son

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25 APR 2019





- 1) M/s. KHATRI REALTY, have a legal title to the land on which the development of the proposed project is to be carried out. 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 promoter is **31st March 2026**.
- 4) That Seventy per cent of the amount realized by me/promoter for the real estate project 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- 5) That the amount from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.
- 6) That the amount from the separate from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 be get the account 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 Promoter shall take all the pending approvals on time from the competent authorities.
- 9) That Promoter has furnished such other documents as have been prescribed by the rule and regulation made under the Act.
- 10) That 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.

Sign/-

For M/s. KHATRI REALTY



Through Its Partner

Mrs. JAYSHREE ASHOK KHATRI





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 on this day of 01.07.2019

Sign/-

M/s. KHATRI REALTY

[Signature]

Through Its Partner
Mrs. JAYSHREE ASHOK KHATRI



NOTARISED

HEENA P. SHAIKH
ADVOCATE & NOTARY
B-2/20, Sukh Sheetal CHS Ltd.,
Opp. Lawkim Co., G.B. Road,
Thane-400 607,

4 JUL 2019