



महाराष्ट्र MAHARASHTRA

2022

04AA 506429



जोडपत्र-1/फक्त प्रतिज्ञापत्रासाठी
मुद्रांक विक्री नोंदवही अनुक्रमांक 83310 दिनांक
मुद्रांक विकत घेण्याच्यावेळीचे नाव For APEX INFRA
पत्ता व सही

श्री. रविन्द्र विष्णू शिंगाडे,
परवाना क्र. 13/2000, नवेन प.क्र. : 1201043,
मुद्रांक विक्रीचे ठिकाण : सुमिता सहकारिता, शॉप नं. 23, प्रभात सेंटर एनक्लाव,
प्लॉट नं. 7, सेक्टर-1ए, सी.बी.डी. वेलापूर, नवी मुंबई. मो. 09324704124
ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी
मुद्रांक खरेदी केल्यापासून 6 महिन्यात वापरणे बंधनकारक आहे

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 APEX INFRA promoter of the proposed project /
duly authorized by the promoter of the proposed project, vide its authorization dated
22nd day of July 2022.

I, MAYURKUMAR CHANDULAL MAKANI promoter of the proposed
project / duly authorized by the promoter of the proposed project do hereby solemnly
declare, undertake and state as under:





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

OR

Not Applicable has/have 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.

OR

Those details of encumbrances **NIL** including details of any rights, title, interest or name of any party in or over such land, along with details.

3. That the time period within which the project shall be completed by me/promoter is 31/12/2026.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 We, 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 we, promoter shall take all the pending approvals on time, from the competent authorities.
9. That we, promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That we, 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.

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at _____ on this _____ day of _____.



MAYURKUMAR C. MAKANI
Mayur

BEFORE ME

Rhule
22/7/22

REKHA KISHOR HOWALE
Advocate & Notary Public,
Shop No. 13, Prabhat Center,
Sector-1, CBD Belapur,
Mob. 8369017363
Reg. No. 15074

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