

30/1/2022



महाराष्ट्र MAHARASHTRA

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ZH 628132



**ANNEXED TO COMPREHENSIVE
INDEMNITY BOND BY OWNER**

**/DEVELOPER M/S NIRVAANA LIFESPACE LLP WITH
RESPECT TO FORM B AFFIDAVIT CUM DECLARATION
DATED 30TH JANUARY 2022**





**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 **MR. VARDHMAN G. SINGHVI**, a Designated partner of **M/S. NIRVAANA LIFESPACE LLP**, Promoter of the proposed project / duly authorized by the promoter of the proposed project.

I, **MR. VARDHMAN G. SINGHVI**, a Designated partner of **M/S. NIRVAANA LIFESPACE LLP**, 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, I / Promoter have / has a legal title to the land on which the development of the project is proposed **SUBHASH NAGAR SURANGI CO-OPERATIVE HOUSING SOCIETY LIMITED**, have/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 Development 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/Promoter is December, 2025.
4. That, seventy per cent of the amounts realized by me/Promoter for the real estate project allottees, from time to time, shall be deposited in a separate account to be maintained scheduled bank to cover the cost of construction and the land cost and shall be used only purpose from the in a for that;
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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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, I / 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 / promoter shall take all the pending approvals on time from the competent authorities.
9. That, I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That, I / 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.

Deponent 


Verification

I, the deponent above, do here by verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

Verified on this 30th day of January 2022



BEFORE ME

RAMESH C. PAL
B.A.L.L.B.
NOTARY GOVT. OF INDIA
REG NO 10428

30 JAN 2022



Deponent 
