

## CHALLAN MTR Form Number-6



GRN MH010278001202223P BARCODE				III Dat	Date 08/11/2022-17:15:04 Form ID						
Department Inspector General Of Registration				Payer Details							
Non-Judicial Stamps  Type of Payment General Stamps SoS Mumbai only  Office Name AOB_SBR AND ADM OFF MUMBAI SUBURBAN			TAX ID / TAN (If Any)								
			PAN No.(If Applicable)								
			Full Name		SHREEJI REALTORS						
Location MUMBAI											
Year 2022-2023 One Time			Flat/Block No.		B2 GINNI APTS						
Account Head Details Amount In R		Amount In Rs.	Premises/Building								
0030056201 General Stamps 100.00		Road/Street		RANI SATI MARG MALAD EAST							
		Area/Locality		MUMBAI							
			Town/City	/District							
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			Amount In	One Hund	Hundred Rupees Only						
Total		100.00	Words								
Payment Details SBIEPAY PAYMENT GATEWAY			FOR USE IN RECEIVING BANK								
Cheque-DD Details			Bank CIN	Ref. No.	10000502022110	802134	0139844465415				
Cheque/DD No.			Bank Date	RBI Date	08/11/2022-17:15	:10	No	t Veri	fied with	RBI	
lame of Bank			Bank-Branch		SBIEPAY PAYMENT GATEWAY						
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Department ID : Mobile No. : 9833812916
NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.
सदर चलन केवळ दुय्यम निबंधक कार्यालयात नोदंणी करावयाच्या दस्तांसाठी लागु आहे . नोदंणी न करावयाच्या दस्तांसाठी सदर चलन लागु







## FORM 'B'

[See rule 3(6)]

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

### PROMOTER

Affidavit cum Declaration

Afficavit cum Declaration of M/S SHREEJI REALTORS promoter of the proposed project and authorized by the promoter of the proposed project, vide its/his/their authorization dated

- I, 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 Report to the land on which the development of the project is proposed

OR

have/has a legal title Report 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 project land is free from all encumbrances.
- 3. That the time period within which the project shall be completed by me/promoter from the date of registration 31/10/2026

4.(a) For new projects:

That seventy per cent of the amounts realised 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.

- (b) For ongoing project on the date of commencement of the Act
- (i) That seventy per cent of the amounts to be realised 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.

OR

(ii) That entire of the amounts to be realised 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, since the estimated receivable of the project is less than the estimated cost of completion of the project.

- 5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5
- 6. That I / the promoter shall get the accounts audited within six months after the end of every financial year by a practicing Chartered Accountant, and shall produce a statement of accounts duly certified and signed by such practicing Chartered Accountant, and it shall be verified during the audit that the amounts collected for a particular project have been utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
- 7. That I /the promoter shall take all the pending approvals on time, from the competent authorities.
- 8. That I/ the promoter shall inform the Authority regarding all the changes that have occurred in the information furnished under sub-section (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 / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That I/the promoter shall not discriminate against any allottee at the time of allotment.



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

Verified by me at Mumbai on 08th day of Nov, 2022

Deponent REAL PROPERTY OF THE PROPERTY OF THE

