



महाराष्ट्र MAHARASHTRA

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ZH 627040



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

Affidavit cum Declaration of M/s. ALAG LIFESPACE LLP through its
Partners, MR. JIGNESH ASHWIN KHILANI & MR. KAUSHIKBHAI
JAGANNATH JOSHI & MAHENDRA BHAVANJI CHANDE, promoter of the
proposed project, duly authorized by the promoter of the proposed project,
vide his authorization dated 21.12.2021;

(Signature)

- 3 DEC 2021

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I, **MR. JIGNESH ASHWIN KHILANI & MR. KAUSHIKBHAI JAGANNATH JOSHI & MAHENDRA BHAVANJI CHANDE Partners of M/s. ALAG 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. **M/s. ALAG LIFESPACE LLP** 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.

That the time period within which the project shall be completed by the promoter from the date of registration of project shall be 31st December, 2024;

4. For ongoing project on the date of commencement of the Act

i. That seventy per cent of the amounts to be realised hereinafter by 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5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 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 the promoter shall take all the pending approvals on time, from the competent authorities.

8. That 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 the promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.



[Signature]

10. That the promoter shall not discriminate against any allotted at the time of allotment of any apartment, plot or building, as the case may be.

		
Deponent	Deponent	Deponent
IGNESH A KHILANI	KAUSHIK J JOSHI	MAHENDRA B CHANDE

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 **MUMBAI** on this **22 DEC 2021** day of 2021



Deponent
IGNESH A KHILANI



Deponent
KAUSHIK J JOSHI



Deponent
MAHENDRA B CHANDE



BEFORE ME



RAJESH S. SABLE
B.A., LL.B
NOTARY (GOVT. OF INDIA)
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