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महाराष्ट्र MAHARASHTRA

2022

26AA 070147



जिल्हा कोषागार कार्यालय, ठाणे

27 OCT 2022

मुद्रांक समुच्चय निष्पत्ति



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 Mr. Jerry John David Partner of M/s. SAI KASUHAL
BUILDCON promoter of the proposed project / duly authorized by the promoter of the
proposed project, vide their authorization dated 1st November 2022.

We, SAI KASUHAL BUILDCON promoter of the proposed project / duly authorized by
the promoter of the proposed project do hereby solemnly declare, undertake and state as
under:

A handwritten signature in blue ink, likely of the promoter, Mr. Jerry John David.



1. That promoter have a legal title to the land on which the development of the project is proposed 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.
3. That the time period within which the project shall be completed by promoter is 31/10/2029
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 utilised 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.

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

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.

For SAI KAUSHAL BUILDCON

Partner

Deponent



Verification

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

Verified this on 1st November 2022

For SAI KAUSHAL BUILDCON

Partner

Deponent



BEFORE ME
NOTARY

SUNITA S. GOLE
ADVOCATE & NOTARY

Off. Shop No.3, Near Food Box Hotel,
Behind Sai Baba Mandir, Thane Court Naka,
Thane (W)-400601. Mob. 9819815553

NOTED & REGISTERED
Sr. No. 25549/2022

1-4 NOV 2022