



महाराष्ट्र MAHARASHTRA

2017

SH 313292

या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी
मुद्रांक खरेदी केल्याबाबत ६ महिन्यात वापरणे बंधनकारक आहे.

05 AUG 2017

अनु.क्र. १०४०५ दि. २२.८.२०१७ मु.स.सं. १०९
दस्तावा प्रकार..... प्राप्त २२.८.२०१७

दस्त नोंदणी करणार आहेत का? होय/नाही.

मिळकतीचे धर्मान.....

ह. अधिकृत घेणाऱ्याचे नांव..... श्री. मुकेश जगदीश गोयक

पत्ना..... ध्यामोदी - पुणे - ४११०१५

दुसऱ्या पक्षकाराचे नांव.....

हस्ते व्यक्तीचे नांव व पत्ता..... स्वतः

मुद्रांक विदित घेणाऱ्याची सही

जया अंधारे
मोबा. नं. ९८८८८८८८
रा. नं. २२०१०९२
वि. नं. १५

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. Mukesh Goyal developers Pvt. Ltd. through its
director Mukesh Jagdish Goyal developer of the proposed project Shree Ganesh
Galaxy, at- S.No. 141/3, Wadmukhwadi, Pune. Near Sai Temple Balaji Temple,
Pune - Alandi road, Pune duly authorized by the promoter of the proposed project,
vide its/his/their authorization dated;

I, Mukesh Goyal 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

OR

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 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 30th December 2017 and all the NOC and completion certificate from PCMC may take one year approximately (30/12/2018)

4. That seventy percent 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.

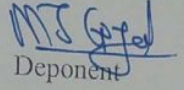
6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.

7. That 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 utilised 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.

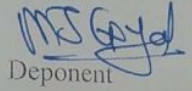
10. That I/ promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.


Deponent

Verification

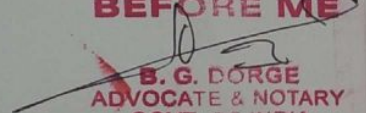
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Pune on 05/08/2017


Deponent



BEFORE ME


B. G. DORGE
ADVOCATE & NOTARY
GOVT. OF INDIA
REGD. NO. 3562/2006
Noted No. 2449/07

05 AUG 2017

