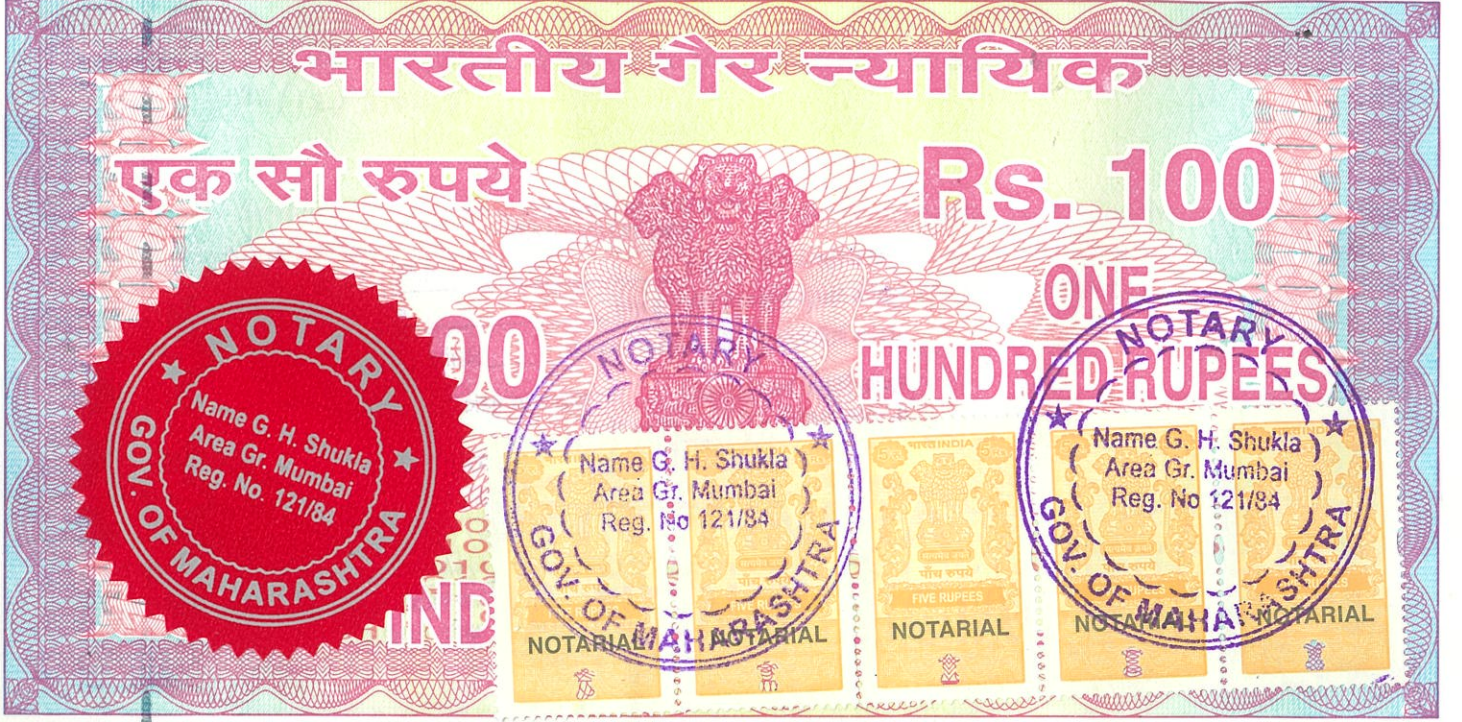




महाराष्ट्र MAHARASHTRA

2022

02AA 509157



श्रीमती. एस. वि. मसुरकर

Affidavit cum Declaration

Affidavit cum declaration of **"Heena Ramesh Chheda"** Promoters of project **"Champak Building"**

"Heena Ramesh Chheda" promoters of project **"Champak Building"** do hereby solemnly declare, undertake and state as under:

1. We have the legal title report to the land on which the development of the project is proposed.
2. The Project land is free from all encumbrances.

HRE

जडपत्र-१ Annexure 1

फक्त प्रतिज्ञापत्रासाठी

मुद्रांक विकत घेणाऱ्याचे नाव

Heena R Chhedra

मुद्रांक विकत घेणाऱ्याचे रहिवासी पत्ता

M.P.

मुद्रांक विक्रीबाबतची नोंद वही अनु. क्रमांक

दिनांक

10/5/22

मुद्रांक विकत घेणाऱ्याची सही

परवानाधारक मुद्रांक विक्रीच्याची सही

परवाना क्रमांक : ८००००९०

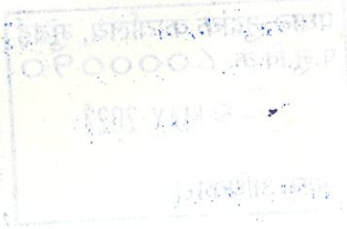
मुद्रांक विक्रीचे नाव/पत्ता : श्री. कल्पेश प्रेमजी गाला

10 MAY 2022

शॉप नं. ४, भाग्योदय बिल्डींग, ७९ नगीनदास मास्टर रोड, फोर्ट, मुंबई-४०० ००५.

शासकीय कार्यालयासमोर/न्यायालयासमोर प्रतिज्ञापत्र सादर करणेसाठी मुद्रांक कागदाची आवश्यकता नाही. (शासन आदेश नं. ११०७/२००५) मुताबिक

ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्याच कारणासाठी मुद्रांक खरेदी केल्यापासून दमहिऱ्यात वापरणे बंधनकारक आहे.



3. That the time period within which the project shall be completed by us on or before 31/12/2025.
4. Seventy Percent of the amounts to be realised hereinafter by me 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. The amount from separate account shall be withdrawn in accordance with RERA Rule 5.
6. We 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. We shall take all the pending approvals on time, from the competent authorities.
8. We shall inform the Authority regarding all the changes that have occurred in the information furnished under sub-section (2) OD section 4 of the ACT and under rule 3 of these rules, within seven days of the said changes occurring.
9. We have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. We shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.



Heena Ramesh

Deponent

Verification

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

Verified by me at _____ on this _____ day of _____.



Heena Ramesh

Deponent

ATTESTED

G. H. SHUKLA,
NOTARY GREATER MUMBAI
Jagdamba Bhavan, Ground Floor,
Ganpatrao Kadam Marg, Lower Parel,
MUMBAI 400 013.

10 JUN 2022