

भारतीय गैर न्यायिक

सौ रुपये

Rs. 100



सत्यमेव जयते

भारत INDIA
INDIA NON JUDICIAL

MAHARASHTRA

2017

RW 331682

FORM 'B'
[See rule 3(6)]



प्रधान मंत्रांक कार्यालय, मुंबई
प.स. क्र. 6000025
23 JUN 2017
सक्षम अधिकारी

Affidavit cum Declaration

श्री. सु. का. पाटील

Affidavit cum Declaration of **Karmvir Intelligent Housing Private Limited**, a company incorporated and registered under Companies Act, 1956, having its registered office at Unit No. 608, 6th Floor, The Capital, Plot No. C-70, G Block, A Wing, Behind ICICI Bank, BKC, Bandra (East), Mumbai - 400051, the promotor of the ongoing project viz "**Jalan Niwas**" situated on the plot bearing CTS No. 568, 568/1 to 568/15, of Village Malad, at junction of 13.40 M.W., Jakaria & Kishan Road, Malad (West), Mumbai - 400064, through its duly authorized signatory 'Karmvirsingh Gangasingh Rajpurohit', residing at 1201, 12th Floor, Steesha Condominium, Mount Mary Road, Bandra (West), Mumbai - 400055 vide its authorization dated 20.06.2017;

I, Karmvirsingh Gangasingh Rajpurohit, duly authorised by the promoter of the ongoing project do hereby solemnly declare, undertake and state as under:

Authorised Signatory

पत्र-१ Annexure
 कर्मवीर इंटेलिजेंट हाउसिंग प्रा. लि.
 A-688, The Capital, 6th Floor,
 Plot No. C-70, G Block,
 Bandra Kurla Complex,
 Bandra East, Mumbai - 400 051.
 मुद्रांक दिनांक १० जुल २०१७

मुद्रांक सिंगर प्रमाणित करी
 परमानाधिक मुद्रांक सिंगर करी
 बरबादा क्रमांक : ८०००२५
 मुद्रांक सिंगरचे ठिकाण/पत्ता : पॅमिली कोर्ट बार असोशिएशन
 ७५ मजला, पॅमिली कोर्ट, बॉम्बे मुल्ता क्रॉसलेव्ह, बॉम्बे (४), मुंबई - ५५.
 सामूहिक कार्यालयाबरोबर/व्यापार्यासोबत प्रमाणित करणेसाठी मुद्रांक
 वापरासाठी आवश्यकता नाही. (आरब आरब दि. ०१/०७/२००४) मुताबक
 जस कारणसाठी ज्यांनी मुद्रांक करेदी वेळी त्यांनी त्याच कारणसाठी मुद्रांक करेदी
 वेळी त्याच कारणसाठी मुद्रांक करणे आवश्यक आहे.



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1. M/s. Soni & Sons, having its registered office at 6, Dayabhai Chawl, Jakaria Road, Malad (West), Mumbai - 400064, have/ has a legal title Report to the land on which the development of the proposed ongoing 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 promoter from the date of registration of project: on or before 31.12.2022;
4. For ongoing project on the date of commencement of the Act

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.

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.

FOR KARMVIR INTELLIGENT HOUSING PVT. L.

Authorised Signatory

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

For KARMVIR INTELLIGENT HOUSING PVT LTD.

Authorised Signatory

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 **Mumbai** on this day of 25 JUL 2017 For KARMVIR INTELLIGENT HOUSING PVT LTD.

Authorised Signatory

Deponent



BEFORE ME

RANJEET SINGH
M.Sc.LL.B.

NOTARY
MAHARASHTRA
GOVT. OF INDIA
25 JUL 2017