

महाराष्ट्र MAHARASHTRA

**2017** 

AG 017079



FORM 'B'

[See rule 3(6)]

प्रधान मुद्रांक कार्यालय, मुंबई प.म.वि.क. ८००००९ - 7 JUL 2017 सक्षम अधिकारी

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER

#### Affidavit cum Declaration

Affidavit cum Declaration of Mr. Vivek Kothari, duly authorized by the Promoter i.e. Bridgeview Real Estate Development LLP of the proposed project, vide their authorization dated 26<sup>th</sup> April, 2017;

- I, Mr. Vivek Kothari, duly authorized by the Promoter of the proposed project do hereby solemnly declare, undertake and state as under:
  - 1. The Promoter has a legal title report to the land on which the development of the project is proposed.

#### AND

A legally valid authentication of title of such land being the conveyance between earlier owner and Promoter of the real estate project is enclosed herewith. The Index-II is annexed hereto and marked as "Annexure-1".



(Name of the other party)

मुद्रांक शुल्क रक्कम

(Stamp Duty Amount)

RS.500/-

परवानाधारक मुदांक विकेत्याची मही 🥆

JYOTI P. DOOA LSV No.8000009

6, Kondaji Bldg. No.3, Nr. Tata Hospital, Parel, Mumbai 400012.

ज्या कारणासाठी ज्यांनी मुदांक त्यरेदी केला त्यांनी त्याच कारणासाठी मुदांक त्यरेदी केल्यापासून ६ महिन्यात वापरणे वंधनकारक आहे -



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महाराष्ट्र MAHARASHTRA

**2017** 

AG 017078

That details of encumbrances including dues and litigation, details of any rights, title, interest or name of any party in or over such land, along with details is anhexed hereto and marked as "Annexure-2".

**थी. हेमंत सावंत** 

प्रधान मुद्रांक कार्यालय, मुंबइ प.म.वि.क. ८००००९

- That the time period within which the project shall be completed by Promoter from the date of registration of project is 30<sup>th</sup> September, 2019.
- 4. 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.
- That the amounts from the separate account shall be withdrawn in accordance with Rule 5.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.

Page2 to 3

11 2 JUL 2017 जोडपत्र-२ / ANNEXURE-II मुदांक विकी नोंद वही अनु . कमांक /दिनांक (Serial No./Date) दस्ताचा प्रकार /अनुच्छेद कमांक DECLARATION (Nature of Document) Lower Parel Mumber Spenta. दस्त नोंदणी करणार आहेत का? Yes/No (Whether it is to be Registered) मिळकतीचे थोडक्यात वर्णन-(Property Description in brief) मुदांक विकत थेणा-याचे नाव व सही (Stamp Purchaser's Name & Signature हस्ते असल्यास त्यांचे नाव व पत्ना व सही If through other person then Name, दुस-या पद्मकाराचे नाव (Name of the other party)

मुद्राक शुल्क रक्कम

मुदांक शुल्क रक्कम

(Stamp Duty Amount)

RS.500/-

परवानाधारक मुद्रांक विकेत्याची मही

JYOTI P. DOOA

LSV No.8000009

6, Kondaji Bldg. No.3, Nr. Tata

Hospital, Parel, Mumbai 400012. ज्या कारणासाठी ज्यांनी मुडांक लरेदी केला त्यांनी त्याच कारणासाठी मुडांक लरेदी केल्यापासुन ६ महिन्यात वापरणे वंधनकारक आहे.

MANY BAS



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

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.

Déponent

#### Verification

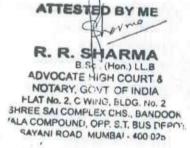
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Mumbai on this 4 11 02017, 2017.

Deponent







2 4 JUE 2017





Online Document Search..... Department of Registration and Stamps

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18/07/2017

Note:-Generated Through eSearch Module, For original report please contact soncern SRO office. सुची क्र.2

द्य्यम निबंधक मुंबई शहर 2 (वरळी)

दस्त क्रमांक : 8668/2011

सोदणी : Regn:63m

गावाचे नाव: मलबार

(1)विलेखाचा प्रकार

अभिहरतातरणपत्र

(2)मोबदला

₹.2720000000

(3) बाजारभाव(भाइेपटटयाच्या बाबतितपटटाकार आकारणी देता की

₹, 2720000000

पटटेदार ते नमुद करावे)

(4) भ्-मापन,पोटहिस्सा व चरक्रमाक(असल्यास) पालिकचे नाव इतर वर्णन कि होल्ड जमीन व बाधकाम जमीन क्षेत्र 2075.88 घौ.मि.इमारतीचे नाव विशय गेट व साबत 12 गैरिज,कलेक्टर ऑफ लॅन्ड रेव्हन्यु के 455 व बी -455.डी म्युनसीपल वॉर्ड के 3513 (20),रस्ता न 61 (ब) भुताभाई देसाई रोड,मुं

(5) क्षेत्रफळ

2075.88 时.用.

(6)आकारणी किंवा जुडी देण्यात असेल तेव्हा.

(7) दस्तऐवज कहन देणा-यागितहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी यायालयाचा हुकुमनामा किंवा आदेश असल सम्प्रतिवादिये नाव व पत्ता. नाव -दि हांगकांग ॲन्डॉक्शचाई बॅकिंग कारपरिशन लि तर्फ आंखा सिग्नेटरी देवेश माधुर - - , एच एस बी सो एजन्सी (इंडिया) पा लि तर्फ आंधा सिग्नेटरी देवेश माधुर - - , स्टंडर्ड चार्ट्ड वॅक तर्फ आंधा सिग्नेटरी कुणाल जैन - -

का करून धेणा-या वक्षकाराचे का मणी ज्यायालयाचा नाव:-ब्रिजन्तियु रियल इस्टेट डेव्हलपमेट पा लि तर्फ आंधो सिरमेटरी सुरज कुलकर्णी - - .

असम्बास,प्रतिवादिये भाव व पत्ता

12/12/2011

(10)दस्त नोंदणी केल्याचा दिनाक

दस्तर्पवज करन दिल्याचा दिनांक

12/12/2011

(11)अनुक्रमांक,खंड व पृष्ठ

8668/2011

(12)वाजारभावापमाणे मुद्रोक शुल्क

136000000

(13)बाजारभावापमाणे नोंद्रणी शुल्क

30000

# BRIDGEVIEW REAL ESTATE DEVELOPMENT LLP

## TO WHOM SO EVER IT MAY CONCERN

Please find appended below the list of Encumbrances including dues and litigation in or over such land for the proposed project "Bishopsgate" situate at CS No 1A and 698(part) of Malabar Hill division Bhalubhai Desai road, Ward D, Mumbai, Maharashtra. We say that, this disclosure is to the best of our knowledge and as per the information available with us as on date.



### Definitions:

- 1. "The Company": Bridgeview Real Estate Development LLP.
- "Property": All that piece or parcel of land or ground of Freehold Tenure bearing C.S.No 1A/698 of Malabar and Cumbala Hill Division admeasuring 2075.88 Square meters situated, lying and being at Bhulabhai Desai Road within the Registration District and Sub-District of Mumbai City registered in the books of the Collector of Land Revenue, Bombay UNDER New Nos. 455 and B/455.



## DISCLOSURES: -

By and under an Indenture of Mortgage dated 9<sup>th</sup> February,2016 registered with the office of the Sub – Registrar of Assurances, Mumbai City – 2, bearing Sr.No BBE3-2491-2016, The Company availed certain financial assistance against security of the Property in favour of Kotak Mahindra Prime Limited.

# 2. LITIGATIONS:

There are no pending Legal matters.

Authenticated by

For BRIDGEVIEW REAL ESTATE DEVELOPMENT LLP.

AUTHORIZED SIGNATORY

Phone: +91 22 6622 930

Fax +91 22 6622 9302 Email: info@peninsula.co.i

mail: info@peninsula.co.in IRL: www.peninsula.co.in

