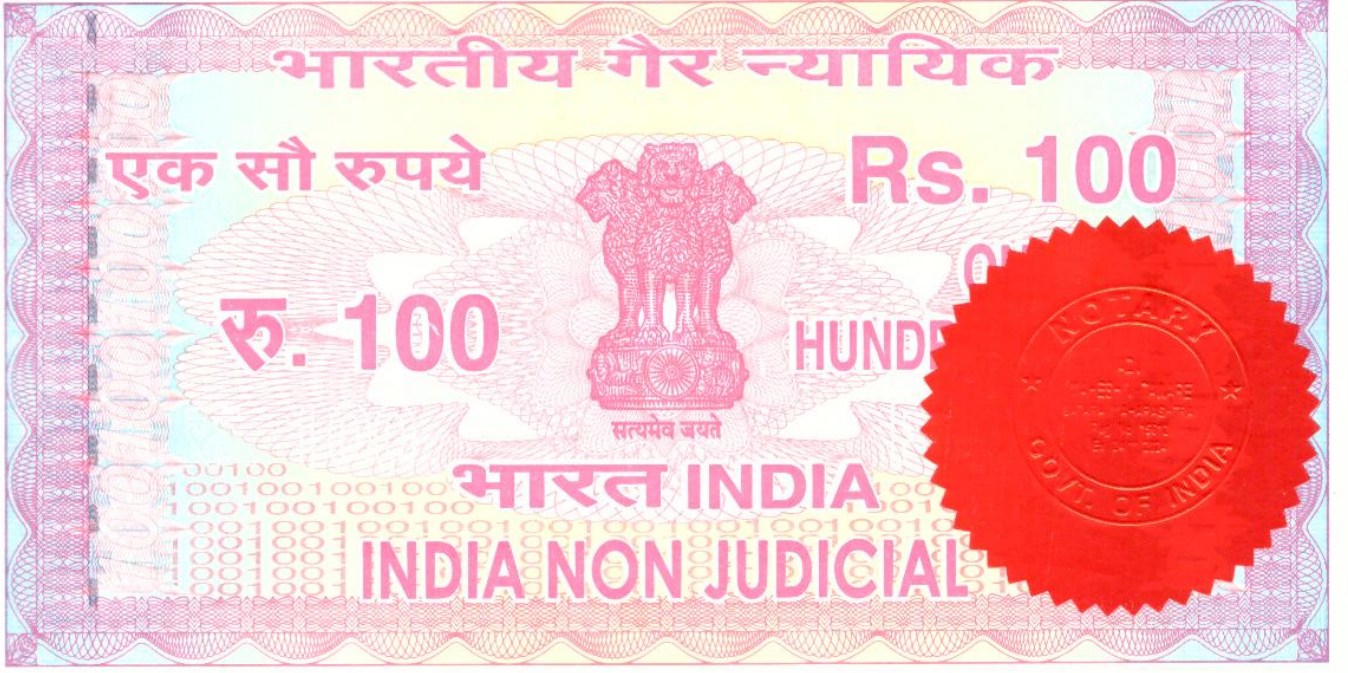




महाराष्ट्र MAHARASHTRA

2021

YW 676227

दस्तावेज प्रकार / अनुच्छेद क्रमांक (Nature of Document / Artical No.)	वैयक्तिक
दस्त नोंदणी करणार आहेत का? (Whether it is be Registered)	
नोंदणी होणार असल्यास दुय्य पक्ष निबंधक कार्यालयाचे नांव (If Registerable Name of SRO)	
मिळकतीचे वर्णन (Property Description in Brief)	
मोलमती रक्कम (Consideration of Amount)	
मुद्रांक विकत घेणाऱ्याचे नांव (Stamp Purchaser's Name)	Akshad Infrastructure & Developers
दुसऱ्या पक्षकाराचे नांव (Name of Other Party)	
हस्त असल्यास त्याचे नांव व पत्ता (If Through person then Name & Address)	Proprietor सुनील महाराज
मुद्रांक शुल्क रक्कम (Stamp Duty Amount)	900/-



मुद्रांक विक्री नं. वही अनु. क्रमांक/दिनांक (Serial No./Date)	22802 20/12/21
मुद्रांक विकत घेणाऱ्याची सही (Stamp Purchaser's Sign/Date)	
उरदानाधारक मुद्रांक विक्रेत्याची सही व परवाना क्रमांक तसेच मुद्रांक विक्रीचे ठिकाण/पत्ता	
मिनीम प्रमोद बाटव पत्ता नं. 2309099 विक्री ठिकाण - गोविंद प्लाझा शाळा नं. 2 रस्ता पत्ता: बोधदत्त कॉलनी देगांव रोड नविन एम.आय.डी.सी. सातारा.	
ज्या कारणासाठी ज्यानी मुद्रांक खरेदी केला त्यानी त्याच कारणासाठी मुद्रांक खरेदी करण्यापासून 6 महिन्यात बापरणे बंधनकारक आहे.	



FORM 'B' [see rule 3(6)]
AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of **Akshad Infrastructure and Developers Through its Proprietor Mr Sunil Mohan Landage**, Age 35 Years, Occupation- Business, R/o- Swami Vivekanand Nagar, Post Kondahve, Taluka /District- Satara. 415002 is promoter of the project,

I, Akshad Infrastructure and Developers Through its Proprietor Mr Sunil Mohan Landage promoter of the proposed project do hereby solemnly declare, undertake and state as under;

1. That the Promoter has a legal title Report 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 project land is free from all encumbrances.

3. That the time period within which the project shall be completed by me/promoter from the date of registration of project is Date - 31/12/2024

4. (a) For new projects :

That seventy percent of the amounts realized by me/promoter for 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.

(b) For ongoing project on the date of commencement of the Act

(i) That seventy percent of the amounts to be realized hereinafter 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 shall be withdrawn in accordance with Rule 5.

6. That I/ 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 verified 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

7. That I/ the promoter shall take all the pending approvals on time, from the competent authorities.

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

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

Deponent

**Akshad Infrastructure and Developers
Through its Proprietor Mr. Sunil Mohan
Landage**

VERIFICATION

The contents of our above affidavit cum Declaration are true and correct and nothing material has been concealed by the therefrom.

Verified by me at Satara on this 18th day of December 2021.

Deponent

**Akshad Infrastructure and Developers
Through its Proprietor Mr. Sunil Mohan
Landage**



BEFORE ME

**ADV. MAHESH V. TAWARE
NOTARY GOVT. OF INDIA
REG. NO. 15612 AREA SATARA DIST.
Mob. No. 9786024730**

**NOTED & REGISTERED
at Serial No. 260/2021
Date 18/12/2021**