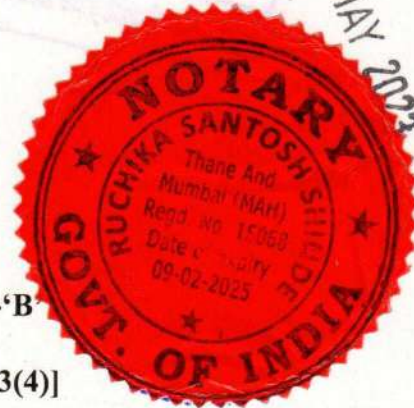




महाराष्ट्र MAHARASHTRA

2022

54AA 157224



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 M/S MAJESTIC HORIZON BHUMI DEVELOPERS Promoter of the ongoing project "HORIZON BHUMI" duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 19/08/2023 .



सोपत्र-9 Annexure-1 / 22675 दिनांक 11 MAY 2023

इस्ताचा प्रकार: _____
 नोंदणी करणार आहे का ? _____

दस्त नोंदणी करणारे उपा
मिळकतीचे थोडक्यात वर्णन:
मोणाऱ्याचे नांव

मुद्रांक विकत घेणाऱ्याचे नांव :
 ... त्यांचे नांव :

हस्ते असल्या
पत्ता व सही:

पत्ता व सहा: —
दुसऱ्या पक्षकाराचे नांव (जोडपत्र
रुपये: १००/५००

मुद्रांक शुल्क र. रुपये.
मुद्रांक विक्रेता परवाना क्र. १/८८
विजेत्याची सही (काशिना)

मुद्रांक शुल्क रु. रुपये:
मुद्रांक विक्रेता परवाना क्र. १/८८
मुद्रांक विक्रेत्याची सही (काशिनाथ सि. कांबळे):
दि. १२ निकाण: तहसिलदार कंपाऊंड

मुद्रांक विक्रीचे ठिकाण: तहसिलदार कंपाऊंड बाहेर, ठाणे-४०० ६०९.

मुद्रांक विक्रीचे ठिकाण: तहसिलदार कंपाऊंड बाहेर, मुद्रांक विक्रीच्याची सही (काशिना)





I, MOHAN BABURAO SHINDE Promoter of the proposed project / duly authorized by the promoter of the "HORIZON BHUMI" do hereby solemnly declare, undertake and state as under:

- 1) That Promoter have a legal title to the land on which the development of the project is proposed

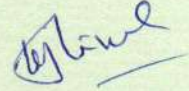
AND

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 Promoter is **31/03/2028**
- 4) That, seventy per cent 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- 5) That, the amounts from the separate account shall be withdrawn in accordance with Rule 5
- 6) That, 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
- 7) That, 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, promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
- 10) That, 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.

For M/S MAJESTIC HORIZON BHUMI DEVELOPERS



Mr. Mohan Baburao Shinde

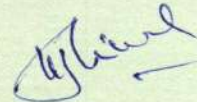
Partner

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 Thane on 19th day of August in the year 2023

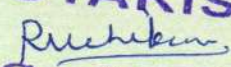
For M/S MAJESTIC HORIZON BHUMI DEVELOPERS



Mr. Mohan Baburao Shinde

Partner



NOTARISED

R. S. SHINDE
B.Com, M.B.A, LL.B
ADVOCATE & NOTARY-GOVT OF INDIA
A-402, Pataskar Avenue, Tekdi Bungla
Panch Pakhadi, Thane (W) - 400 602
(Subject to Registration)

19 AUG 2023