

एक नो रुपये

v. 100



Rs. 100 ONE HUNDRED RUPEES

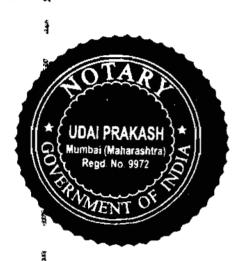
म्हरूतीय ज्ञान

## AIRTH INDIA

महाराष्ट्रं MAHARASHTRA

**2017** 

RW 267783





[See rule 3(6)]

प्रधान सुद्रांक कार्यालय, सुंबई प.म.ति.क. ८००० १५ 23 JUN 2017

सक्षम अधिकारी

**ही**. हेटले सर्वेत

## **AFFIDAVIT CUM DECLARATION**

Affidavit cum Declaration of Mr. Gaurav O Monga, the Partner of Ecopark Developers LLP, the promoter of the project, duly authorized by the promoter of the project, vide it's/their authorization/Board Resolution dated June 28, 2017.

I, Gaurav O Monga duly authorized by the promoter of the project do hereby solemnly declare, undertake and state as under:

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## - 1 JUL 2017

्रातिकारपण सारी Only for Allahyak प्रस्कृतिक प्रतिक प्रति मुद्रण्य है, प्रत्य देशाच्याच गरिय े - - श्रीक्षांस्थ्य के - विकास किया है कि किया है किया

१९५५ रच्या सुप्रश्ति **स्थितीय स्थापित स्थापित** 

भागक विकास करिया । विकास करिया करिया करिया करिया करिया करिया । विकास करिया करिया करिया । विकास करिया करिया । विकास करिया करिया करिया । विकास करिय



 That 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 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 promoter has availed of construction finance from J M Financial Credit Solutions Ltd. by registered Unilateral Indenture of Mortgage dated 20<sup>th</sup> February'2017 by creating mortgage/charge over the project land. There are no other encumbrances or litigation on the project land.

Development Rights.

- That the time period within which the project shall be completed by promoter from the date of registration of project is 30 months (December 2019)
- 4. That seventy percent (70%) 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.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 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 account 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 utilized 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.

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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.

Jam Long Deponent

## **Verification**

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

Verified by me at Mumbai on this \_\_\_\_\_\_ of \_\_\_\_\_ of \_\_\_\_\_\_ 2017.

Deponent Deponent

Before me

J. P. TRIPATHI

LLB.)

Bombay

B.S. Narg.

Before Me

Advocate " Abdul A" nada, \*\*\*\* SOVERHIES OF

UDAI PRAKASH (M.A.LU.B.)
ADVOCATE & NOTARY GOVT. OF INDIA
MUMBAI (MAHARASHTRA)

Regid. (to.9972 Room No.10, S. No.94, Inaswadi, Kharodi Village, Marve Road, Malad (W) Mumbai-400 095.

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