

SPECIALITY LANDMARKS PRIVATE LIMITED

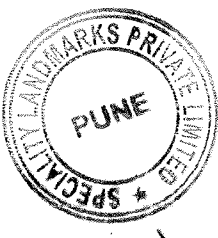
ANNEXURE 'A'

DECLARATION-CUM-UNDERTAKING

I Sandesh Dinesh Gupta adult, Indian inhabitant, the authorized signatory of the Company Speciality Landmarks Private Limited having my office at METROPOLE BUILDING, T4 T5 3RD FLOOR, NEAR INOX MULTIPLEX, BUND GARDEN ROAD, CAMP PUNE, Maharashtra, 411001 do hereby on solemn affirmation state, declare and undertake as under:

- 1) I say and declare that I as promoter have applied for registration of my real estate project, Mantra Magnus Phase 7 with MahaRERA vide application dated _____
- 2) I say and declare that the application for registration of the real estate project name Mantra Magnus Phase 7 is to be undertaken on land bearing SURVEY NO 52/1 (P), 54/1/25, 54/1/26, 54/1/27, 54/1/29 (P), CTS NO 1933 (P), 1934 (P), 1936 (P), 1938 (P) lying and being at Mundhwa Tal Pune City Dist Pune 411036 admeasuring Hectares 02-78.50 Ares hereinafter referred to as the "Project land"
- 3) I say, declare and undertake that as on date of submission of my/ our application dated _____ for registration of the real estate project Mantra Magnus Phase 7 there is/ are no subsisting pending application submitted to MahaRERA for registration of real estate projects(s) by whatever name called to be undertaken on the project land/part thereof or there is/ are no real estate project(s) by whatever name called registered with MahaRERA being executed on the project land/part thereof and that the plans as approved by the Competent Authority in respect of the real estate project Mantra Magnus Phase 7 for which the application is submitted for registration does not amend/modify/delete/ alter, the common/ special amenities such as recreation/ playground, parking, internal road(s), club house, gymnasium, swimming pool, play area (list not exhaustive) as the case may be, provided to the real estate projects in the layout already registered/ to be registered with MahaRERA as well as the public amenities such as amenity plot, built up amenity, other public reservations (list not exhaustive) as the case may be, as approved by the Competent Authority/ Government of Maharashtra.
- 4) I solemnly state, declare and undertake that the contents of this Declaration-cum-Undertaking are true, correct and binding upon me, as well as the promoter of Speciality Landmarks Pvt Ltd of the real estate project Mantra Magnus Phase 7

Date: 01/02/2024



Signature of authorized signatory