



महाराष्ट्र MAHARASHTRA

2020

TREASURY OFFICE NASIK

XY 286530

NOTARY

24 MAR 2021

NOTED & REGISTERED

at Serial No. 2643

DATE: 05/04/2021

THIS DOCUMENT

Contains Pages

ATO

FORM 'B'
[See rule 3(6)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE
SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE
PROMOTER

Affidavit cum Declaration

Mr. Atul Anil Nerpagar promoter of the proposed project under name as
"Morya Heights" at Plot No. 30+31+40+41, S. No. 897/1/B, Nashik Shivar, Indira
Nagar Annex, Nashik duly authorized as the promoter of the proposed project
to hereby solemnly declare, undertake and state as under:

That I / promoter have / has a legal title Report to the land on which the
development of the project is proposed

That the project land is free from all encumbrances.

That the time period within which the project shall be completed by
me/promoter will be 3 years from the date of registration of project;

For new projects:

That seventy per cent of the amounts realised 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.

RAVINDRA D. TAJANE
Advocate & Notary
Chamber's District. Nashik

जोड़पत्र
दस्तावेज प्रकार / अनुसूचित क्रमांक
दस्ता नोंदणी करणार भावेत का ?
नोंदणी होणार असल्यास दुय्यम निबंधक कार्यालयाचे नाव
मिळवणीचे स्थान
मोबलचा पत्ता
मुद्रांक विकल घेण्याची वेळ
दुय्यम पक्षाकराचे नाव
हत्तो असल्यास त्याचे नांव व पत्ता
मुद्रांक शुल्क रकम
मुद्रांक विक्री नोंद वही अनुक्रमांक/दिनांक

JAAP BUILDERS

Londira

Sunil Pardeishi

30012

05 APR 2021

मुद्रांक विकल घेण्याची सही :
दि नाशिक डिस्ट्रीक्ट ऑडव्होकेट
मल्टीपरपज को.ऑप.सोसायटी लि.नाशिक
नजि नं.एन.एस.के./जी.एन.एल./११२/१९७८ नाशिक कोर्ट
मुद्रांक विक्रेत्याची सही

S. G. Pardeishi



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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.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 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 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.

JAAP BUILDERS

Atul
Proprietor
Mr. Atul Anil Nerpagar
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 Nashik on this 05th day of April 2021.

JAAP BUILDERS

Atul
Proprietor
Mr. Atul Anil Nerpagar
Deponent

IDENTIFIED BY

NOTARY
NOTED & REGISTERED
at Serial No. 2643/2021
DATE: 05/04/2021
THIS DOCUMENT



BEFORE M.

R.D. Tajane
RAVINDRA D. TAJANE
Notary, Govt. of India
Office: 7/14, Mantri Chamber