



महाराष्ट्र MAHARASHTRA

2017

SG 152153

या कारणासाठी ज्यांनी मुद्रांक खरेदी केला आहे त्यांनी त्याच करणासाठी

मि. स्टॅम्प ६ महिन्यांच्या आत वापर करावा आहे. Affidavit

दस्तावाजकार / अनुच्छेद क्रमांक

जोत नोंदणी करणार आहेत या

नोंदणी होणार असल्यास दुसऱ्या

मुद्रांकीचे दर्जन

मोबदला रक्कम

मुद्रांक विकत घेणाऱ्याचे नाव

दुसऱ्या पक्षकाराचे नाव

हस्त असल्यास नाव व पत्ता

मुद्रांक शुल्क रक्कम

मुद्रांक विक्री नोंद वही अनु. क्रमांक

मुद्रांक विकत घेणाऱ्याची सही

परवानाधारक मुद्रांक विक्रेत्याची सही / पत्ता / परवाना क्रमांक

वसंतराम गुलेचंदणी

२७-०७-२०१७

३६३८ दि. १९-JUL-2017

the Pune Lawyers Consultancy Co-op Society Ltd., Pune LIC. No. 2201111



Form B

Affidavit cum Declaration

14 JUL 2017

We 1) Basantram I Bulchandani, Age: 76 years, Occupation: Business , Designation:

Partner

2) Shyam B Bulchandani Karta Of Shyam B Bulchandani HUF, Age: 50 years -,
Occupation: Business, Designation: partner

3) Rajesh B Bulchandani Karta of Rajesh B Bulchandani HUF, Age: 43 Years, Occupation:
Business, Designation: Partner

4) Prakash C Rohra, Age: 63 years, Occupation: Business, Designation: Partner

5) Amit P Rohra, Age 33 Years, Occupation: Business, Designation: Partner

6) Shyam B Bulchandani, Age: 50 years -, Occupation: Business, Designation: partner

7) Rajesh B Bulchandani, Age: 43 Years, Occupation: Business, Designation: Partner

8) Prakash C Rohra Karta of Prakash C Rohra HUF, Age: 63 years, Occupation: Business,

Designation: Partner

That we are partners of M/S Nucon Builders, a Partnership Firm, Having its registered office at flat no 101 diamond park society netaji chowk Ulhasnagar 421004, the Promoter of the proposed project 'Naren Bliss' and 'Naren Pearl' located at s.no 135 hissa no 1+3a/1b, 1+3b, 2/2a/1, 1+3a/2, 2/2b do hereby solemnly declare, undertake and state as under:

1) That I promoter have a legal title Report to the land on which the development of the project is being carried out.

2) That the project land is free from all encumbrances except an OD facility availed from The Navjeevan Co-operative Bank limited, Ulhasnagar-3 (hereinafter referred to as the said 'Bank') which I shall diligently repay. The promoters have accordingly mortgaged certain units in the project with the said The Navjeevan Co-op Bank Limited & in Furtherance therefore executed a Notice of Intimation dated 19/11/2016 registered at the office of the Sub-registrar at Haveli No. 23 bearing No. 3074/2016.

3) That the time period within which the project shall be completed from the date of registration of project has been mentioned in the registration form & the project will be completed within the stipulated time from the date of registration.



- 4) That seventy per cent of the amounts to be realised 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 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.



Nucon Builders

Bulchandani

Mr Basantram I Bulchandani

Partner

Mr Shyam B Bulchandani karta

For Shyam B Bulchandani (huf)

Partner

Rajesh

Mr Rajesh B Bulchandani karta

For Rajesh B Bulchandani (huf)

Partner

Mr Prakash C Rohra

Partner

Amit Rohra

Mr Amit P Rohra

Partner

Mr Prakash C Rohra Karta

For Prakash C Rohra (huf)

Bulchandani

Mr Shyam B Bulchandani

Partner

Mr Rajesh B Bulchandani

Partner



BEFORE ME

Prakash H. Pardeshi

PRAKASH H. PARDESHI
NOTARY, GOVT. OF INDIA
PUNE DISTRICT



19 JUL 2017

Deponents

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by us therefrom.

Verified by us at Pune on this 19th date of July 2017.



Mr. Basantram I. Bulchandani

Mr. Basantram I. Bulchandani

Partner

Mr. Shyam B. Bulchandani

For Shyam B. Bulchandani (huf)

Partner

Mr. Rajesh B. Bulchandani

Mr. Rajesh B. Bulchandani karta

For Rajesh B. Bulchandani (huf)

Partner

Mr. Amit P. Rohra

Mr. Amit P. Rohra

Partner



Mr. Prakash C. Rohra Karta

For Prakash C. Rohra (huf)

Partner

Mr. Shyam B. Bulchandani

Mr. Shyam B. Bulchandani

Partner

Mr. Rajesh B. Bulchandani

Mr. Rajesh B. Bulchandani

Partner

19 JUL 2017