

महाराष्ट्र MAHARASHTRA

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19 JAN 2024



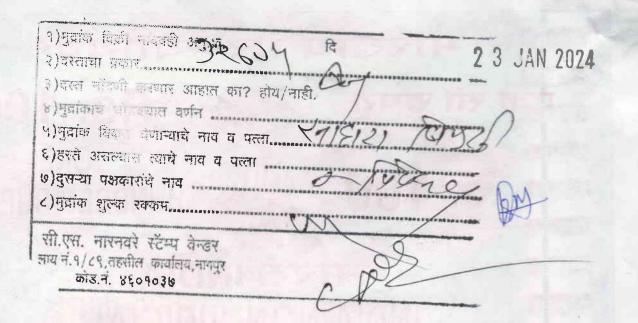
**FORM 'B'** [See Rule 3(6)]

Declaration, Supported by An Affidavit, which shall be Signed by the Promoter or any Person Authorized by the Promoter

Affidavit cum Declaration

Affidavit cum Declaration of Mr./Ms. Sunilkumar Rajendra Rai s/o Rajendra Rai Promoter of the proposed project/ duly authorized by the promoter of the proposed project "TULIP" Plot No 21, KH. No. 34/1, Mouza -Ghogali, Tehsil and District Nagpur, Pin Code 440037, vide its/his/their authorization dated 30-06-2024:

I, Sunilkumar Rajendra Rai s/o Rajendra Rai Promoter of the proposed project/ duly authorized by the promoter of the proposed project "TULIP" Plot No 21, KH. No. 34/1,



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Supported by An Africant, senich shall be ingred by the Prompter or any Person Authorites by the Franciscs

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Affidavit cum Decimation of Mr./Mis Suntiburar Rejembra Rat s.'o Rejembra ital seminare of the proposed seminar of six proposed duly authorized by the promoter of the proposed midel TULIF Plat No 24, ICL No. 34/1, Mouza -Ghogali, Tebell and District Nagous, Fig. and Allahotz vide in District Nagous, Fig.

, Sunthumer Rejnodra hal sin Rejendra Sai Promoter of the proposed project/ duly Triboscad by the promoter of the proposed project "TULIE" Plot No 21, KH. No. 34/1... Mouza -Ghogali, Tehsil and District Nagpur, Pin Code 440037 do hereby solemnly declare, undertake and state as under:

	. That I/ <del>promoter</del> have/ <del>has</del> a legal title report to the land on which the development of the project is proposed
	<del>OR</del>
	have/has a legal title report to the land on which the development of the proposed project is to be carried out
	AND A legally valid authentication of the 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 project land is free from all encumbrances.
	That details of encumbrances
	and litigation details of any rights title including dues
	and litigation details of any rights, title, interest or name of any party in or over such land, along with details.
3.	That the time period within which the project shall be completed by me/promoter from the date of registration of the project 31-12-2028.
**	That seventy per cent of the amount 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 the purpose.
	(b) For ongoing project on the date of commencement of the act
	(i) (that seventy per cent of the amounts to be realized hereinafter by me/promoter for the real estate project from the allottees from time to time
	(i) (that seventy per cent of the amounts to be realized hereinafter by me/promoter for the real estate project from the allottees, from time to time, bank to cover the cost of construction and the land cost and shall be used only for that purpose.
	bank to cover the cost of construction and the land cost and shall be
	bank to cover the cost of construction and the land cost and shall be used only for that purpose.

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 a 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 utilized 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 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

Deponent PARTNER

Sunilkumar Rajendra Rai

## Verification

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

Verified by me at





Ms. Surajkalasingh N. Chouhan NOTARY Nagpur DIST. (M.S.) INDIA

ATTESTED



