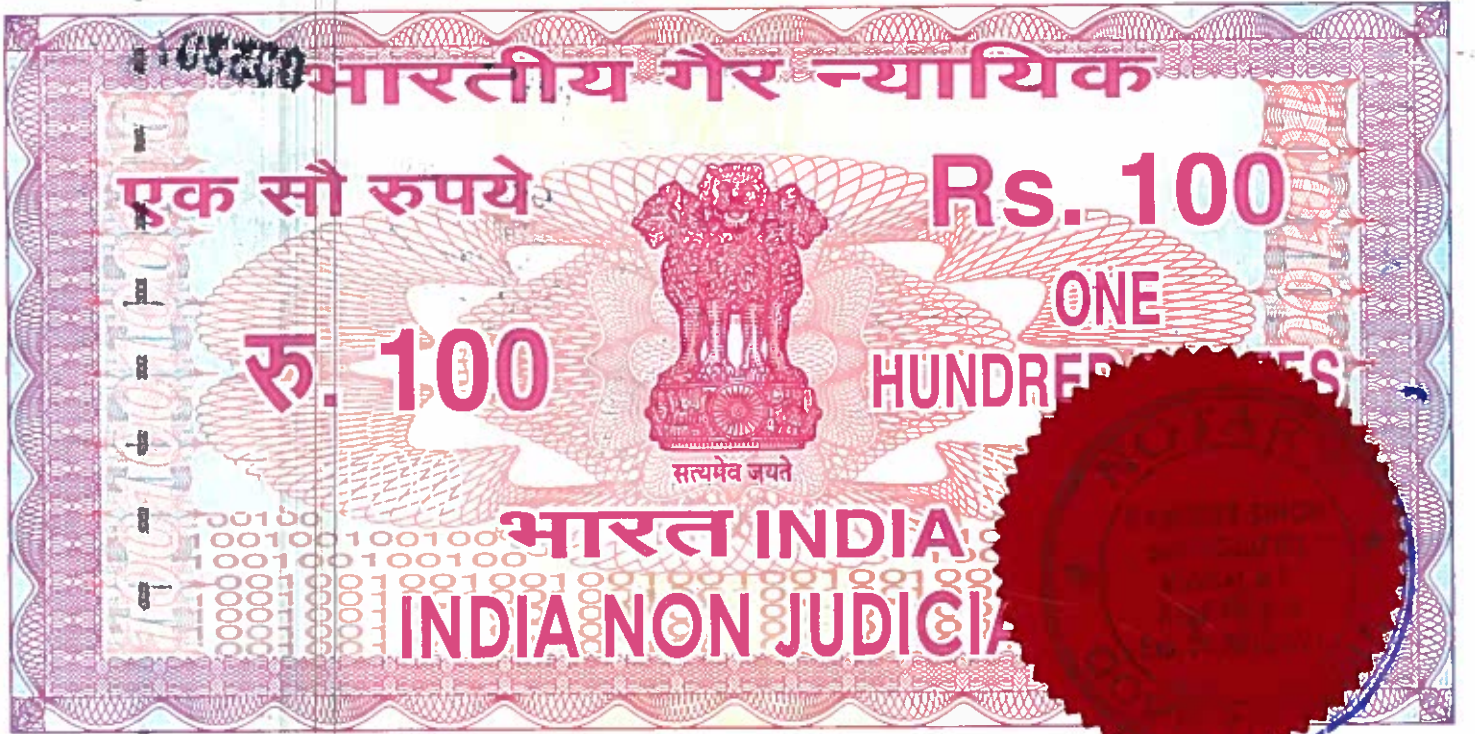
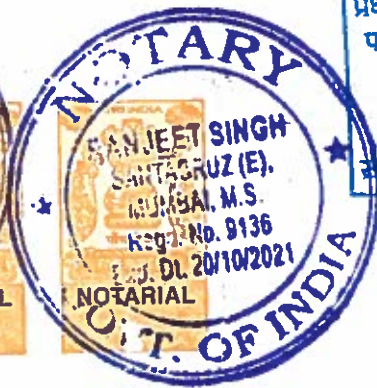




महाराष्ट्र MAHARASHTRA

2017

RW 458461



प्रधान मुद्रांक कार्यालय, मुंबई
प.म.वि.क्र. ८००००९९
23 JUN 2017
संक्षेप अधिकारी

सी. हेमंत सावंत

FORM 'B'
[Rule 3(6) of Rules]

Affidavit cum Declaration



Affidavit cum Declaration of Mr. Narendra Lodha, Authorised Signatory, of Agile Real Estate Pvt. Ltd, the Promoter of the real estate project known as **"Sunrise A"** situated on all those pieces or parcels of non-agricultural land or ground, bearing Old Survey No. 200/Hissa No. 26/1(PT) (new Survey No. 95/Hissa No. 26A(PT)), Old Survey No. 200/Hissa No. 26/2 (PT)(new Survey No. 95/Hissa No. 26B(PT)), Old Survey No. 200/Hissa No. 26/3 (PT)(new Survey No. 95/Hissa No. 26C(PT)), Old Survey No. 202/Hissa No. 1 (PT)(new Survey No. 97/Hissa No. 1(PT)), Old Survey No. 202/Hissa No. 2(PT) (new Survey No. 97/Hissa No. 2(PT), Old Survey No. 202/Hissa No. 3 (PT)(new Survey No. 97/Hissa No. 3(PT)), Old Survey No. 202/Hissa No. 5(PT) (new Survey No. 97/Hissa No. 5(PT)), Old Survey No.

[illegible]

पुनः प्रमाणार्थी Only for Affidavit (१) प्रतिक प्रतीति/प्रमाण

(१) मुद्रांक विषयी नोंदवही अगु. क्रमांक/दिनांक

(Serial No./Date)

2) यहाँ फलतः ब्रह्मचर्य ही, व विवाहादि नहीं है।

(Stamp Purchaser's Name, Place of Residence)

॥ श्री गुरुभ्यो नमः ॥

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202/Hissa No. 6A(PT) (new Survey No. 97/Hissa No. 6A(PT)), Old Survey No. 202/Hissa No. 6B(PT) (new Survey No. 97/Hissa No. 6B(PT)), Old Survey No. 202/Hissa No. 6C (PT)(new Survey No. 97/Hissa No. 6C(PT)), Old Survey No. 202/Hissa No. 7/1(PT) (new Survey No. 97/Hissa No. 7A(PT)), Old Survey No. 202/Hissa No. 7/2 (PT)(new Survey No. 97/Hissa No. 7B(PT)), Old Survey No. 203/Hissa No. 8/1(PT) (new Survey No. 98/Hissa No. 8A(PT)), Old Survey No. 235/Hissa No. B(PT) (new Survey No. 104/Hissa No. 16(PT), of Village Balkum, in the City, Taluka and District of Thane, and within the Registration District and Sub-district of Thane, Maharashtra, duly authorised vide Resolution dated 19th May 2017.

I, Narendra Lodha, Authorised Signatory, duly authorised by the Promoter of the project do hereby solemnly declare, undertake and state as under:

- 1) The Promoter has a legal title report to the land on which the development of the project is ongoing.
- 2) The details of the encumbrances including the dues and litigation, details of any rights, title, interest or name of any party in or over such land, alongwith other details has been provided in the Encumbrance Certificate/Title Certificate.
- 3) That the time period within which the project shall be completed by Promoter from the date of registration of the project shall be 31st December 2022.
- 4) For 'ongoing project' on the date of commencement of the Act, seventy per cent of the amounts to be realised hereinafter by Promoter for the real estate project from the Allottee/s, 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 accounts duly certified and signed by such practicing Chartered Accountant, and it shall be verified during the audit that the amounts collected for the 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 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 the Rules, within seven days of the said changes occurring.
- 9) That the Promoter has furnished such other documents and information/disclosures as have been prescribed by the rules and regulations made under the Act on the website at the time of registration.



- 10) That the Promoter shall not discriminate against any Allottee/s at the time of allotment of any apartment, plot or building, as the case may be.


Deponent

Authorised Signatory of Agile Real
Estate Pvt. Ltd.

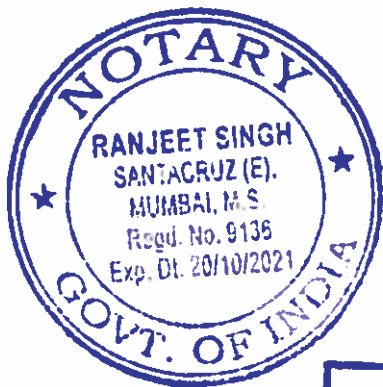
Verification

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

Verified by me at Mumbai on this 13th day of July 2017


Deponent

Authorised Signatory of Agile Real
Estate Pvt. Ltd.



BEFORE ME


RANJEET SINGH
M.Sc.LL.B.
NOTARY
MAHARASHTRA
GOVT. OF INDIA

Register No. 4741

Dated : 13 JUL 2017

