

8314



महाराष्ट्र MAHARASHTRA

2017

SG 247988

अनुक्रमांक ५५५ दिनांक २१/७/१७ रुपये १००
 मुद्रांक कोणत्या कारणासाठी वापरण्याचा आहे
 मुंबई मुद्रांक अधिनियम, १९५८ चे अनुच्छेद क्र.
 नांव कोणार् डेव्हलपर्स
 संपूर्ण पत्ता कोणार् डेव्हलपर्स
 हस्ते नांव प्रमोटराची
 पत्ता २१/७/१७



मुद्रांक धारकाची/हस्ते व्यक्तीचा सही

स्वाक्षरी
 (श्री. अनिल टिळेकर)
 मुद्रांक मिळाल्या परवाना क्र. २२०३०१७
 परवान्याची मुदत २५/०३/२०१७
 पत्ता-सहायिका, बारमती

NOTED AND REGISTERED
 AT SR.No. 3314
 DATED: 21/7/2017

FORM-B

[See rule 3(4)]

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

Affidavit cum Declaration

Before Notary Public Officer Baramati, Dist-Pune

Affidavit cum Declaration of **Onkar Developers** through its Partners **Mr. Prasad Laxman Gaikwad**, Age 53 years, Occupation- Business, **Mr. Anandrao Narhari Shinde**, Age 53 years, Occupation- Business, & **Mrs. Vandana Ganpat Taware**, Age 42 years, Occupation- Business, all R/o. Baramati, Tal- Baramati, Dist-Pune promoter of the proposed project, vide its/his/their authorization dated **21st July 2017**.



We, **Onkar Developers** through its Partners **Mr. Prasad Laxman Gaikwad**, Age 53 years, Occupation- Business, **Mr. Anandrao Narhari Shinde**, Age 53 years, Occupation- Business, & **Mrs. Vandana Ganpat Taware**, promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

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

AND

a legally valid authentication of 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 said land is free from all encumbrances.

3. That the time period within which the project shall be completed by me/promoter is **30th June 2018**.

4. 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.

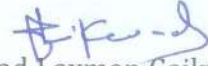
5. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.

6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.

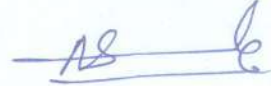
7. That I / promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts 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.



8. That I / promoter shall take all the pending approvals on time, from the competent authorities.
9. That I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I / promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.



Mr. Prasad Laxman Gaikwad,



Mr. Anandrao Narhari Shinde,

Mrs. Vandana Ganpat Taware
Deponent

Verification

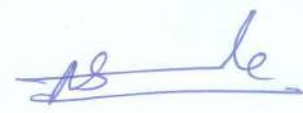
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at **Baramati** on this **21st** day of **2017**.


विकास मिहदेव
काराहरी



Mr. Prasad Laxman Gaikwad,



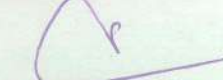
r. Anandrao Narhari Shinde,



s. Vandana Ganpat Taware
Deponent



BEFORE ME


S.N. JAGTAP