



महाराष्ट्र MAHARASHTRA

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PR 166821



म्य कोषागार कार्यालय, उल्हासबाग
मुद्रांक पुरवण दिनांक

16/03/2017
MAR 2017

म्य कोषागार अधिकारी, उल्हासबाग

2 MAY 2017



FORM B

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. Hari Mulchand Bhatia, Designated Partner of Mohan Lifespaces LLP, promoter of the proposed project Mohan Altezza-III (Skyville), duly authorized by all the promoters of the proposed project, vide their authorization dated 10th July 2017.



जोडपत्र-१/Annexure-1

फक्त प्रतिज्ञापत्रासाठी (अनुच्छेद-४)

Only for Affidavit (Article-4)

प्रतिज्ञापत्र कोणाकडे सादर करावयाचे

For Submitting to _____

प्रतिज्ञापत्रासाठीचे कारण

Reason for Affidavit _____

मुद्रांक विकत घेणाऱ्याचे नाव व रहिवाशी पत्ता

Stamp Purchaser's Name M/S. Mohan Life spaces LLP

Place of Residence Flat. No. 201, 1st floor, Mengham,

मुद्रांक विक्री बाबतची नोंदवली अनु. क्र. / दि.

(Serial No. 161 Date 12/08/2017)

मुद्रांक विकत घेणाऱ्याची सही

Stamp Purchaser's Sign Mahesh

परवानाधारक मुद्रांक विक्रीसाठी येतो

AMIT K. SANDHI

Stamp No. 1242008

1242008

या कारणासाठी मुद्रांक विकत घेतला आहे. यासाठी कोणताही तक्रार कारणासाठी
मुद्रांक खरेदी केल्यापासून ६ महिन्यात यापुढील अर्थाने अर्ज करावा.





I, promoter of the proposed project / duly authorized by all the promoters of the proposed project 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 proposed

OR

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 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 has been mortgaged to Indiabulls Housing Finance Limited against the Project Finance.

3. That the project shall be completed by us by June 2018.

4. (a) 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.

(b) For ongoing project on the date of commencement of the Act

(i) 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.

OR

(ii) That entire 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, since the estimated receivable of the project is less than the estimated cost of completion of the project.

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.

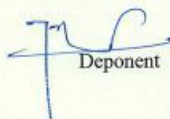


7. That I /the promoter shall take all the pending approvals on time, from the competent authorities.

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.

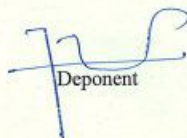
10. That I/the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.


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 on this day of


Deponent



ATTESTED

B. T. KHARAT
S.A., LL.B
ADVOCATE & NOTARY
TALUKA-KALYAN
DIST. THANE

20 JUL 2017