



महाराष्ट्र MAHARASHTRA

2024

22AB 415795

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

प्रधान मुद्रांक कार्यालय, मुंबई
प.मु.नं. ८००००९५
13 AUG 2024
सक्षम अधिकारी

श्रीम. एल. एस. सांगळे

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Shaukat Ali Khan authorized partner of M/s Crystal Construction Company (Promoter) of the proposed project duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 25/07/2017;

I, Mr. Shaukat Ali Khan authorized partner of 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 we promote have a legal title to the land on which the development of the project is proposed
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by us/promoter is 30/06/2025.



Sh. Shaukat Ali Khan

21 AUG 2024

002923

जोडपत्र-५ Annexure - 5

अवत प्रतिज्ञापत्रासाठी Only for Affidavit

मुद्रांक दिकत घेणाऱ्याचे नाव _____

मुद्रांक दिकत घेणाऱ्याचे पत्ता _____

मुद्रांक दिकत घेणाऱ्याची पत्ता _____

CRYSTAL CONSTRUCTION COMPANY
121, Azad Nagar,
Awdhooi Co-op. Hsg. Soc., Azad Nagar 1,
J. P. Road, Andheri (W), Mumbai - 53

21 AUG 2024

मुद्रांक दिकत घेणाऱ्याची सही

परवानाधारक मुद्रांक निश्चित्याची सही

परवाना क्रमांक : ८०००००५

मुद्रांक निश्चितीचे निष्पत्तीसाठी कोर्ट बार् अशोशिएशन

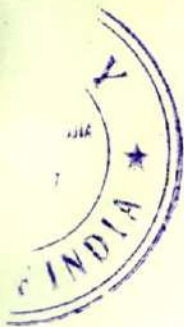
एन. एम. कोर्ट, अंधेरी (पूर्व), मुंबई - ६९.

राज्याच्या कार्यालयासमोर प्रतिलिपि सादर करणेसाठी मुद्रांक

कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी मुद्रांक

करवावासात ६ महिन्यात वापरणे बंधनकारक आहे.





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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 We 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 We promoter shall take all the pending approvals on time, from the competent authorities.
9. That We promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That We 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.

For Crystal Construction Company



[Signature]

Partner
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 Mumbai on this 26th day of August 2024.

For Crystal Construction Company



[Signature]

Partner
Deponent

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[Signature]
26/8/24
RAM SAGARK KANOJIA
(B.A.L.L.B.)
ADVOCATE & NOTARY GOVT. OF INDIA
REG No 15187