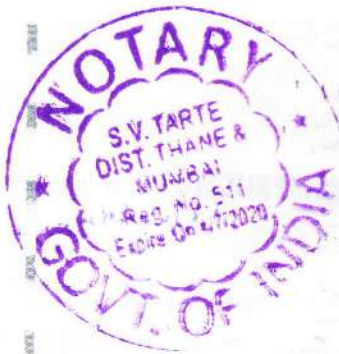




महाराष्ट्र MAHARASHTRA

2017

RZ 916787



FORM 'B'

26 JUL 2017

Affidavit cum Declaration

I, **Anmol W Mhatre**, Age 28 yrs, Occupation Business, Indian Inhabitant having residence address at B 03 OM SAI ANAND SOC MAHARASHTRA NAGAR DOMBIVLI 421202 duly authorized partner of **GURUDEEP CONSTRUCTIONS**, a partnership firm incorporated under Indian Partnership Act, 1932 (hereinafter referred to as "**Promoter**") do hereby solemnly declare, undertake and state as under:



14 AUG 2017

Annexure-II

Serial No. 4086 Date 14/8/2017

(Nature of document) Agreement

(Whether it is to be Registered?) No

(Promoter's Purpose) for purpose

(Stamp) **FOR GURUDEEP CONSTRUCTIONS**

(If through) Atandh waman Mhatre
Name of the parties **PARTNERS**

(Name of the other party) Co owned Atandh **PARTNERS**

(Stamp Duty Amount) Rs. 100 14/8/2017

Pan AVCFM6609H

Licence No. 1206043

STAMP VENDOR

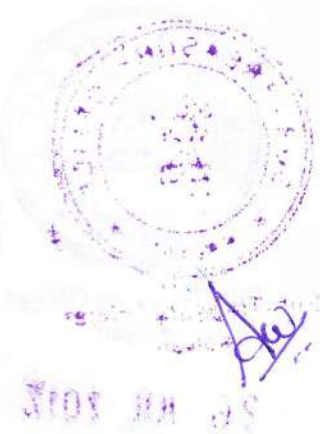
MR. AVINASH H. GUJARE

Atandh

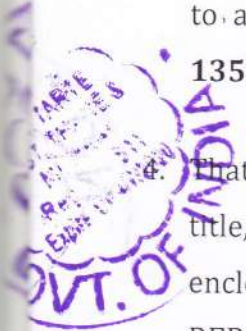
14 AUG 2017

Add. D-06, Kasturi Plaza,
Manpada Road, Dombivli (E)

या कारणासाठी वदांनी सुदांका वदांनी केला वदांनी त्याच कारणासाठी
सुदांका वदेदी केलाया तुम वदांका वदांनी केलाया वदांनी आहे.



1. That the Promoter (i.e. **GURUDEEP CONSTRUCTIONS**) is entitled to develop and construct building on a parcel of land admeasuring **1300.00** square meters bearing **MOUJE GAVDEVI SRN145 OLD 89 NEW HSN 8** (hereinafter referred to as "**Land**").
2. That the Promoter has obtained a legal title report reflecting the flow of title of the Promoter to the said Land on which the development of the said project is proposed. An authenticated copy of the title certificate dated **30.11.2010** issued by **Adv. S V TARTE** advocate is enclosed/uploaded with Form "A" - Application for registration of the said Project with Real Estate Regulatory Authority ("**RERA**").
3. That the Promoter is constructing a project namely "**JAYA SHANTARAM HEIGHTS**" on the said land which will consist of 1 building to be known as "**JAYA SHANTARAM HEIGHTS**" with 1 (One) wings namely Wing "A" hereinafter referred to as the said "Building") with a proposed total construction built -up area of **1354.40** sq meters (hereinafter referred to as "**Project**").
4. That the details of encumbrance including dues and litigation, details of any rights, title, interest or name of any party in or over such I and along with details are enclosed/upoad with Form "A" - Application for registration of the said Project with RERA and a list detailing the same is hereto annexed and marked as Annexure "I".
5. That by **31st Decemember 2019**, the said Project shall be completed by the Promoter.
6. That the 70% (Seventy per cent) of the amounts to be realized hereinafter by the Promoter for the said 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 in accordance with the provisions of the Real Estate (Regulation and Development) Act, 2016 ("Act") and rules there under.



7. That the amounts from separate account shall be withdrawal accordance with Rule 5 of the Maharashtra Real Estate (Regulation and Development) Rules, 2017 ("Rules").
8. That the promoter shall get the accountants audited within 6(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 this project have been utilised for the same project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
9. That the promoter shall take all the pending approvals on time, from the competent authorities.
10. 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 7(seven)days of the said changes occurring.
11. That the promoter has furnished such other documents as have been prescribed by the Rules and regulations made under the Act.
12. That the promoter shall not discriminate against any allottee at the time of allotment of any apartment.
13. That I am executing this Affidavit cum Declaration in support of Form -A being the application to be made for registration of the said Project i.e. " **JAYA SHANTARAM HEIGHTS**" with RERA.



VERIFICATION

I **Anmol W Mhatre, Age 28 yrs**, Occupation: Business, Indian Inhabitant having residence address at B 03 OM SAI ANAND SOC MAHARASHTRA NAGAR DOMBIVLI 421202 duly authorized partner of **GURUDEEP CONSTRUCTIONS** (i.e. Promoter of the aforesaid Project) hereby verify that the contents of may above affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Dombivli on this 14th Day of Aug 2017.



Sr. No.

T - 417

Date

14/08/2017

I Mr Gurudeep Construction Through Partner Anmol Waman Mhatre Aged 28 yrs.
Residing at B 03, Om Sai Anand Society., Maharashtra Nagar, Dombivli West 421202

Pan Card No.: AUCPM6609H

Name : Mr Gurudeep Construction Through Partner Anmol Waman Mhatre



Signature

that We have executed the annexed Affidavit Cum Declaration
on 14/08/2017
Pertaning to Rerra Purpose
& Signed the same beside our photo herein above & the said document
contain 5 pages.

The above persons have signed
Before Me

Shri. S. V. Tarte
Advocate & Notary

Arihant Pooja CHS., Near Tarte Plaza, Gandhi
Nagar., Dombivli (E) - 421204, Tel.: 2820491

