

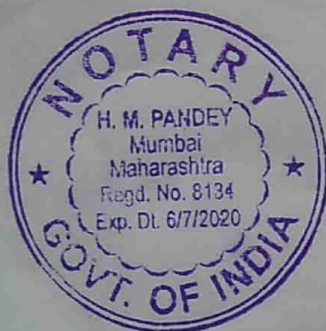


**CHALLAN**  
**MTR Form Number-6**

GRN	MH004057908201718E	BARCODE			Date	31/07/2017-16:48:04	Form ID	
Department				Inspector General Of Registration				
Type of Payment				Non-Judicial Stamps-Consolidated Stamp Duty				
Office Name				VSI3_VASAI NO 3 JOINT SUB REGISTRAR				
Location				THANE				
Year				2017-2018 One Time				
Account Head Details				Amount In Rs.				
0030046401 Consolidated Stamp Duty85				100.00				
Fiat/Block No.				SURVEY NO.179 180 181				
Premises/Building				Road/Street				
				OPP UMROLI RAILWAY STATION				
Area/Locality				PALGHAR				
Town/City/District								
PIN				4 0 1 4 0 4				
Remarks (If Any)				FORM B FOR AFFIDAVIT CUM DECLARATION FOR SHREE SAI SAMARTH BUILDERS AND DEVELOPERS - RERA				
Amount In				One Hundred Rupees Only				
Total				100.00				
Payment Details				STATE BANK OF INDIA				
Cheque-DD Details				FOR USE IN RECEIVING BANK				
Bank CIN				Ref. No.				
00040572017073180700				IK00GMZFL6				
Bank Date				RBI Date				
31/07/2017-16:49:09				Not Verified with RBI				
Name of Bank				Bank-Branch				
STATE BANK OF INDIA								
Name of Branch				Scroll No. , Date				
				Not Verified with Scroll				

NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.  
सदर चलान केवल दृश्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तांसाली लागू आहे. नोंदणी न करावयाच्या दस्तांसाली सदर चलान लागू नाही.

Mobile No. : 9224783958



For Shree Sai Samarth Builders & Developers

*R. D. Liwale*  
Partner

(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.

For Shree Sai Samarth Builders & Developers

*R. D. Liwale*  
Partner



FORM 'B'  
[See rule3(6)]

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 M/s. SHREE SAI SAMARTTH BUILDERS % DEVELOPERS the promoter of the proposed/ongoing project "IDEAL AVENUE" situated at Building No.-3, Type-B1D, B Wing, Survey No.-179,180 & 181, Opp. Umroli Railway Station, Umroli East, Village-Umroli, Dist-Palghar, Maharashtra-401404, duly authorized by the partner SHRI. RAJENDRA DEV JAGTBHUSHAN TIWARI.

I SHRI. RAJENDRA DEV JAGTBHUSHAN TIWARI the partner and promoter of the proposed/ongoing project "IDEAL AVENUE" duly authorized by the promoter of the proposed/ongoing project do hereby solemnly declare, undertake and state as under:

1. That promoter has a legal title Report to the land on which the development of the project is proposed/ongoing 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 is free from all encumbrances.
3. That the time period within which the project shall be completed by promoter from the date of registration of the project.
4. For new projects :
  - (a) 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.

For Shree Sai Samarth Builders & Developers .

R. D. Tiwari  
Partner



(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 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 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 these rules, within seven days of the said changes occurring.
9. That the promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That 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

For SHREE SAI SAMARTH BUILDERS & DEVELOPERS  
For Shree Sai Samarth Builders & Developers

*R. D. Tiwari*  
Authorized Signatory

Verification

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



Deponent

For SHREE SAI SAMARTH BUILDERS & DEVELOPERS  
For Shree Sai Samarth Builders & Developers

*R. D. Tiwari*  
Authorized Signatory

Verified by me at Nala Sopara 31<sup>th</sup> July 2017.

**ATTESTED**

*H. M. Pandey*  
**H. M. PANDEY**  
NOTARY  
Maharashtra  
(Govt. of India)

31 JUL 2017