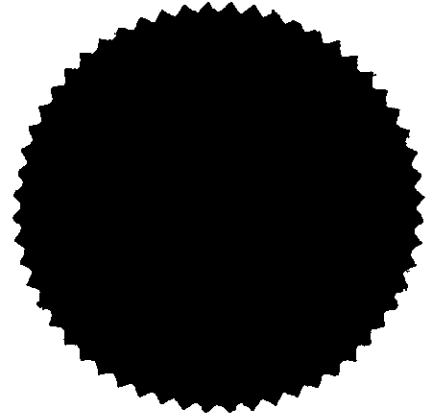
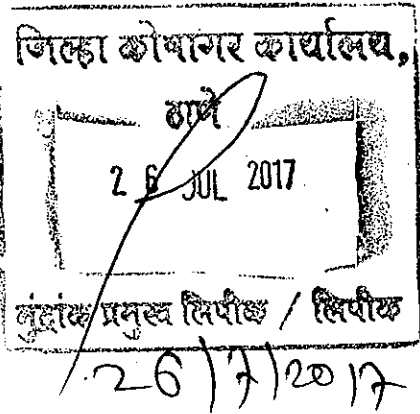




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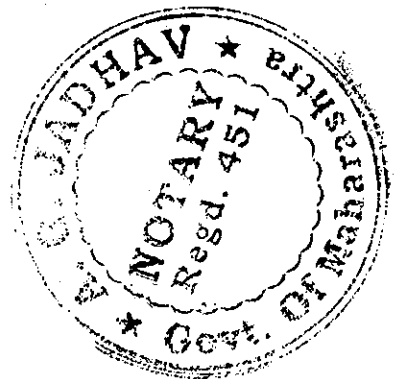


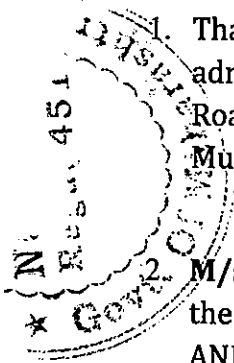
FORM B

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. Bhalchandra Kashinath Patil**, duly authorized by the promoter of the proposed project "**Purvanchal Co-Operative Housing Society Limited**" vide his authorization dated 30th day of July, 2017 M/s. **Kamalnath Universal Private Limited** having registered office at 501, Thacker Tower, Sector 17, Vashi, Navi Mumbai-400 703 a Private Limited Company incorporated under Companies Act, 1956 (hereinafter referred to as "**Promoter**") do hereby solemnly declare, undertake and state as under:

[Handwritten signature]





1. That the Promoter is entitled to develop and construct building on a parcel of land admeasuring 517 sq. mtrs., bearing Plot No. 189, lying being and situated at Navghar Road, Mulund-(East), Taluka-Kurla, and in the Registration district of Mumbai and Mumbai Sub-urban District (herein after referred to as "**Land**").

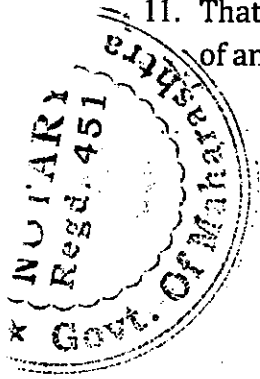
M/s. Purvanchal Co-Operative Housing Society Limited has a legal title Report to the land on which the development of the proposed project is to be carried out
AND

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.

3. That the project land is free from all encumbrances and there are pending litigations, the details of which are annexed herewith in "**Annexure 1**".
4. That the promoter shall complete the project on or before 31st December, 2025.
5. That seventy per cent of the amounts to be realised hereinafter by the 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.
6. That the amounts from the separate account shall be withdrawn in accordance with Rule 5.
7. 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.
8. That the promoter shall take all the pending approvals on time, from the competent authorities.
9. 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.



10. That the promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
11. 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.



M/s. Kamalnath Universal Private Limited
Mr. Bhalchandra Kashinath Patil
Director


Deponent

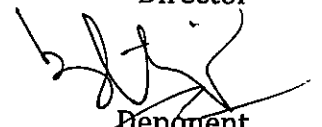
Verification

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

Verified by me at Vashi on 31st day of July, 2017.

M/s. Kamalnath Universal Private Limited
Mr. Bhalchandra Kashinath Patil

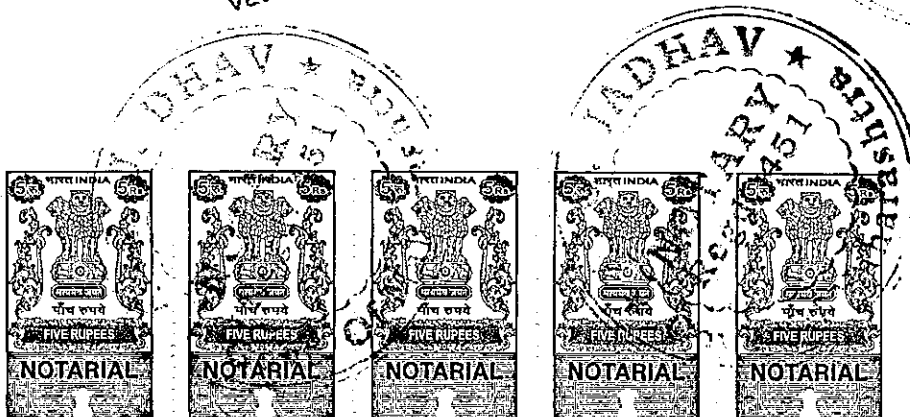
Director


Deponent

ATTESTED

A. G. Jadhav
31.7.2017

PER/2782 25 028
A. G. JADHAV B.A.L.L.B
HIGH COURT ADVOCATE &
NOTARY
E-8, 1st Floor, Sector - 1
Vashi, Navi Mumbai - 400 703



Annexure A: Pending Litigation details

Sr. No.	Name of the Court	Type of Case	Petition	Case Number	Year	Whether any preventive/Injunction/Interim Order is passed	Present Status
1	27 th Additional Magistrate's Court, Mulund	Criminal	Appeal	CC/217/S S/2015	2015	Yes. Interim order was passed on 19.04.2017 by District and sessions Court in Review Petition filed by the Directors that pending filing the reply the respondent shall not proceed with adducing evidence before the Trial Court	Ongoing
2	27 th Additional Magistrate's Court, Mulund	Criminal	Appeal	CC/218/S S/2015	2015	Yes. Interim order was passed on 19.04.2017 by District and sessions Court in Review Petition filed by the Directors that pending filing the reply the respondent shall not proceed with adducing evidence before the Trial Court	Ongoing
3	27 th Additional Magistrate's Court, Mulund	Criminal	Appeal	CC/219/S S/2015	2015	Yes. Interim order was passed on 19.04.2017 by District and sessions Court in Review Petition filed by the Directors that pending filing the reply the respondent shall not proceed with adducing evidence before the Trial Court	Ongoing
4	27 th Additional Magistrate's Court,	Criminal	Appeal	CC/220/S S/2015	2015	Yes. Interim order was passed on 19.04.2017 by District and sessions Court in Review Petition filed by the Directors that	Ongoing



	Mulund					pending filing the reply the respondent shall not proceed with adducing evidence before the Trial Court	
5	State Consumer Disputes Redressal Commission	Civil (Consumer Complaint)	Suit	167/2013	2013	Yes. Interim order was passed for expediting passing of Completion/Occupation Certificates on 19/07/2016 and 19/09/2016	Ongoing
6	State Consumer Disputes Redressal Commission	Civil (Consumer Complaint)	Suit	168/2013	2013	Yes. Interim order was passed for expediting passing of Completion/Occupation Certificates on 19/07/2016 and 19/09/2016	Ongoing
7	State Consumer Disputes Redressal Commission	Civil (Consumer Complaint)	Suit	169/2013	2013	Yes. Interim order was passed for expediting passing of Completion/Occupation Certificates on 19/07/2016 and 19/09/2016	Ongoing
8	MRTD Court	Criminal	Arbitration petition	0	2017	No.	Ongoing

