



महाराष्ट्र MAHARASHTRA पंढरपूर विक्री क्र. ० 2017 ० दिनांक 12 APR 2018 AF 892918

श्री संजय विश्वनाथ हंकार
 रा. पंढरपूर तालुका जनरल स्टॅप
 रु.चा ५०० के. ५०० चा ५००
 भारतीय रुपये चे स्टॅप दिले.

उप लेखन अधिकारी, पंढरपूर

कोड नं. २५०९०२०
 बी. डी. बनसोडे, स्टॅम्पव्हेंडर
 तहसील कार्यालय आवारात, पंढरपूर.
 परवाना क्रमांक ५०/२००२

Before Tahasildar Pandharpur taluka

AFFIDAVIT CUM DECLARATION

I, SANJAY VISHWANATH HANKARE, 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 I/promoter have / has 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 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.

AND 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.

OR

That details of encumbrances including dues and litigations, details of any right, title, interest or name of any party in or over such land, along with details.

3. That the project shall be completed by me/promoter in the stipulated time as mentioned in the registration of project;

4. a) That For new project :

That seventy per cent of the amounts realized 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

- b) For ongoing project on the date of commencement of the Act:

- i) That seventy per cent of the amounts to be realized 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 realized hereinafter by me/promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to 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 utilized 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 allotment of any apartment, plot or building as the case may be.


Deponent.

SANJAY VISHWANATH HANKARE

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 Pandharpur on this friday of 20th April 2018


Deponent.

SANJAY VISHWANATH HANKARE

प्रतिज्ञापत्रावरील सर्व मजकूर सत्य व खरा आहे. मजकूर खोटा आढळून आल्यास भारतीय दंड विधान संहिता (आय पी सी) कलम १९९ व २०० नुसार शिक्षेस पात्र राहील.


हे प्रतिज्ञापत्र आज दि. २०/०४/२०१८ रोजी लिहून दिले.

ओळख / साक्षीदार:

सही

नाव

पत्ता


श्रीमले चवजय श्रिवेष्टर
चिंचोली श्रीम पंढरपुर

प्रतिज्ञापत्र करणाराची सही

No.MAG/SR/609

Dt. २०/०४/१८

SOLEMNLY AFFIRMED BEFORE ME

SHRI/SMT संजय विश्वनाथ हंकारे

AND HE HAS SIGNED IN MY
PRESENCE AND IDENTIFIED BY

Whom I know personally

Executive Magistrate
Pandharpur

