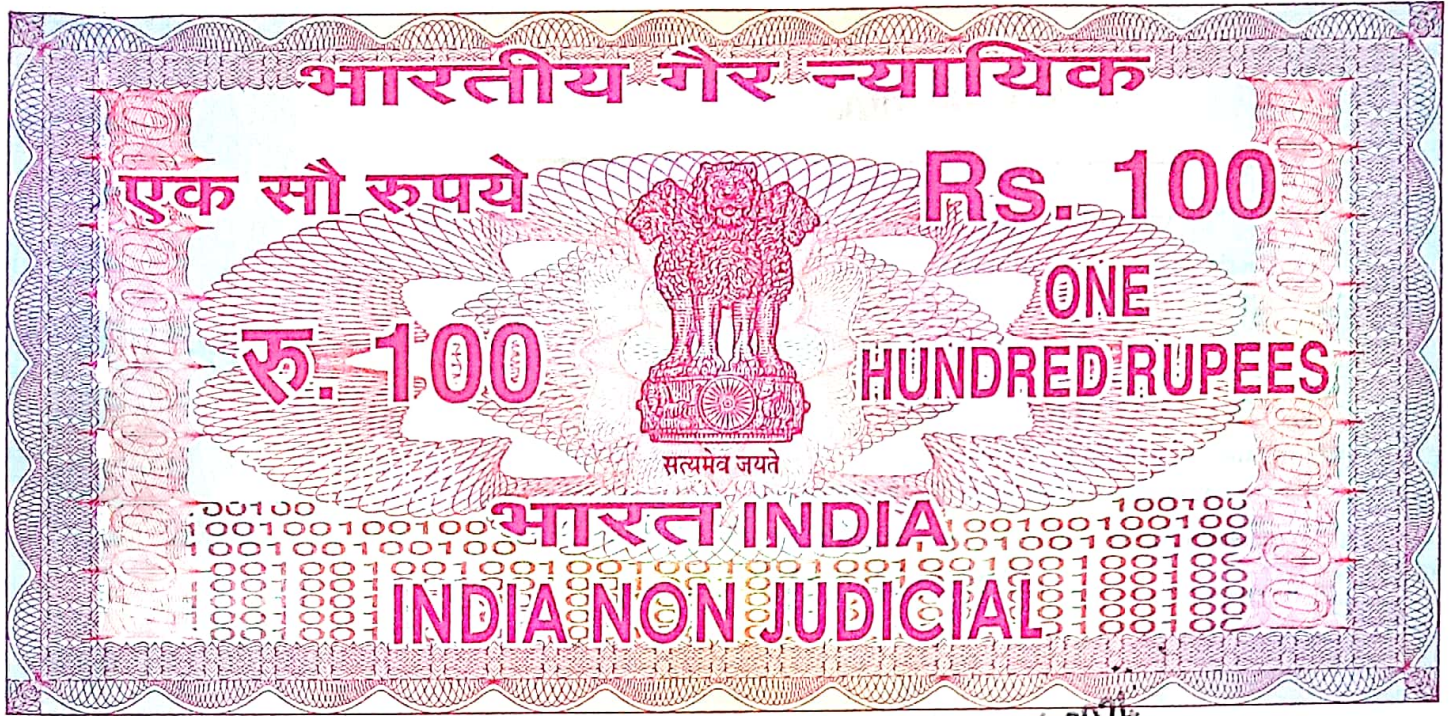


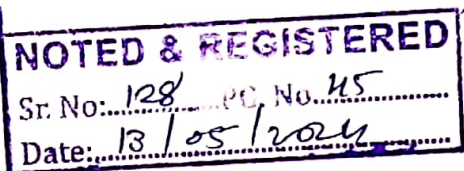
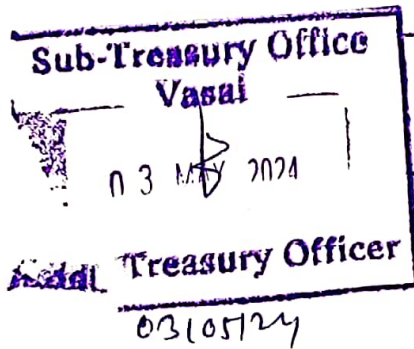


महाराष्ट्र MAHARASHTRA

© 2023 ©

08 MAY 2024

89AA 948981



FORM B

[Rule 3(6)]

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mansarovar Estate Builders LLP, through the Partner and authorised signatory Mr. Deepak Vora, promoter of the proposed project, ARIANA, do hereby solemnly declare, undertake and state as under:

1. That We have a legal title Report to the land on which the development of the project is proposed
- 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 said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me/promoter is 31/03/2027.

4. (a) For new projects :

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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5 of Maharashtra Real Estate(Regulation and Development)(Registration of Real Estate Projects, Registration of Real Estate Agents, Rates of Interest and Disclosures on Website) Rules, 2016.

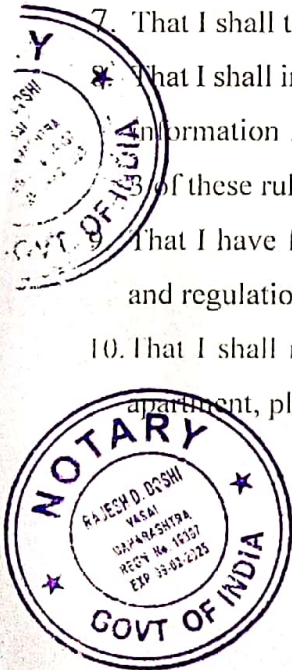
6. That I shall get the accounts audited within six months after the end of every financial year by a practicing Chartered Accountant, and shall produce a statement of accounts duly certified and signed by such practicing Chartered Accountant and it shall be verified during the audit that the amounts 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 shall take all the pending approvals on time, from the competent authorities.

8. That I 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 of these rules, within seven days of the said changes occurring.

That I have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That I shall not discriminate against any allottee at the time of allotment of any apartment, plot or building as the case may be.



Deponent
MANSAROVAR ESTATE BUILDERS LLP

Mr. Deepak Vora
PARTNER

Mr. Deepak Vora

For Mansarovar Estate Builders LLP



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 Vasai Dist. Palghar on this13th day of May, 2024

Deponent

MANSAROVAR ESTATE BUILDERS LLP

Mr. Deepak Vora
PARTNER

Mr. Deepak Vora

For Mansarovar Estate Builders LLP



BEFORE ME

13 MAY 2024

② 13/05/2024
RAJESH D. DOSHI
REGN. No. 19387 B.Com., LL.B
ADVOCATE & NOTARY GOVT. OF INDIA
Tungarashwar, Near Station,
Vasai Road (West), Dist. Palghar - 401 202, Maharashtra.

