

SG 724422



**FORM 'B'**  
[See rule 3(6)]

प्रधान मुद्रांक कार्यालय, मुंबई  
प.म.वि.क. ८००००९३  
30 MAY 2017  
सक्षम अधिकारी

### Affidavit cum Declaration

श्री. प्र. ना. विंध्यः

Affidavit cum Declaration of I, Shri Pranay S. Goyal, Director of M/s. Peerless Constructions Pvt. Ltd., C.A. to Ambarish CHS Ltd., promoter of the proposed project Ambarish Co-op. Housing Society Limited situated at building no. 113 on land bearing C.T.S. No. 12 (pt.), Survey No. 229 & 267 of village Kurla - III, at MHADA Colony, Nehru Nagar, Kurla (East), Mumbai-400024.

I, promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That I/promoter have 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.
2. That the project land is free from all encumbrances.

जोडपत्र - १ Affidavits - १

फक्त प्रतिज्ञापत्रासाठी Only for Affidavits

मुद्रांक विभागाचे पत्र

मुद्रांक विभाग येथील रजिस्ट्रारचे पत्र

मुद्रांक विभागातली नोंद घेई अनु. प्रमाण

मुद्रांक विभाग येथील सही

परतब न्यायक मुद्रांक विभागातील सही

परवाना क्रमांक : ८००००९३

मुद्रांक विभागाचे ठिकाण/पत्ता : श्री. बनारसीलाल खुशिराम अय्यकन

मल मजला, बोरिवली कोर्ट, बोरिवली (प), मुंबई - ४०० ०९२.

राजकीय प्रत्येकालेखन/न्यायालयासमोर प्रतिज्ञापत्र सादर करणेसाठी मुद्रांक

करासाठी जादवपत्र नाली. (शासन आदेश दि. ०१/०७/२००४ नुसार)

६ वा कलमसाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी मुद्रांक खरेदी

केल्यापासून ६ महिन्यात यापदमे बंधनकारक आहे.

1-3 JUN 2017

1-3 JUN 2017





3. That the time period within which the phase- I project shall be completed by me/promoter from the date of registration of project is 33 months + 6 months grace period upon receipt of full Commencement Certificate subject to force majeure;

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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.

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 utilised 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 of allotment of any apartment, plot or building, as the case may be.

FOR PEERLESS CONSTRUCTIONS PVT. LTD.

  
DIRECTOR  
Pranay S. Goyal

Director of Peerless Construction Pvt. Ltd.  
C/A to Ambarish Co-op. Hsg. Ltd.  
(Deponent)


**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 on 23 OCT 2018 day of October, 2018



**ATTESTED BY ME**

  
JAGDISH TRYAMBAK DONGARDIVE  
Advocate & Notary, (Govt. Of India)  
Saraswati Chawl, Kranti Nagar,  
Zopadpatti, Akurli Road  
Kandivli (E), Mumbai - 400 101.  
(Maharashtra)

  
Deponent

**23 OCT 2018**