



महाराष्ट्र MAHARASHTRA

2025

15 JUL 2025

DU 332889



Annexure - Only for Affidavit  
Serial No. 51877 Date  
Stamp Purchaser's Name SHREEJI LIFESPACES REALTECH  
Place of residence & Signature

Stamp Vendor Signature  
Mr. Ravindra Vishnu Shingade  
License No. 1201043, Shingade Services, Shop No. 47,  
Gr. Floor, Prabhat Centre, Sector-1A, CBD Belapur, Navi  
Mumbai-400614, Mo. 9324704124

PARTNERS

FORM 'B'

ज्या कोषागाराला न्यायिक मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी  
मुद्रांक खरेदी केलेल्यापुढे 6 महिन्यात वापरणे बंधनकारक आहे

### Affidavit cum Declaration

Affidavit cum Declaration of Mr. Prakash Panchabhai Sandha - Strategy duly authorized by the promoter viz. Shreeji Lifespaces Realtech ("Promoter") of the proposed project "Shreeji Skyrise", located at Building development work of on Plot No. - C.T.S. No. 445, 445/1 to 21 Division / Village / Town Planning Scheme No. BHANDUP-W situated at Bhandup Village Road Road / Street in S Ward Pincode - 400 078 vide his authorization dated 15<sup>th</sup> July, 2025;

I, Mr. Prakash PanchaBhai Sandha, duly authorized by the promoter of the project "Shreeji Skyrise" ("Project") do hereby solemnly declare, undertake and state as under:

1. That the promoter is the Lessee of 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 Title Certificate dated 12<sup>th</sup> July, 2025 issued by Adv. Mr. Chandrashekhar Pal 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<sup>th</sup> December 2028**.
4. That seventy percent 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.
5. That the amounts from the separate account, to cover the cost of the project, will/shall be withdrawn in accordance with Rule 5 of Maharashtra Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents and Disclosure on website Rules, 2016 ("**Said Rules**") .
6. That promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such 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/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 the said Rules, within seven days of the said changes occurring.
9. That I/promoter have/has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I/promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case maybe, on any grounds.



For, **Shreeji Lifespaces Realtech**  
**SHREEJI LIFESPACES REALTECH**

21/21 25/21

**PARTNERS**  
**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 Mumbai on this 15<sup>th</sup> day of July, 2025.

For, **Shreeji Lifespaces Realtech**  
**SHREEJI LIFESPACES REALTECH**

2161 2821

**PARTNERS**

**Deponent**



BEFORE ME

*Sunita Ram Patil*  
Adv. SUNITA RAM PATIL

M.Com., M.A., LL.M., G.D.C. & A

ADVOCATE HIGH COURT

Membership No. MAH/2006/2000

NOTARY (GOVT. OF INDIA)

Shop No. 26, Prabhat Centre, Sector 1A,  
CBD Belapur, Navi Mumbai-400614.

MOB.: 9867688786

(WHATSAPP ONLY)

15 JUL 2025