

**ANNEXURE 'A'**  
**DECLARATION-CUM-UNDERTAKING**  
**(ONE PLOT – ONE REGISTRATION)**  
(Pursuant to order No. 50/2024 dated 10/01/2024)

I, Mr. Prafulla Sunil Ikhankar adult, Indian inhabitant, the designated partner and authorized signatory of the **M/S. RIGHT PORTO VENTURE LLP** having office at 204, S. No.501/B, Opp. Naik Petrol Pump, Swargate, Pune – 411 042 do hereby on solemn affirmation state, declare and undertake as under:

- 1) I say and declare that I being the partner and authorized signatory of M/s. Right Porto Ventures LLP, have applied on behalf of promoter, i.e. the said legal entity, M/s. Right Porto Ventures LLP for registration of the real estate project, **RIGHT PORTO SQUARE** with MahaRERA vide application dated **(to be applied)**.
- 2) I say and declare that the application for registration of the real estate project named **RIGHT PORTO SQUARE** is to be undertaken on land bearing Survey No(s) 80/1/1P+80/1/1P+80/2/1P lying and being at Village - Baner, Taluka Haveli District Pune – 411 045. admeasuring 1700 Sq. Mtrs. Hereinafter referred to as the “Project Land”.
- 3) I say, declare and undertake that as on the date of submission of my / our application dated **(to be applied)**, for registration of the real estate project **RIGHT PORTO SQUARE** there is/are no subsisting pending application submitted to MahaRERA for registration of real estate project(s) by whatever name called to be undertaken on the project land/part thereof or there is/are no real estate project(s) by whatever name called, registered with MahaRERA being executed on the project land/part thereof.
- 4) I solemnly state, declare and undertake that the contents of this Declaration-Cum-Undertaking are true, correct and binding upon me, as well as the promoter M/s. Right Porto Ventures LLP of the real estate project, **RIGHT PORTO SQUARE**.

For M/s. Right Porto Ventures LLP  
Promoter



Mr. Prafulla Sunil Ikhankar  
Authorized Signatory  
Date - 12/05/2025  
Place - Pune