



महाराष्ट्र MAHARASHTRA

● 2023 ●

93AA 649841

12 0 MAR 2024



लिपिक  
कर कोर्टपार वायरल, उल्हासनगर, जिला ठाणे  
12/03/24

### FORM "B"

[See rule 3(4)]

#### Affidavit Cum Declaration

I, Shri. Mokshay Pradeep Sadhwani, Partner in SQYLINE Builders LLP having Address of SQYLINE Builders LLP at Survey No. 33/1/F, Nr. Pawan Atharva Phase 1 Bldg, Gandhare Road, Kolivali Village Kalyan (W) – 421 301 Thane state- Maharashtra do hereby state and declare as under

जोडपत्र-७/Annexure-१२ ० MAR 2024

कार्य प्रतिक्रियात्मक (अनुच्छेद-४) Only for Affidavit (Article 4)

For Submitting to \_\_\_\_\_

Reason for Affidavit \_\_\_\_\_

Stamp Purchaser's name/  
Place of residence)

Serial No. 21527 Date \_\_\_\_\_

Stamp Purchaser's sign \_\_\_\_\_

प्राप्तवारक मुद्रांक विक्रेतां द्वारा

DR

Mokshay

P. Sadhwani

Th. Abhaykumar Gaudam. GL

12 0 MAR 2024

RAMESH M. PATIL

Lic. No. 1212005

Opp. Bus Stop, Ulhasnagar-421001

ज्ञा अरामासाठी व्यापारी मुद्रांक खरेती केला त्यांनी त्याच कारणासाठी  
मुद्रांक खरेती केल्यापासून ६(सह) महिन्यात वापरणे बंधनकारक आहे.



1. That SQYLINES Builders LLP are having the Development Rights of the properties situated on 'Nirvana Gardens' on Survey. Nos. 33/1/F, 33/1/D, 33/1/L, 33/1/K/3, 33/1/N, 33/1/K/1, 33/1/B, 33/1/E, 33/1/A, 33/1/H, 33/1/K/2, admeasuring 9820 sq. mtrs, and absolute owner of the property situated on Survey No. 33/1/M admeasuring 1000 sq. mtrs situated at Village Kolivali, Taluka – Kalyan, Dist. Thane situated within the Municipal limits of Kalyan Dombivali Municipal Corporation The portion of land admeasuring 522 sq.mtrs is effected by 15 Mtrs. development plan road widening which will be handed over to Kalyan Dombivali Municipal Corporation, the portion of land area admeasuring 1695 sq. mtrs. is reserved for School and the portion of land area admeasuring 2168 sq. mtrs. (30% land usable) is reserved for garden . Thus the land admeasuring 7009 sq. mtrs.is available for actual development situated at Village Kolivali, Taluka- Kalyan, Dist. Thane situated within the Municipal limits of Kalyan Dombivali Municipal Corporation.

2. That the said land is free from all encumbrances.

3. That the proposed time period of the above mentioned project within which the project shall be completed by me is by 31<sup>st</sup> July 2028.

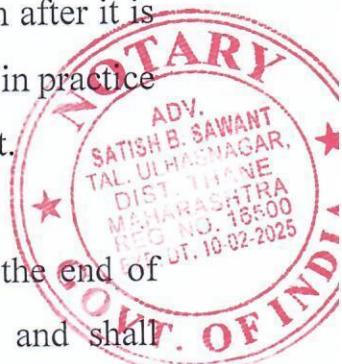
4. That seventy percent of the amounts realised by me / promoter for the real estate projects from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose.

5. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in portion to the completion of the project.
7. That I 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.
8. That I shall take all the pending approvals on time, from the competent authorities.
9. 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, on my grounds.

Signed on this 21<sup>st</sup> day of March 2024



Deponent.

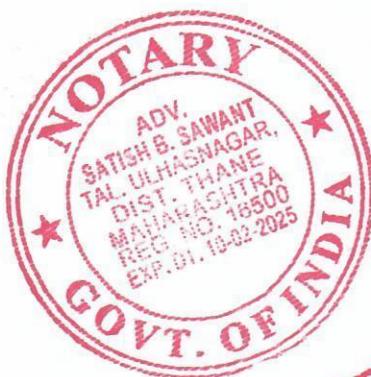




## Verification.

The contents of my above affidavit cum declaration are true and correct and nothing material has been concealed by me there from.

Verified at Ulhasnagar on 21<sup>st</sup> day of March 2024.



ATTESTED BY ME  
Satish B. Sawant 22/03/2024  
SATISH B. SAWANT  
Advocate & Notary  
GOVT. OF INDIA  
Reg. No. 16500

  
Deponent.



22 MAR 2024