



महाराष्ट्र MAHARASHTRA

2025

DV 456294



FORM 'B'

[See rule 3(6)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE
SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of **BHOOMI REALTY AND DEVELOPERS LLP** promoter of the proposed project / duly authorized by the promoter of the proposed project **BHOOMI AMOGH** located at F.P.NO.72 OF TPS ANDHERI NO.VI,VILLAGE-TPS ANDHERI VI, TALUKA ANDHERI, MSD, SITUATED AT S.V.ROAD IN K/W WARD ANDHERI(WEST),MUMBAI-400058., vide its/his/their authorization dated

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

1. That I / promoter have / has a legal title Report to the land on which the development of the project is proposed



Handwritten signature.

05 DEC 2025

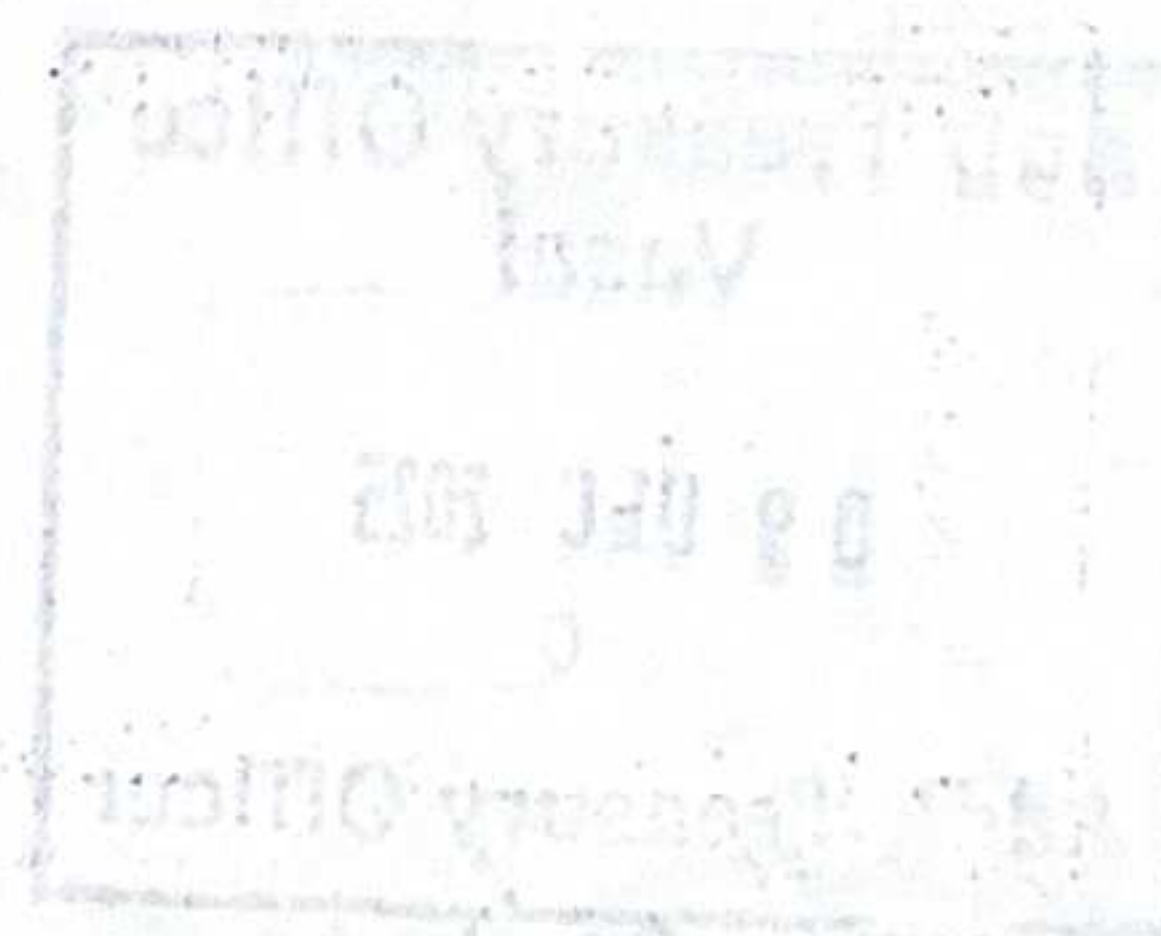
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जोडपत्र-२/Annexure-II

१. मुद्रांक चिह्नी नोंदवही अनु. क्रमांक-२/दिनांक
(Serial No./Date)
२. दस्त्याचा प्रकार
(Nature of document)
३. दस्त नोंदणी करणारा कोणता आहे
(Whether it is to be registered)
४. मिल्कातीचे शीर्षक/वर्णन
(Property Description in brief)
५. मुद्रांक विक्री करणाऱ्याचे नाव व सही
(Stamp Purchaser's Name & Signature)
६. हस्ते असल्यास त्याचे नाव, पत्ता सही
(If through, owner, person then Name, Address & Signature)
७. मुद्रांक पक्षकाराचे नाव
(Name of the Party)
८. मुद्रांक शुल्क रक्कम
(Stamp Duty Amount)
९. परवानाधारक मुद्रांक विक्रीदारची सही व परवाना क्रमांक सधेत
श्री. शौकत खैरुल्लाख
मुद्रांक विक्रीचे ठिकाण/पत्ता १२०२०१०, नालासोपरा
(ज्या कारणासाठी त्यांनी मुद्रांक खरेदी केला त्याची त्याच कारणासाठी मुद्रांक खरेदी केल्यापासून त्या कारणाची तातडीत नोंद घ्यायची आहे.)

05/12/28

Bhooni Realty and Development



AND

1. 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.

3. That the time period within which the project shall be completed by me/promoter from the date of registration : 31ST December, 2029

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.

(b) For ongoing project on the date of commencement of the Act

(i) That seventy per cent of the amounts to be realised hereinafter 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.

OR

(ii) That entire of the amounts to be realised hereinafter 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, since the estimated receivable of the project is less than the estimated cost of completion of the project.

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.

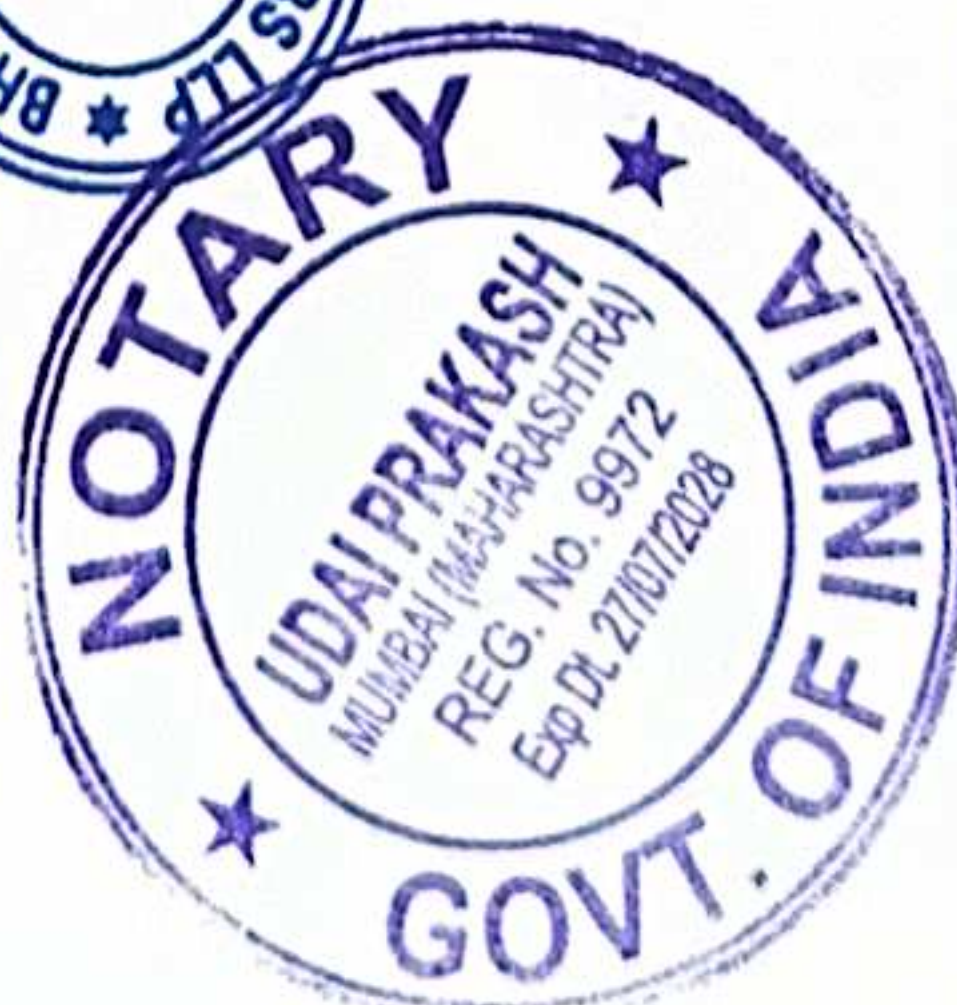
9. That I / the promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That I/the promoter shall not discriminate against any allottee at the time of allotment.

FOR BHOOMI REALTY AND DEVELOPERS LLP

AUTHORISED SIGNATORY

Date: 06-12-2025



BEFORE ME

UDAI PRAKASH (M.A.L.L.B.),
ADVOCATE & NOTARY GOVT. OF IND
MUMBAI (MAHARASHTRA) REG. No. 9972
Room No. 10, S. No. 94, Inaswadi,
Kharodi Village, Marve Road,
Malad (West), Mumbai-400 095

NOTARIAL REG. NO. 23
Sr. 9253 Page No. 60
Date. 06/12/2025