



हाराशत्रा

2023

86AA 482249



हाराशत्रा कार्यालय, वणे
11 JAN 2024
प्रमुख लिपीक / लिपीक

FORM - 'B'

[See rule 3(4)]

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 M/s. SUNITA ENTERPRISES Promoter of the proposed project / duly authorized by the promoter of the proposed project "Shree Maruti heights", vide its/his/their authorization dated 28.03.2024.

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



[Signature]

- 1) That, I / Promoter have / has a legal title to the land on which the development of the project is proposed
- OR
- M/s. SUNITA ENTERPRISES have/has a legal title 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 said land is free from all encumbrances.
- 3) That the time period within which the project shall be completed by me/Promoter is **31st March 2029**.
- 4) That, seventy per cent 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- 5) That, the amounts from the separate account shall be withdrawn in accordance with Rule
- 6) That, I / 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 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 / 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 may be, on any grounds.




Deponent

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified on this day of.....

NOTARISED


SUNITA S. GOLE
ADVOCATE & NOTARY

1st Shop No.13, Near Food Box Hotel,
and Sai Baba Mandir, Thane Court Nak
Thane (W)-400601 Mob: 9819815557

Deponent

28 MAY 2024