

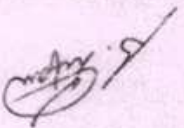
8. That I shall inform the Authority regarding all the changes that have occurred in the information furnished under sub-section (2) of section 4 of the Act and under rule 3 of the said Rules, within seven days of the said changes occurring.

9. That I 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.

Solemnly affirmed on 18th day of December, 2023 at Euzhore - Goa.

Deponent



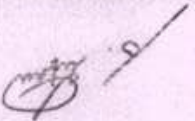
(SHAIKH IRFAN)

Verification

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

Verified by me at Euzhore - Goa on this 18th day of December, 2023.

Deponent



(SHAIKH IRFAN)

Reg. No: 711/2023

Solemnly affirmed before me by

Shri/Smt. Shaikh Irfan

who is identified before me by

Shri/Smt.

Who is personally known to me

date: 18/12/2023 place: Euzhore - Goa

Ukkalk





गीता GOA

Sl. 4269

Date of Vendor Curchorem Date of Issue 05/12/23

518911

Name of Purchaser Shaikh M. Irfan
Residing at Curchorem
Vendor Stamp Paper 500/-



Signature of Vendor

Signature of Purchaser

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. SHAIKH IRFAN promoter of the project named SHAIKH COMPLEX duly authorized by the promoter of the proposed project, vide his authorization No. TPQ/7681/Q-Curchorem/131/8/2023/875, dated: 19/04/2023.

I, Mr. SHAIKH IRFAN, son of Abdul Mutalib Shaikh, aged 56 years, Indian national, 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 have a legal title Report to the land on which the development of the project is proposed.

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

3. That the time period within which the project shall be completed by me from the date of registration of project, is 25/12/2029

4. (a) For new projects: That seventy per cent of the amounts realised by me 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 section 4 (2) (i) (D) read with rule 5 of the Goa Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rates of Interest and Disclosure on Website) Rules, 2017.

6. That I 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 shall take all the pending approvals on time, from the competent authorities.