

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Avez Azim Shaikh, promoter of the project named "Mohidin's Mirage"

I, Sh. Avez Azim Shaikh son of Mr. Abdul Azim Shaikh Mohidin aged 46 years, Indian national, proprietor Mohidin Properties & Holdings, having registered office at 0-1, first floor, commerce centre, next to Old Bus stand, Vasco da Gama, Goa, and 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 and a legally valid authentication of title of such land along with an authenticated copy of Sale letter bearing no. GHB/ADM/E-Cell/0019/24-25 dated 31.12.2024 between Goa Housing Board and Mohidin Properties & Holdings for development of the real estate project which 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 from the date of registration of project; is **31.12.2030**;
- (4) 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- (5) That the amounts from the separate account shall be withdrawn in accordance with section 4 (2) (I) (D) read with rule 5 of the Goa Real Estate (Regulation and Development) (Registration of Real Estate Projects,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

[Handwritten Signature]

Agents, Rates of Interest and Disclosures 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.

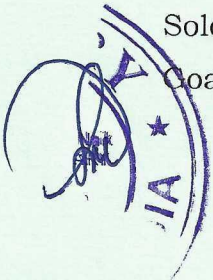
(7) That I shall take all the pending approvals on time, from the competent authorities.

(8) That I shall inform the Authority regarding all the changes that have occurred in the information furnished under subsection (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 12th day of May, 2025 at Vasco da Gama, Goa.




Deponent

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 on 12th day of May, 2025 at Vasco da Gama, Goa.


Deponent.



Executed before me
by Aver Azimshahil

which I attest

Adv. Surajkumar N. Nalk
NOTARY

STATE OF GOA

36, Ground Floor, Apna Bazar, Bldg.,
VASCO-DA-GAMA, GOA - 403 802

Date : 12/05/2025

Reg. No.: 8508/2025