



गोवा GOA

Serial No. 10095 place of St. Vennd Mapusa Date

20/02/2018
430212

Value of stamp Paper 500/-

Name of Purchaser Damodar K. Kochrekar

Resident at Sangolda Son of Krishna

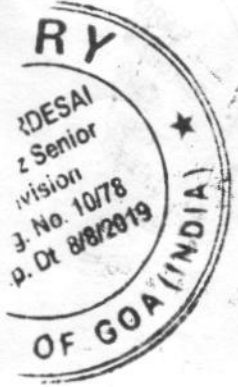
Signature of Vendor [Signature] Signature of Purchaser

C.J. PANDIT - LIC NO. AC/STP/VEN/84/2003



AFFIDAVIT CUM DECLARATION

I, Mr. DAMODAR KRISHNA KOCHREKAR, promoter of the project named **ROHAN RESIDENCY**, I Mr. **DAMODAR KRISHNA KOCHREKAR**, son of Krishna Kochrekar, aged 59, Indian, promoter of the proposed project, do hereby solemnly declare, undertake and state as under:



- 1) A legally valid authentication of title of such land along with an authenticated copy of the Agreement between 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 from the date of registration of project; is 31/12/2019.
- 4) For ongoing project on the date of commencement of the Rules:-
 - i) That seventy per cent of the amounts to be realized hereinafter 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, since the estimate 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- 5) That the amounts from the separate account shall be withdrawn in accordance with section 4 (2) (I) (D) read with rule 5 of the Goa Real Estate (Regulation and Development) (Registration of Real Estate Projects,



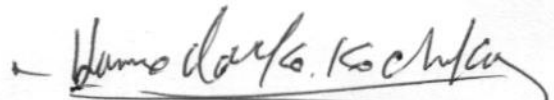
Registration of Real Estate Agents, Rates of Interest and Disclosures on Website) Rules, 2017.

- 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 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 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 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/ has 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.

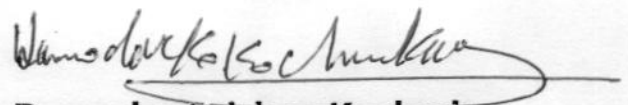
Solemnly affirmed on 20th February 2018

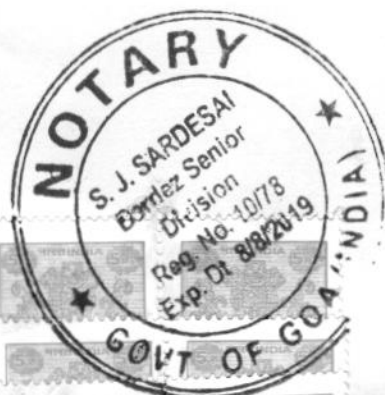

Damodar Krishna Kochrekar
 Deponent

VERIFICATION

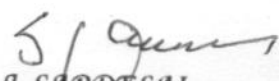
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at 20th February 2018.


Damodar Krishna Kochrekar
 Deponent



BEFORE ME
 MAPUSA - GOA ON 20 FEB 2018


 S. J. SARDESAI
 ADVOCATE - NOTARY
 MAPUSA - GOA

Reg. No. 3787/2018

