



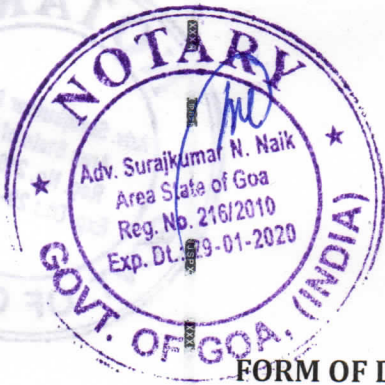
गोवा GOA

Serial No.: 04860 Place of Vending Vasco Date of Sale: 25 MAY 2018
Vendor's Name : Apurva A. Shah Address: Chicalim
Licence No.: JUD/VEN-LIC/1/2015/AC-1
Value of Stamp Paper: Rs. 500/- (Five hundred only)
Name of Purchaser: Nilesh D. Salkar
R/O: Vasco Name of Father: Damodar Salkar
Purpose: Afft Transacting Parties: Afft
As there is no other stamp paper for the value of Rs. 500/-
Additional Stamp: Nil completion of the value is attached
Along with.

415703

Signature of Stamp Vendor

Signature of Purchaser



FORM 'II'
[See rule 3(6)]

FORM OF DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED
BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER
(To be submitted in stamp paper of value not less than Rs. 500/-)

Affidavit cum Declaration

Affidavit cum Declaration of Mr. NILESH D SALKAR, Director of Susheela Homes & Properties Pvt Ltd duly authorized by the promoter of the proposed project, vide their authorization letter dated 2nd April 2018.

I, Mr. Nilesh D Salkar, Son of Damodar V Salkar, aged 51 years, Indian national, duly authorized by the promoter of the proposed project BAIRRO ALTO PHASE I do hereby solemnly declare, undertake and state as under:

Signature of Mr. Nilesh D Salkar

(1) That I/promoter have/has 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 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 of project; is 15.05.2023 (5 years).

(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.

(5) That the amounts from the separate account shall be withdrawn in accordance with section 4 (2) (l) (D) read with rule 5 of the Goa Real Estate (Regulation and Development) (Registration of Real Estate Projects,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/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.

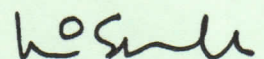
(7) That I/the promoter shall take all the pending approvals on time, from the competent authorities.

(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 the said 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 of any apartment, plot or building, as the case may be.

Solemnly affirmed on 25th day of May 2018 at Vasco da Gama

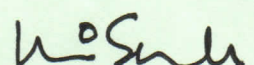


Deponent

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 Vasco da Gama on this 25th day of May 2018



Deponent



me
Adv. Surajkumar N. Naik
NOTARY
State of Goa
36, Ground Floor Apna Bazar Bldg
Vasco-da-Gama, Goa-405 802
Ph.: 9423310194, 9960366967

Date : 25/05/2018
Reg. No. 5803/2018

Solemnly affirmed before me:

Millesh D. Salkar

who identified to me by _____

To whom I personally know.