



गोवा GOA

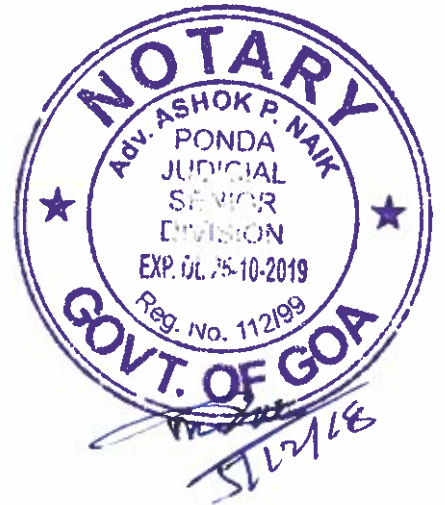
Serial No. 4093 Place of Vend PONDA Date 1/11/18 **367170**
Value of Stamp Paper 500/-
Name of The Purchaser M-M. Puntel
Resident at Ponda - Goa Son of A. D. S. Kurnarkar
For the purpose of ...
Signature of the Vendor A. D. S. Kurnarkar
Signature of Purchaser M-M. Puntel
A. D. S. Kurnarkar
Licence No. 2/88

FORM 'II'

[See rule3(6)]

Affidavit cum Declaration

[Signature]





Affidavit cum Declaration of Mr. Saiyed Jabbar Abdul proprietor of M/s H M Builders and Developers being the promoter of the project named "Atmatara". I, the promoter Mr. Saiyed Jabbar Abdul proprietor of M/s H M Builders and Developers Son of Hamza Sayed Aged 57 YEARS Indian national, being the promoter of the proposed project do here by solemnly declare, undertake and state as under:

That I/ promoter have/ has a legal title Report to the land on which the development of the project is proposed.

OR

M/s H M Builders and Developers have/has a legal title Report 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 there ale state project is enclosed here with

That the project land is free from all encumbrances.

OR

That details of encumbrances including dues and litigation, detail so any rights, title, interest or name of any party in or over such land, along with details.

That the time period within which the project shall be completed by me/promoter from the date of registration of project; is 31/12/2020;



(a) For new projects: That seventy percent 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.

(b) For ongoing project on the date of commencement of the Rules—

(i) That's event percent of the amounts to be realized herein after 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.

OR

(ii) That entire amounts to be realized here in after by me/ promoter for there ale state 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 estimated receivable of the project is less than these tempted cost

of completion of the project.

That the amounts from these para to 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.

That we/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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

That I/ the promoter shall take all the pending approval soon time, from the competent authorities.

That I/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.




That I/ promoter have /has furnished such other documents as have been prescribed by the Rules and regulations made under the Act.

That I/ promoter shall not discriminate against any allottee the time of allotment to fanny apartment, plot or building, as the case may be.

Solemnly affirmed on 5th day of Decembar, 2018

M/s H M Builders and Developers



Proprietor

Mr. Saiyed Jabbar Abdul

Deponent

VERIFICATION

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

Verified by me at Ponda on 5th day of December, 2018


M/s H M Builders and Developers

Proprietor 

Mr. Saiyed Jabbar Abdul

Deponent

solemnly affirmed before me by
 shri. Saiyed Jabbar Abdul
 who is identified before me by
 on the basis of Govt. No. 112/18
 Shri. Govt. No. 112/18
 Who is personally known to me
 Regn. No. 5006/18 Date 05/12/18
 Place PONDA


 (ASHOK P. NAIK)
 ADVOCATE & NOTARY
 G-4, Rajdeep Galleria,
 PONDA
 STATE OF GOA
 - INDIA -

