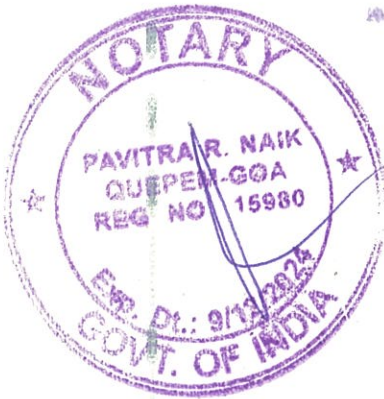




गोवा GOA

14/6 Place of vend. QUEPAM Date of issue 30/08/24
Value of Stamp Rs. Five hundred only
Name of Purchaser Sou. Ranjana Rajesh Kambali
Residing at Madgaon son of
As there is no stamp paper for the value of Rs. 500/-
Additional stamp paper for the completion of the value is attached
alongwith

901696



Signature of Purchaser

Signature of Notary
Subhas K. Kambali
Licence No.
Dt. 14/10/2005

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

Affidavit cum Declaration

Affidavit cum Declaration of Mrs. RANJANA NAIK KAMBLI AND Mr. PARESH NAIK, promoter of the proposed project named "OM SAMARTH COMMERCIAL COMPLEX", we Mrs. RANJANA NAIK KAMBLI AND Mr. PARESH NAIK, Major of age, Indian National, the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

Signature of Mrs. Ranjana Naik Kambali

Signature of Mr. Paresh Naik

- (1) That we have a legal title Report to the land on which the development of the Project is proposed.

AND

Alegally 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 enclosedherewith.

- (2) That the project land is free from all encumbrances. -

OR

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

- (3) That the time period within which the project shall be completed by me/promoterfrom the date of registration of project is**30/09/2027**.

- (4) (a) For new projects: That seventy per cent 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 thatpurpose.

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

(i)That seventy per cent of the amounts to berealized hereinafter by me/promoter forthe real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintainedin a scheduled bank to cover the cost of construction and the land cost and shall be used only for thatpurpose.

OR

(ii)That entire amounts to be realized hereinafter by me/promoter for the real estate project from the allottees, from time to time, shallbe depositedin 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 the estimated cost of completion of theproject.

- (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.

June

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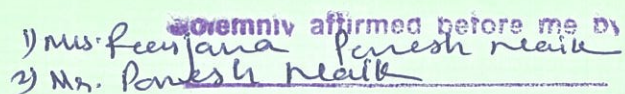
Answer

MHC

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

Answer

~~WAK~~



Adhira neo. who is identified by me as per
Adhira neo.

This 31st day of August 2021

Place Greenem - Coa

Reg. No. 4953/2024

Notary not responsible for the
content of the document

PAVITRA R NAIN
NOTARY
GOVT OF INDIA