भारतीय गैर न्यायिक

भारत INDIA

रु. 500 FIVE HUNDRED RUPEES

पाँच सौ रुपये Rs. 500

सत्यमेव जयते

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA ◑ 2018 ◑ AK 841340

ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी मुद्रांक खरेदी केल्यापासुन ६ महिन्यात वापरणे बंधनकारक आहे

अनु.क्र. 3483 दि. २९/०६/२०१८ मु.शु.रक्कम 500/-

दस्ताचा प्रकार प्रोजेक्ट रजिस्ट्रेशन बाबत डिक्लेरेशन

दस्त नोंदणी करणार आहेत का ? होय/नाही.

मिळकतीचे वर्णन

मुद्रांक विकत घेणाऱ्याचे नांव एक्सपर्ट प्रोजेक्ट्स अँन डेव्हलपमेंट्स

पत्ता बांदल धनकुडे प्लासा कोथरुड पुणे

दुसऱ्या पक्षकाराचे नांव द गोवा रिअल इस्टेट रेगुलेटरी अथॉरिटी

हस्ते व्यक्तीचे नांव व पत्ता रोहन भिमराव रुड (कोथरुड)

सौ. सुजाता मोकाशी
परवाना क्र. २२०१०४५
मुद्रांक विकत घेणाऱ्याची सही ३२, सुमेध सोसा. कोथरूड. पुणे-३८

25 JUN 2018

NOTARY
DNYANOBA PARADEO PANSARE
PUNE
REGD. No.3622/06
Expiry dt. 13/09/2021
GOVERNMENT OF INDIA

FORM 'II'

FORM OF DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of MYSORE RAMAMURTHY DIWAKAR promoter of the project named **"Expat VIDA Uptown Goa" (Commercial) Phase 2** duly authorized by Promoter of the Proposed Project Expat Projects and Development Pvt. Ltd., vide its/his/their authorization dated 21st December 2017;

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I, Mr. MYSORE RAMAMURTHY DIWAKAR S/o MYSORE CHAMMIAH RAMAMURTHY, aged 52 years, Indian National, promoter of the proposed project/duly authorised by the promoter of the proposed projects do hereby solemnly declare, undertake and state as under :

1. That Promoter Expat Projects and Development Pvt. Ltd. have/has a legal title report to land on which development of proposed project is to be carried out.

AND

A legally valid authentication of title of such land along with an authenticated copy of agreement between such owner and promoter for development of real estate project is enclosed herewith.

2. That the project land is free from all encumbrances.

3. That the time period within which project shall be completed by me/Promoter is 31/12/2019.

4. (b) For on-going project on date of commencement of the Rule.

(i) That seventy per cent of amount to be realized hereafter 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 land cost and shall be used only for that purpose.

5. That the amounts from separate account shall be withdrawn in accordance with Section 4 (2) (1) (D) read with rule 5 of the Goa Real Estate (Regulation and Development) (Registration of the Real Estate Projects, Registration of Real Estate agents, Rate of Interest and Disclosure on Website) Rules, 2017 .

6. That I / Promoter shall get accounts audited within six months after 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 audit that the amounts collected for a particular project have been utilized for the project and withdrawal has been in compliance with the proportion to percentage of completion of the project.

7. That I / Promoter shall take all pending approvals on time from the competent authorities.

8. That I/ Promoter shall inform the authority regarding all the charges that have occurred in the information furnished under sub section (2) of section 4 of the Act and the rules 3 of the said Rules, within seven days of the said change occurring.

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

10. That I/Promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

NOTARY
DNYANOBA SAHADEO PANSARE
PUNE
REGD. No.3622/06
Expiry dt. 13/09/2021
GOVERNMENT OF INDIA

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Solemnly affirmed on ..29th.....day of ...June..2018 at...Pune.....

Deponent

NOTARY
DNYANOBA
SAHADEO
PANSARE
PUNE
REGD. No.3622/06
Expiry dt.
13/09/2021
GOVERNMENT OF INDIA

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 ~~Pune~~ on this ---29th--- day of ---June---2018.

Deponent

NOTARIAL NOTARIAL NOTARIAL NOTARIAL

BEFORE ME

DNYANOBA S. PANSARE
NOTARY, GOVT. OF INDIA
PUNE

NOTED AND REGISTERED AT
SERIAL NUMBER 12/7/2018 29 JUN 2018

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