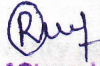




गोवा GOA

452490

Sl. No. 1486, Place of Vending - VASCO, Date of Sale 22/2/18
Vendor - RANJANA CHAUDHARY resident of Desterro, Vasco
License No. - JUD/VEN-LIC/2/2015/AC-I
Value of Stamp Paper 500/-
Name of Purchaser MUNIR KHAN
Father's Name AKBAR KHAN
R/O VASCO Purpose AFFIDAVIT
X As there is no single Stamp Paper available for the value of Rs. 500/-
Additional Stamp Paper for the completion of the Value is attached along with


Signature of Stamp Vendor


Signature of Purchaser



FORM 'II'
[Seerule3(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./Ms. Munir Akbar Khan promoter of the project named Munir's Serenity/duly authorized by the promoter of the proposed project, vide its/his/their authorization No. N.A. Dated N.A. I, Shri. Munir Akbar Khan son/daughter of Akbar Khan aged 41 Indian national, promoter of the proposed project/duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:


P.A. DESAI
Adv. & Notary

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

OR

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 the real estate project is enclosed herewith.

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

OR

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

(3) That the time period within which the project shall be completed by me/promoter from the date of registration of project; is 29th February 2020 ;

(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 that purpose.

(b) 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/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 hereinafter 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, since the estimated 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/~~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 20th day of Feb 2018

Munir Akbar Khan
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 day of Feb 2018

Munir Akbar Khan
Deponent



EXECUTED BEFORE ME
WHICH I ATTEST

ADV. PREMNATH A. DESAI
NOTARY PONDA
STATE OF GOA
--INDIA--

Place: Ponda, Goa.
Date: 22/02/18 Reg. No: 166/2018

P.A. DESAI
Adv. & Notary



गोवा GOA

452491

Sl. No. 1487, Place of Vending - VASCO, Date of Sale 22/2/18
 Vendor - RANJANA CHAUDHARY Resident of Desterro, Vasco
 License No. - JUD/MEN-LIC/2/2015/AC-I
 Value of Stamp Paper 500/-
 Name of Purchaser SHAIKH ASLAM
 Father's Name C ASLAM SHAIKH
 R/O VASCO Purpose AFFIDAVIT
 X As there is no single Stamp Paper available for the value of Rs. 500/-
 Additional Stamp Paper for the completion of the Value is attached along with

Ranjana
 Signature of Stamp Vendor

Aslam
 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./Aslam Shaikh And Mrs. Gulzar Banu promoter of the project named Munir's Serenity /duly authorized by the promoter of the proposed project, vide its/his/their authorization No. N.A. dated N.A.; I, Mr. Aslam Shaikh son/daughter of Late Kassim Shaikh aged 66 years and Mrs. Gulzar Shaikh wife of Aslam Shaikh age 63 years Indian national, promoter of the proposed project/duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

Aslam Gulzar

P.A. DESAI
 Adv. & Notary

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

OR
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 the real estate project is enclosed herewith.

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

OR

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

(3) That the time period within which the project shall be completed by me/promoter from the date of registration of project; is 29th February 2020 ;

(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 that purpose.

(b) 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/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 hereinafter 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, since the estimated 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 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

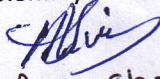
(7) That We, the promoter shall take all the pending approvals on time, from the competent authorities.

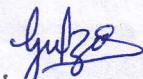
(8) That We, the promoter shall inform the Authority regarding all the changes that have occurred in the information furnished under sub-section (2) of section 4 of the Act and under rule 3 of the said Rules, within seven days of the said changes occurring.

(9) That We, the promoter have/~~has~~ furnished such other documents as have been prescribed by the rules and regulations made under the Act.

(10) That We, 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 20th day of Feb 2018

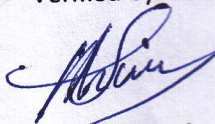

Aslam Shaikh
Deponent

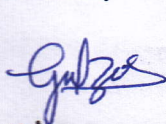

Gulzar Banu
Deponent

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 day of Feb 2018


Aslam Shaikh
Deponent


Gulzar Banu
Deponent

EXECUTED BEFORE ME
WHICH I ATTEST


ADV. PREMNATH A. DESAI
NOTARY PONDA
STATE OF GOA
--INDIA--

Place: Ponda Goa
Date: 22/02/18 Reg. No. 165/2018

