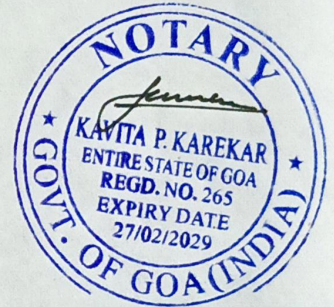


गोवा GOA

843523

Serial No. 190 Place of St. Vendor Mapusa
Date of Issue 28/6/24
Value of Stamp Paper RS. 500
Name of Purchaser Shweta. Nevgi
Residence of Bicholim S/D/W S. Nevgi
As there is no single stamp paper for the value
of Rs. _____ Additional stamp papers for the completion
Of the Value is attached along with purpose _____
Signature of Vendor Shajesh Purushottam Karekar Signature of Purchaser Shweta Nevgi
SHAJESH PURUSHOTTAM KAREKAR LIC No. ACISTPVEN01/2022



FORM 'II'

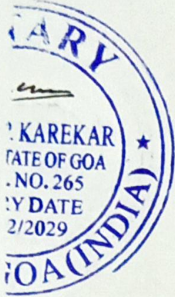
[See rule 3(6)]

AFFIDAVIT CUM DECLARATION

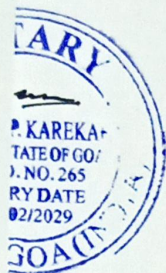
Affidavit cum Declaration of **Mr. PREMNATH BHAGWANT SAWANT** Proprietor of **SAWANT BUILDERS**, of the proposed project named "**SAWANT RESIDENCY**" bearing Sy. No. 16/2-Q & 2-R situated in Village Bordem, Taluka Bicholim.

Premnath

I, **Mr. PREMNATH BHAGWANT SAWANT**, Indian National, Proprietor of **SAWANT BUILDERS**, do hereby solemnly declare, undertake and state as under:



- 1) That I have a legal Title Report to the land on which the development of the Project is proposed.
- 2) That the project land is free from all encumbrances.
- 3) That the time period within which the project shall be completed by me from the date of registration of project is **10/05/2027**
- 4) That seventy per cent of the amounts to be realized here in after by me for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a schedule 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- 5) That the amounts from the separate account shall be withdrawn in accordance with section 4 (2) (1) (D) read with rule 5 of the Goa real Estate (Regulation and Development) (Registration of Real Estate Projects,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 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.
- 7) That I shall take all pending approvals on time, from the competent authorities.



- 8) That I 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 have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
- 10) That I 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 28th June, 2024

Mr. PREMNATH BHAGWANT SAWANT

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 28th June, 2024

Mr. PREMNATH BHAGWANT SAWANT

Deponent



SOLEMNLY AFFIRMED BEFORE ME
BY Mr. Premnath B. Sawant

WHO IS IDENTIFIED BEFORE ME
BY Acelha canli

REG NO 4472/24

Dated: 28/6/24

KAVITA P. KAREKAR
NOTARY FOR
ENTIRE STATE OF GOA (INDIA)