

गोवा GOA

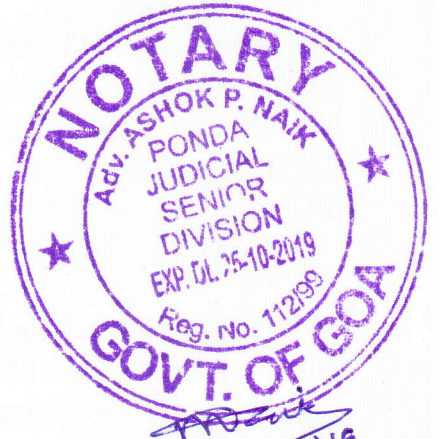
Jr. No. 382 Place of vendor Ponda, Date of issue 26/09/19 264988

Value of stamp paper _____
 Name of the purchaser Santosh K. Naik
 Residing at Dharali son of _____
Ponda

Signature of Ex-officio vendor 

Signature of the purchaser 

FORM II
 [See rule 3 (6)]



AFFIDAVIT CUM DECLARATION



I, Mr. Santosh Khushali Naik, son of Sñri. Khushali Naik, age 56 years, married, business, Indian National, proprietor of S. K. CONSTRUCTION, Dhavli, Ponda, Goa, and promoter of the proposed project named as "KAUSHIK", bearing Plot No. 59, S. No. 65/1, situated at Ponda Village, Ponda, Goa, do hereby solemnly declare, undertake and state as under :

1. That I Shri. Santosh K. Naik, promoter has 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 20/11/2020.
4. (i) That seventy percent 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 That the mounts from the separate account shall be withdrawn in accordance with section 4 (2)(1)(D) read with rule 5 of the Goa Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration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 with in 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 the 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, with in seven days of the said changes occurring.
9. That I have/has 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 26th September, 2019.

Deponent

Solemnly affirmed before me by
 Smt. Santosh Khushali Naik
 Who is identified before me by
 an the basis of DL No GIBOS-70080057746
 Who is personally known to me
 Regn. No. 8762/19 Date 26/9/19
PONDA

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

