



AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of SK Constructions a Partnership Firm, registered under no. 44/2010, volume no. VIII dated 20/04/2010 having its registered office at holding PAN Card No. ABVFS6060Q through its Partners,

A) Kiran Dattaram Pednekar son of Dattaram G. Pednekar, 31 years, businessman, married, holding PAN Card No.



BEGPP4205P and Aadhaar Card No. 364660452292 Indian National, resident of H.no 274, Sonar Vaddo, Opp Sakhaleshwar Temple, Canca Parra Bardez, North Goa 403510 and

B) Dattaram G. Pednekar son of Ganpat Pednekar 54 years, businessman, married, holding PAN Card No.AKJPP0429R and Aadhaar Card No 748887917633, Indian National, resident of H.no 274, Sonar vaddo, Verla Canca, Bardez, North Goa 403510, Promoters of the project named "**SAI KIRAN TOWERS**" do hereby solemnly declare, undertake and state as under:

- (1) That the Promoter has a legal title Report to the land on which the development of the project "**SAI KIRAN TOWERS**" is proposed.
- (2) That the project land is free from all encumbrances.
- (3) That the time period within which the project "**SAI KIRAN TOWERS**" shall be completed by the Promoters from the date of registration of project; is 12/04/2022

(4) **For New Projects:—**

That seventy per cent of the amounts realised by Promoters 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.

- (5) That the amounts from the separate account shall be withdrawn in accordance with section 4 (2) (I) (D) read with rule 5 of the Goa Real Estate (Regulation and Development)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 the promoters 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 amount 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 **"SAI KIRAN TOWERS"**.

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

(8) That the promoters 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 the promoters have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

(10) That the promoters 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 14th day of Dec. 2019 at Mapusa Goa.

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 Mapusa Goa on this 14th day of December 2019.



M/s SK Constructions, Partner
Shri. Kiran Dattaram Pednekar

Deponent



M/s SK Constructions, Partner
Shri. Dattaram G. Pednekar

Deponent



Solemnly affirmed
Before me

N. C. Gaonkar
Advocate & Notary
Mapusa Bardez - Goa
Reg. No- 19725/2019

114 DEC 2019

