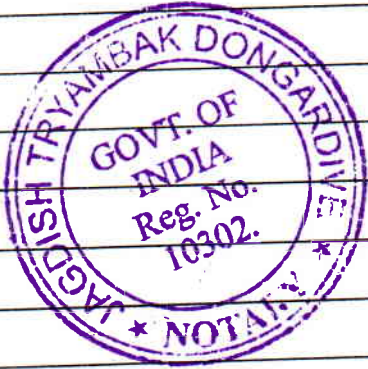




CHALLAN
MTR Form Number-6

GRN	MH012551862201718E	BARCODE	Date 28/03/2018-10:25:25		Form ID
Department		Inspector General Of Registration			
Type of Payment		Non-Judicial Stamps General Stamps SoS Mumbai only			
Office Name		BRL1_JT SUB REGISTRAR BORIVALI 1			
Location		MUMBAI			
Year		2017-2018 One Time			
Account Head Details		Amount In Rs.			
0030056201 General Stamps		500.00			
Flat/Block No.		B 1101 EXPRESSSS ZONE			
Premises/Building		W E HIGHWAY			
Road/Street		MALAD E MUMBAI			
Area/Locality		TOWN/CITY/DISTRICT			
PIN		4 0 0 0 9 7			
Remarks (If Any)		FORM II FOR REGISTRATION OF PROJECT AT GOA WITH GOA RERA AUTHORITY			
Amount In		Five Hundred Rupees Only			
Words		500.00			
Total		500.00			
Payment Details		STATE BANK OF INDIA			
Cheque-DD Details		FOR USE IN RECEIVING BANK			
Bank CIN		Ref. No.			
Bank Date		RBI Date			
Name of Bank		Bank-Branch			
Name of Branch		Scroll No. , Date			



NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.
सदर चलन केवल दुर्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्त्यासाठी लागू आहे. नोंदणी न करावयाच्या दस्त्यासाठी सदर चलन लागू नाही.





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

Affidavit cum Declaration of M/s. Sumit Kundil Joint Venture promoter of the project named "Sumit Province - II", duly authorized by the promoter of the proposed project, vide its/his/their authorization No. _____ dated _____.

I, Mitaram R. Jangid son of Shri. Ramlal Jangid aged 62 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:-

(1) That I/ promoter Sumit Kundil Joint Venture vide Joint Venture Agreement dated 24.10.2011 executed between the Owner M/s. Kundil Realty Pvt. Ltd and Sumit Woods Pvt. Ltd (Developer) of other party in respect of Plot No. 23/1- C admeasuring 4093 Sq. mts or thereabouts of the property known as BORDO alias BANGAL BORDO Situated at Village Dhavali Gram Panchayat of Queula of Taluka Ponda, Goa registered under No. 2571. After Road handover deduction net plot area is 3898 Sq. Mtrs.

Wing A	Occupation Received in 2016	} Phase I
Wing B	Occupation Received in 2016	
Wing C	Under construction as Phase II	

have/has a legal title Report to the land on which the development of the proposed 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 31.12.2019.

(4) (a) For new projects: That seventy per cent of the amounts realised 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 the purpose.

(b) For ongoing project on the date of commencement of the Rules:-



(i) That seventy per cent of the amounts to be realised 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 realised 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) (1) (D) read with rule of the Goa Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate, Agents, Rate 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 Charter Account, and shall produce a statement of accounts duly certified and signed by such practicing Charter Account, 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.

(Mitaram R. Jangid)
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 27th on this March day of 2018.

(Mitaram R. Jangid)
Deponent



BEFORE ME

JAGDISH TRYAMBAK DONGARDIVE
Advocate & Notary, (Govt. Of India)
Saraswati Chawl, Kranti Nagar,
Zopadpatti, Akurli Road,
Kandivli (E), Mumbai-400 101
(Maharashtra)

28 MAR 2018