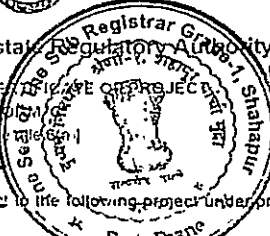


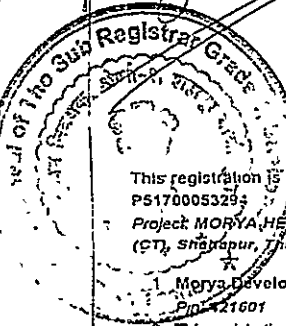


Maharashtra Real Estate Regulatory Authority

REGISTRATION CENTRE



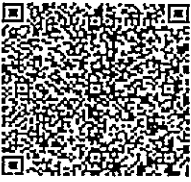
स ह प	
द. क्र. १३७२	२०२४
पाने ८	२१



This registration is granted under section 15 of the Act to the following project under project registration number PS170005329:
 Project MORYA HEIGHTS, Plot No. 99 & 100, Survey / Final Plan No. 2021/1, 108/1/11/3, 108/1/2/B at Washind (ST), Shahapur, Thane, 421001

1. Morya Developers having its registered office / principal place of business at Tehsil Shahapur, District Thane, Pin-421001

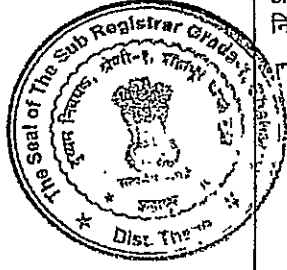
2. This registration is granted subject to the following conditions, namely:-
- The promoter shall enter into an agreement for sale with the allottees,
 - The promoter shall execute and register a conveyance deed in favour of the allottee or the association of the allottees, as the case may be, of the apartment or the common areas as per Rule 9 of Maharashtra Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rates of Interest and Disclosures on Withdrawal) Rules 2017,
 - The promoter shall deposit 10% percent of the amounts realized by the promoter in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost to be used only for that purpose as per sub-clause (D) of clause (b) of sub-section (2) of section 4 read with Rule 5, CR
- That entire of the amounts to be realized hereafter by 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
- The Registration shall be valid for a period commencing from 23/10/2023 and ending with 30/06/2026 unless renewed by the Maharashtra Real Estate Regulatory Authority in accordance with section 5 of the Act read with rule 6
 - The promoter shall comply with the provisions of the Act and the rules and regulations made there under;
 - That the promoter shall take all the pending approvals from the competent authorities
3. If the above mentioned conditions are not fulfilled by the promoter, the Authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the rules and regulations made there under



Signature valid
 Digitally Signed by
 Dr. Vasant Pramanand Prabhu
 (Secretary, MahaRERA)
 Date 23-10-2023 11:25:04

Dated: 23/10/2023
 Place: Mumbai

Signature and seal of the Authorized Officer
 Maharashtra Real Estate Regulatory Authority



स ह प	2024	2838
द. क्र.	01	334

ऐवजावावतची सर्व प्रकारची जवाबदारी लिहून देणारा व घेणारा या व्यक्तींमधील आमची असून आम्ही यामध्ये अन्य कोणीसही दस्त नसताना करणारा व दुसऱ्याला निवंधक यांना तोशिप लागू देणार नाहीत.

स ह प	2024
द. क्र.	2902
द. क्र.	28



मे. मोरया डेव्हलपर्स नॉदणीकृत भागीदारी संस्था
तर्फे भागीदार
१) मोहम्मद सैफ सरफराज शेख

२) श्री.हितेश हरेशलाल कुकरेजा

सही/लिहून घेणार

(Signature)

(श्री.विकास वारकु सोमवते)

साक्षीदार :-
१) श्री. ल. गिरीश डोड्डा २४/०५/२०२४
स. वसुधेश्वर राव

२) श्री. ल. गिरीश डोड्डा २४/०५/२०२४
स. वसुधेश्वर राव