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Maharashtra Real Estate Regulatory Authority

REGISTRATION CERTIFICATE OF PROJECT

FORM 'C'

[See rule 6(a)]

This registration is granted under section 5 of the Act to the following project under project registration number **P52000022708**

Project ***SAI WORLD CITY PHASE II****, Plot Bearing / CTS / Survey / Final Plot No* ***98/8/1/3 at Kolkhe, Panvel, Raigarh, 410206***

1. **Paradise Lifespaces Llp** having its registered office / principal place of business at *Tehsil Thane, District Thane, Pin:* ***400703.***
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 Website) Rules, 2017
   - The promoter shall deposit seventy percent of the amounts realised by the promoter in a separate account to be maintained in a schedule 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 (l) of sub-section (2) of section 4 read with Rule 5.

     OR

     That entire of the amounts to be realised hereinafter 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 **12/10/2019** and ending with **30/12/2025** 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.

THE SEAL OF THE SUB REGISTRAR
दुय्यम निबंधक पनवेल-२ बांधी मुद्रा
PANVEL-2

Signature valid
Digitally Signed by
Dr. Vasant Premanand Prabhu
(Secretary, MahaRERA)
Date 08-09-2021 13:48:16

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

Dated **08/09/2021**
Place **Mumbai**