



## 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 :  
**PS2100030072**

Project: **Life Republic/Sector R10/10th Avenue/Universe/Phase-II/Plot Bearing / CTS / Survey / Final Plot No.:124**  
Part of Jamba, Mulshi, Pune, 411057.

1. **Kolte-Patil Planet Real Estate Private Limited** having its registered office / principal place of business at **Tehsil: Pune City, District Pune, Pin: 411001.**
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 realized 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 (j) of sub-section (2) of section 4 read with Rule 5.  
OR  
That entire of the amounts to be realized 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 **29/07/2021** and ending with **30/09/2024** unless renewed by the Maharashtra Real Estate Regulatory Authority in accordance with section 5 of the Act read with rule 5.
  - \* 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. Vasantrao Remanand Prabhu  
(Secretary, MahaRERA)  
Date: 11-05-2022 14:05:40

Dated: 29/07/2021  
Place: Mumbai

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



## Maharashtra Real Estate Regulatory Authority

### REGISTRATION CERTIFICATE OF PROJECT

FORM 'C'

(See rule 8(a))

This registration is granted under section 5 of the Act to the following project under project registration number :  
P52100030072

Project: LHe Republic/Sector R10/10th Avenue/Universe/Phase-II/Plot Bearing / CTS / Survey / Final Plot No. 124  
Part at Jambe, Mulshi, Pune, 411057;

1. Kolta-Patil Planet Real Estate Private Limited having its registered office / principal place of business at Tehsil:  
Pune City, District: Pune, Pin: 411001.

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 allottees or the association of the allottees, as the case may be, of the apartment or the common areas as per Rule 8 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 (I) 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 29/07/2021 and ending with 30/09/2024 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. Vasantrao Mahesh Prabhakar  
(Secretary, Maharashtra Real Estate Regulatory Authority)  
Date: 11-10-2022 14:05:40

Dated: 29/07/2021

Place: Mumbai

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