भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

தமிழ்நாடு तमिलनाडु TAMILNADU

DG 822449

P. SATHISH KUMAR
STAMP VENDOR
LICENCE No : 776-24 / B1 / 2021
MANAVALANAGAR. Date:.....

FORM'B'

[See rule 3(4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of B.Prabhuram and M/s.Sakthi Property Developers India Private Limited promoter of the proposed project - Layout in Old S.No: 208/5, 210/1, 2, 3, 4, 5, T.S.No: 2/8, 3/5, 3/2C, 3/3, 3/4, 13/1 of Ward –A ; Block No:22 of Iveliagaram Village, Tiruvallur Municipality, Tiruvallur Taluk and District.

I / We B.Prabhuram and M/s.Sakthi Property Developers India Private Limited promoter of the proposed project do hereby solemnly declare, under take and state asunder,

1. That I / promoter have / has a legal title to the land on which the development of the project is proposed

2. That the said land is free from all encumbrances.

1 B.P.M

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3. That the time period with in which the project shall be completed by me / promoter – Project completed
4. That seventy per cent of the amounts realized by me/promoter for the realestate project from the allottees, from time to time, shall be deposited in aseparate 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, as far as building is concerned. For layout projects, it will be cost of development and the land cost.
5. That the amounts from the separate account, to cover the cost of the project,shall be withdrawn only after due certification by an engineer, architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project, as far as building is concerned. For layout projects, the withdrawal can be done after obtaining a certificate from the Architect / Licensed Surveyor stating that the project has been developed and completed in all respects as per the layout approved by the competent authority.

6. That I/promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountant to the Authority and it shall be verified during the audit that the amounts collected for a particular project have been utilized for the project and the withdrawals have been made in compliance with the proportion to the percent age of completion of the project.
7. That We take all the pending approvals on time, from the competent authorities.
8. That We has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. That We shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

1 Deponent

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Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Chennai on this 18th day of July 2025.

1 Deponent

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