भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100

ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

தமிழ்நாடு तमिलनाडु TAMILNADU

EC 894226

D.KOLANJI MANI, B.Sc.,
STAMP VENDER
LICENCE No.3479 / 97
CHIDAMBARAM - 608 001

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 **Mr. Abhinandhan S, promoter and proprietor** of the proposed project having office at 4/5, Theradi Kadai Street, Chidambaram – 608001, promoting the proposed project **"Emerald Enclave"** proposed sub-division of housing plot sites comprised in Survey No.**158/1, Lalpuram Village, Chidambaram Taluk, Cuddalore District.**

I, **Abhinandhan S** , **promoter** of the proposed project do hereby solemnly declare, undertake and state as under:

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

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

3. The said above project is completed.

4. 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 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn only after due certification by an engineer, architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 utilised for the project and the withdrawals have been made in compliance with the proportion to the percentage of completion of the project.

7. That I / promoter shall take all the pending approvals on time, from the competent authorities.



8. That I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

9. That I / promoter 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.

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 **Chidambaram** on this **30th day of July 2025**.

Deponent

पंजाब नैशनल बैंक ...घरोंसे का प्रतीक! punjab national bank ...the name you can BANK upon!

BO: Chidambaram, 110A S P Koil Street, Chidambaram, Cuddalore - 608001
bo0103@pnb.co.in, Phone – 04144-222281

Date: 30/07/2025

To,

Tamil Nadu Real Estate Regulatory Authority (TNRERA),
No.1A, 1st Floor,
Gandhi Irwin Bridge Road,
Egmore,
Chennai – 600008.

Sir,

Subject: TNRERA – Application for project registration – Layout compromising of 1-20 residential plots – Emeral Enclave, maintaining an account exclusively for the project concerned.

Application dated : 30/07/2025

With reference to the application for registration of projects, it is certified that, Thiru. **Abhinandhan S** has been maintaining a Current Account in the name of **TSK Infra** with account no. **0103002100053579** at **Punjab National Bank, Chidambaram Branch,** exclusively for the project **Emerald Encalve** at **Survey no. 158/1, Lalpuram Village, Chidambaram Taluk - 608602.** In compliance of sub-clause (D) of clause (I) of sub-section (2) of section 4 of the Act, Thiru. Abhinandhan S has agreed to deposit 70% of the amount collected from the allottees from time to time will be deposited to the above account.

For PUNJAB NATIONAL BANK
CHIDAMBARAM
SENIOR MANAGER

Office Seal

PUNJAB NATIONAL BANK 0103 CHIDAMBARAM

Senior Manager,
Punjab National Bank,
Chidambaram