भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

தமிழ்நாடு तमिलनाडु TAMILNADU

V.R.K. Builders
24/07/2024 Soorya Traders
Chennai-600124

S. ANSARI SYED
STAMP VENDOR
LICENCE No.28/ Ch (S) 2010
No.53/14, 4th Cross Street, M.G. Nagar,
Poonamallee, Chennai-600 056.
Cell:9176911234 . 9952228626

EE 855480

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 **VRK BUILDERS Rep by D.RAJAMANI AND M/S SOORYA TRADERS REP BY V.R.MEGANATHAN** We promoter of the proposed project S.NO.114/1, CHEMBARAMBAKKAM VILLAGE, POONAMALLEE TALUK, THIRUVALLUR DT;

We, **VRK BUILDERS Rep by D.RAJAMANI AND M/S SOORYA TRADERS REP BY V.R.MEGANATHAN** promoter of the proposed project do hereby solemnly declare, undertake and state as under:

D.KATHIRAVAN. B.Sc.,BL
ADVOCATE & NOTARY PUBLIC
G.O.(Ms) No.275/2018 S.No.5
GOVT OF TAMIL NADU
No.84, Main Road, Vayalanallur
Poonamallee, Chennai-600 077
Cell : 9283712501

NOTARY PUBLIC
D.KATHIRAVAN B.Sc.,BL
G.O.(Ms) No.275/2018.
S.No.5
Thiruvallur Dist
GOVT OF TAMIL NADU

For V.R.K. BUILDERS
Proprietor

For SOORYA TRADERS
Proprietor

Scanned with OKEN Scanner

1. That We / promoter have / has a legal title to the land on which the developmentof the project is proposed
   OR
   Have entered into joint development agreement / collaboration agreement /development agreement or any other agreement with who possess a legal title to the land on which the development of the proposed project is to be carried out
   AND
   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.
   OR
   Possess such encumbrances as including details of anyrights, title, interest or name of any party in or over such land, along with details.

3. That the time period within which the project shall be completed by me/promoter 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.

For V.R.K. BUILDER'S

Proprietor

For SOORYA TRADERS

Proprietor

D.KATHIRAVAN. B.Sc.,BL
ADVOCATE & NOTARY PUBLIC
G.O.(Ms) No.275/2018 S.No.5,
GOVT OF TAMIL NADU
No.84,Main Road, Vayalanallur,
Poonamallee, Chennai-600 077
Cell : 9283712501

NOTARY PUBLIC
D.KATHIRAVAN B.Sc.,BL
G.O.(Ms) No.275 / 2018.
S.No.5
Thiruvallur Dist
TAMIL NADU

Scanned with OKEN Scanner

6. That We / promoter shall get the accounts audited within six months after theend 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 We / promoter shall take all the pending approvals on time, from the competent authorities.

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

9. That We / 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.

For V.R.K. BUILDER'S

D. Rajesh

Proprietor

For SOORYA TRADER

R. Mogamay

Proprie

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 Poonamallee on this 25th day of July 2024.

25-07-2024

D.KATHIRAVAN. B.Sc.,BL
ADVOCATE & NOTARY PUBLIC
G.O.(Ms) No.275/2018 S.No.5,
GOVT OF TAMIL NADU
No.84,Main Road, Vayalanallur,
Poonamallee, Chennai-600 072
Cell : 9283712501

Deponent

For V.R.K. BUILDER'S

D. Rajesh

Proprietor

For SOORYA TRADERS

R. Mogamary

Proprietor

NOTARY PUBLIC
D.KATHIRAVAN B.Sc.,BL
G.O.(Ms) No.275 / 2018.
S.No.5
Thiruvallur Dist
STATE OF TAMIL NADU

Scanned with OKEN Scanner