5.24

भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

தமிழ்நாடு तमिलनाडु TAMILNADU 12.6.2024

C.R. Neelavathi
Thenmugam Vellode

DT 898079.
11.1no.-
கி.மோகன்குமார்
முத்திரைத்தாள் விற்பனையாளர்
1/140-ஏ கள்ளிப்பாளையம்(அ)
துடுப்பதி(வழி) பெருந்துறை(வ)
உரிமம் எண் 11,உரோ/2015.

FORM'B'
[See rule 3(4)]
Affidavit cum Declaration

Affidavit cum Declaration of Mrs.C.R.Neelavathi promoter of the proposed Project Layout Murugan Golden Castle,R.S.F.NO: 323/1A3,2E,Thenmugam Vellode Village, Kumaravalasu Village Panchayat, Chennimalai Union Perundurai Taluk, Erode District, Tamilnadu State.

I Mrs.C.R.Neelavathi Promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That we has a legal title to the land on which the development of the project is proposed
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 here with.

NOTARY ... S. MANIAN, M.A.,B.L., ... Pin: 638 052 ... GOVT. OF TAMILNADU

12.6.24

C.R. Neelavathi

Mob: 99655 41074 ☎ 220074
S. MANIAN, M.A.,B.L.,
Advocate & Notary Public
305, 306, Ram Nagar,
PERUNDURAI -638 052. Erode Dt
Tamilnadu, India.
Book No. XXII Serial No 1943

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

3. The project has be completed by us.

4. That seventy per cent of the amounts realised by us for the real estate 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 ofconstruction and the land cost and shall be used only for thatpurpose, as faras building is concerned. For layout projects, it will be cost of developmentand the landcost.

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 That the amounts from the separate account, to cover the cost of the project,shall be withdrawn only after due certification by an engineer, architect and achartered accountant in practice that the withdrawal is in proportion to thepercentage of completion of the project, as far as building is concerned. Forlayout projects, the withdrawal can be done after obtaining a certificate fromthe Licensed Surveyor stating that the project has been developedand completed in all respects as per the layout approved by the competentauthority.

6. That I shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shallproduce a statement of accounts duly certified and signed by such charteredaccountant to the Authority and it shall be verified during the audit that theamountscollectedfora particular project have been utilized for the project and the withdrawals have been made in compliance with the proportion to thepercentageof completionoftheproject.

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

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

9. That I shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on anygrounds.

NOTARY
Name:
S. MANIAN, M.A.,B.L.,
Area: Perundurai Tk
Regd. No. C.O.O.
Ms.No.341/16
INDIA
Pin: 638 052
GOVT. OF TAMIL NADU

12.6.2024

Deponent

Mob: 99655 41074 ☎ 220074
S. MANIAN, M.A.,B.L.,
Advocate & Notary Public
305, 306, Ram Nagar,
PERUNDURAI -638 052. Erode Dt
Tamilnadu, India.
Book No. XXVII) ..Serial No 1943.

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 Perundurai on this 12th day of June-2024

Deponent

C.R Nachimuthu

Perundurai
12.6.2024

SOLEMNLY AFFIRMED AND SIGNED
BEFORE ME AT PERUNDURAI, ERODE Dt.,
PIN : 638 052 ON 12-6-2024

NOTARY TAMIL NADU
NOTARIAL NOTARIAL

12.6.2024

Mob: 99655 41074 220074
S. MANIAN, M.A.,B.L.,
Advocate & Notary Public
305, 306, Ram Nagar,
PERUNDURAI -638 052. Erode Dt
Tamilnadu, India.
Book No. XVII Serial No 1943

12.6.2024

S. MANIAN M.A.,B.L.,
ADVOCATE & NOTARY PUBLIC
306. RAM NAGAR.
PERUNDURAI - 638 052.
ERODE DIST. TAMILNADU, INDIA.
APP/REN/ERD2204/00002