

தமிழ்நாடு तमिलनाडु TAMIL NADU

19AC 915522

01 JUN 2023

S. Baskaran
B. Rupendra Reddy
Chennai

SMT SENTHIL
STAMP VENDOR
L. No. 12144 ஆ 1/96-97
N. No. 205, O. No.33, ARCOT ROAD,
VIRUGAMBAKKAM, CHENNAI-92

FORM'B'

[See rule 3(4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BESIGNEDBYTHEPROMOTERORANYPERSONAUTHORIZEDBYTHEPROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of S.Baskaran(1) B.Rupendra Reddy (2) promoter of the proposed project - Layout in S.No : 273/1A,1B,1C,1D,1E,2A1,2B1, 2C1,2D1,2E1, 273/3A1, 274/3B of Kottaiyur Villlage and Panchayat, Kadambathur Panchayat Union, Tiruvallur Taluk &District.

I / We S.Baskaran(1) B.Rupendra Reddy (2) promoter of the proposed project do hereby solemnly declare, undertake 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.

S. Baskaran
B. Rupendra Reddy

3. That the time period with in which the project shall be completed by me / promoter is S.Baskaran(1) B.Rupendra Reddy (2)
4. That seventy per cent of the amounts realized 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn only after due certification by an engineer, architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 We/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.

Deponent

S. Baskaran

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 Thiruvallur on this 19th day of June 2024.

Deponent

S. Baskaran