



தமிழ்நாடு தமில்நாடு TAMILNADU

EH 287368

*[Signature]*

**N. SARAVANAN**  
SI MP VENDER  
L NO 4744/B1/2000  
Katpadi, Vellore-7

**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 M/s B&B Developers and  
Builders Pvt Ltd represented by its Managing Director  
Mr. C. Bobby Benedict investor of the proposed project B&B Westend  
Villas – Phase – IV.

We, M/s B&B Developers and Builders Pvt Ltd investor of the  
proposed project do hereby solemnly declare, undertake and state as under:

1. That I C. Bobby Benedict, Managing Director of M/s B&B Developers and  
Builders Pvt Ltd has a legal title to the land located at Govt Sf. Nos. 378/1A3  
at Kalanipakkam Village, Anaicut Taluk, Vellore District, Tamil Nadu State –  
635 809 on which the development of the Residential Layout Project is  
proposed
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me  
30/05/2027,

**For B & B Developers & Builders Private Limited**

*[Signature]*  
**Bobby Benedict**  
Managing Director

4. That seventy per cent of the amounts realised by 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn only after due certification by an engineer, architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 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 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.

**Deponent**

**For B & B Developers & Builders Private Limited**

  
**Bobby Benedict**  
**Managing Director**

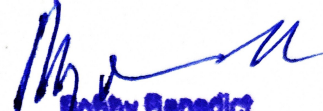
**Verification**

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 **VELLORE** on this **07<sup>th</sup>** day of **May 2026**.

**Deponent**

**For B & B Developers & Builders Private Limited**

  
**Bobby Benedict**  
**Managing Director**