

தமிழ்நாடு तमिलनाडु TAMIL NADU ₹100/- 28AC 790522

15.02.2024

முருகபிரகாஷ்
பச்சாம்பாளையம்

ந.சக்திவேல்
முத்திரைத்தாள் விற்பனையாளர்,
அந்தியூர்.
உரிமம் எண்:6484/B1/03

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

AFFIDAVITCUM DECLARATION

Mr.S.MURUGAPRAKASH promoter of the proposed project **SRI RAGHAVENDRA GARDEN** situated at **SF.NO. 17/3A1,3B, GETTISAMUDRAM VILLAGE, GETTISAMUDRAM VILLAGE PANCHAYAT, ANTHIYUR TALUK, ERODE DISTRICT.TAMILNADU.,PINCODE– 638501;**

16.2.2024

M. LAKSHMANAN, B.A., B.L.,
Advocate & Notary Public
G.O. (Ms) No : 50/2019 Dt : 25.02.2019
Opp. Taluk Office
Anthiyur - 638 501, Erode Dist.
Cell : 98427 80899, 70105 29272
Book No : ....1..... Serial No : ...779...

I, **S MURUGAPRAKASH,** 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 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.
3. That the time period within which the project shall be completed by promoter is Nil (Project is Completed)
4. That seventy per cent of the amounts realised by us/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 development and the land cost and shall be used only for that purpose.
5. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn only after obtaining a certificate from the Architect / Licensed Surveyor stating that the project has been developed and completed in all respects as per the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 there from.

Verified by me at Anthiyur on this 16th day of February 2024

Deponent

The Executant Appeared and Signature
Before Me at Anthiyur on : 16.2.2024

16.2.2024

M. LAKSHMANAN, B.A., B.L.,
Advocate & Notary Public
G.O. (M.s) No : 50/2019 Dt : 25.02.2019
Opp. Taluk Office
Anthiyur - 638 501, Erode Dist.
Cell : 98427 80399, 70105 29272
Book No : 1 Serial No : 779

NOTARIAL GOVT OF TAMILNADU NOTARIAL