भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

தமிழ்நாடு तमिलनाडु TAMILNADU 24 OCT 2025 FA 797480

அய்யனார் ரியல் எஸ்டேட்

பங்குதாரர்

G.C. ரவிச்சந்திரன்
முத்திரைத்தாள் விற்பனையாளர்,
கோபிசெட்டிபாளையம்.
உரிமம் எண்:2/2004/கோபி.

FORM – 'B'
[See rule 3(4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTOR

Affidavit cum Declaration

Affidavit-cum-Declaration of M/s. "AYYANAR REAL ESTATE" - (Pan No. ABYFA2792G), A Registered Partnership Firm, Rep by its Partners **1. Mr. P.Jaganathan, 2. N. Ganesan, 3. K. Balasundari, 4.S. Mano, 5.N. Mohanraj,** Promoters of the project named as M/s. "AYYANAR REAL ESTATE" comprised in Ward C, Block -01, T.S.NO.24/1, 25B, 26, 27/2 (Old S.F. No:759/3,759/3pt,759/5pt) measuring an extent of 1.45 ½ Acre (5893.50 Sq.mts) situated in Bhavani Municipality, Bhavani Village, Erode District, Tamilnadu.

For AYYANAR REAL ESTATE

1.

For AYYANAR REAL ESTATE

2.

3.

Partner

4.

Partner

5.

That **M/s. "AYYANAR REAL ESTATE",** A Registered Partnership Firm**,** Rep by its Partners **1.Mr. P.Jaganathan, 2. N. Ganesan, 3. K. Balasundari, 4.S. Mano, 5.N. Mohanraj,** Promoters of the proposed project do hereby solemnly declare, undertake and state as under:

1. That we, **1.Mr. P.Jaganathan, 2. N. Ganesan, 3. K. Balasundari, 4.S. Mano, 5.N. Mohanraj** who possess 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 authentication copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

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

3. That the time period within which the project has been completed.

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 That the amounts from the separate account to cover the cost of the project shall be withdrawn only after due certification by an engineer, architect and chartered accountant in practice that the withdrawal is in proportion to the percentage of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 AYYANAR REAL ESTATE

1.

For AYYANAR REAL ESTATE

2.

3.

4.

Partner

Partner

5.

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 and it shall be verified during the audit that the amounts collected for a particular project have been utilized for the project and the withdrawal has been 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.

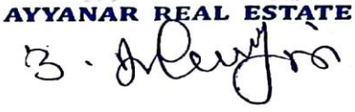
8. That we / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

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 AYYANAR REAL ESTATE

1. 

For AYYANAR REAL ESTATE

2. 

3. 

Partner

4. 

Partner

5. 

Deponents

Verification

The contents of our above Affidavit cum Declaration are true and correct and nothing material has been concealed by us there from.

Verified by us at **2025** on this **October 24**.

For AYYANAR REAL ESTATE

1. 

For AYYANAR REAL ESTATE

2. 

3. 

Partner

4. 

Partner

5. 

Deponents