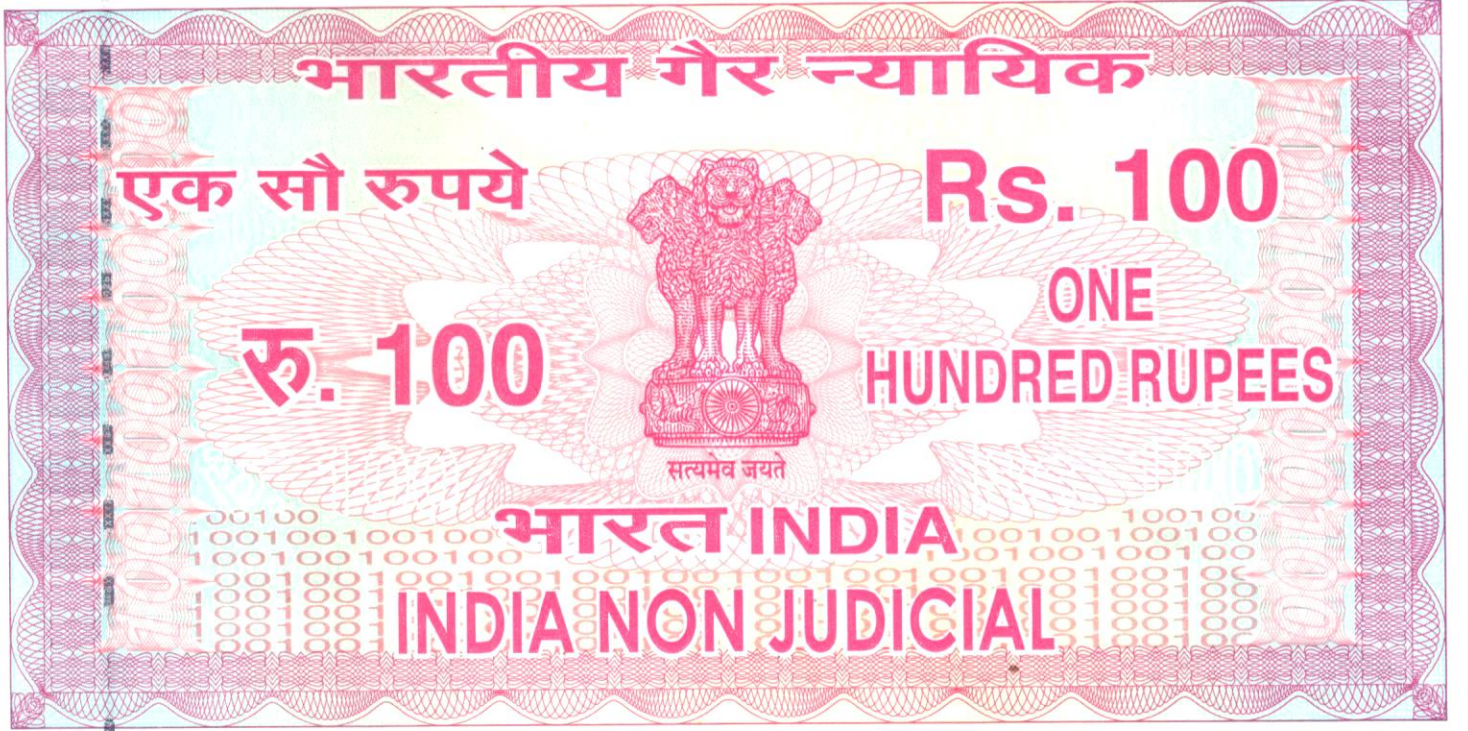




தமிழ்நாடு தமில்நாடு TAMILNADU

Saira Banu

DH 017324

9 OCT 2024

& 6 others

D. Gauthaman
D. GAUTHAMAN
STAMP VENDOR
No. 1099/B4/CH(C)/2021
No. 6, Mandabam Cross Street
Kilbask, Chennai - 600 010

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. Saira Banu, Owner (1), S. Mohamed Razeen, Owner (2), S. Mustafa Hasan Kamal, Owner & Power Agent (3), Pathimuthu, Owner (4), Kaja Mustafa Kamal, Owner (5), Sulthan, Owner & Power agent (6) and Sheik Mohamed, Power Agent (7)** of the project named as **"SM NAGAR - IV"** comprised in Old Survey No. 1010/20 And 1010/25, T.S. No.7/5 and 7/9, Block-16, Ward-A, Thatchanallur Ward measuring an extent of 4.93 Acre (19959.00 Sq.mts) situated in Chatramputhukulam Village, Tirunelveli Corporation, Tirunelveli Taluk, Tirunelveli District, Tamilnadu.

- | | |
|----------------------------------|-------------------------|
| 1) <i>Saira Banu Muthayen</i> | 4) <i>Fathma Ism</i> |
| 2) <i>S. Mustafa Hasan Kamal</i> | 5) <i>Sheik Mohamed</i> |
| 3) <i>Razeen</i> | 6) <i>S.N. Sulthan</i> |
| | 7) <i>Sheik</i> |

That M. Saira Banu, Owner (1), S. Mohamed Razeen, Owner (2), S. Mustafa Hasan Kamal, Owner & Power Agent (3), Pathimuthu, Owner (4), Kaja Mustafa Kamal, Owner (5), Sulthan, Owner & Power agent (6) and Sheik Mohamed, Power Agent (7), of the proposed project do hereby solemnly declare, undertake and state as under:

1. That We, M. Saira Banu, Owner (1), S. Mohamed Razeen, Owner (2), S. Mustafa Hasan Kamal, Owner & Power Agent (3), Pathimuthu, Owner (4), Kaja Mustafa Kamal, Owner (5), Sulthan, Owner & Power agent (6) and Sheik Mohamed, Power Agent (7), who possess a legal title to the land on which the development of the proposed project is to be carried out 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.

OR

Possess such encumbrances as on today including details of any rights, title, interest or name of any party in or over such land, along with details.

3. That the time period within which the project completed by me.
4. That seventy per cent of the amounts realised 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

1) Saira Banu Musthagan
2) S. Mohamed Razeen
3) Abhisek

4) Fathimath
5) Sheik Mohamed
6) S.N. Sulthan
7) S.K.

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/ 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 / shall take all the pending approvals on time, from the competent authorities.
8. That We / have 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.

1) Sankar-Born Murthy

6) S. N. Puthan.

2) S. Suresh Kumar

7) S. S.

3) Ramesh

4) Fahim

Deponents

5) Shree Kumar

7) $2k$