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தமிழ்நாடு तमिलनाडु TAMILNADU

18 APR 2025

C. Anandaiah
Hosur

DR 913521
K. SELVARANI
STAMP VENDOR
LICENCE No. 868/1994
HOSUR-635 109

**FORM 'B'**

**(See rule 3(4) )**

**DECLARATION, SUPPORTED BY AN AFFIDVAIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER**

**Affidavit cum Declaration**

Affidavit cum Declaration of

**Mr.C.ANANDAIAH**, aged about 55 years, S/o.Mr.A.M.Chandrappa, residing at No.4/504, Vinayakapuram, 3rd Cross, Bagalur Road, Hosur Town & Taluk, Krishnagiri District, Tamilnadu-635 109. **(9791937845)**

**Mr.TAMILSELVAN VELAYUTHAM**, aged about 51 years, S/o. Mr.R.Velayutham, residing at No.3/945-C, Dharga, Samathanapuram, Hosur Taluk, Krishnagiri District, Tamilnadu-635 126.**(9791937845)**

**Mrs.D.SUDHA**, aged about 42 years, Wife of. Mr.Tamilselvan Velayutham, residing at No.3/945-C, Dharga, Samathanapuram, Hosur Taluk, Krishnagiri District, Tamilnadu-635 126.

D. Sudha

T. Sathan

**Mr.SATHEESH ISWARAPPAN**, aged about 48 years, Son of. Mr.R.Iswarappan, residing at No.2-P, Tower B, RBD Stillwaters, Silver County Road, Haraluru, HSR Layout, Bangalore South, Banaglore, Karnataka-560102.

Promoters of the proposed project,

we, **Mr.C.ANANDAIAH**, aged about 55 years, S/o.Mr.A.M.Chandrappa, residing at No.4/504, Vinayakapuram, 3rd Cross, Bagalur Road, Hosur Town & Taluk, Krishnagiri District, Tamilnadu-635 109. **(9791937845)**

**Mr.TAMILSELVAN VELAYUTHAM**, aged about 51 years, S/o. Mr.R.Velayutham, residing at No.3/945-C, Dharga, Samathanapuram, Hosur Taluk, Krishnagiri District, Tamilnadu-635 126. **(9791937845)**

**Mrs.D.SUDHA**, aged about 42 years, Wife of. Mr.Tamilselvan Velayutham, residing at No.3/945-C, Dharga, Samathanapuram, Hosur Taluk, Krishnagiri District, Tamilnadu-635 126.

**Mr.SATHEESH ISWARAPPAN**, aged about 48 years, Son of. Mr.R.Iswarappan, residing at No.2-P, Tower B, RBD Stillwaters, Silver County Road, Haraluru, HSR Layout, Bangalore South, Banaglore, Karnataka-560102.

promoter of the proposed project does hereby solemnly declare, undertake and state as under;

**Site Address,**

**SURVEY NO- 13/5, 13/6, 15/6, 15/7, 16/6A1, 16/6A2, 16/6B1 IN – SUNRISE AVENUE SERENITY, GOVINDA AGRAHARAM VILLAGE AND BEGAPALLI PANCHAYAT, HOSUR TK, KRISHNAGIRI DT,.**

1. That I/ Promoter have/ has a legal title to the land on which the Development of the project is proposed. 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 is completed.**

4. 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.

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 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 HOSUR on this 18/04/2025 day of FRIDAY.

Deponent



## our services doesn't just end there

### Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

### Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

### Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

### NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management

### Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



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## Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

## Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

## Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

## Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

## Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

Verified RealEstate™

We're honored to be part of your real estate journey

3/350/2 Mettukuppam,
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Chennai, India

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