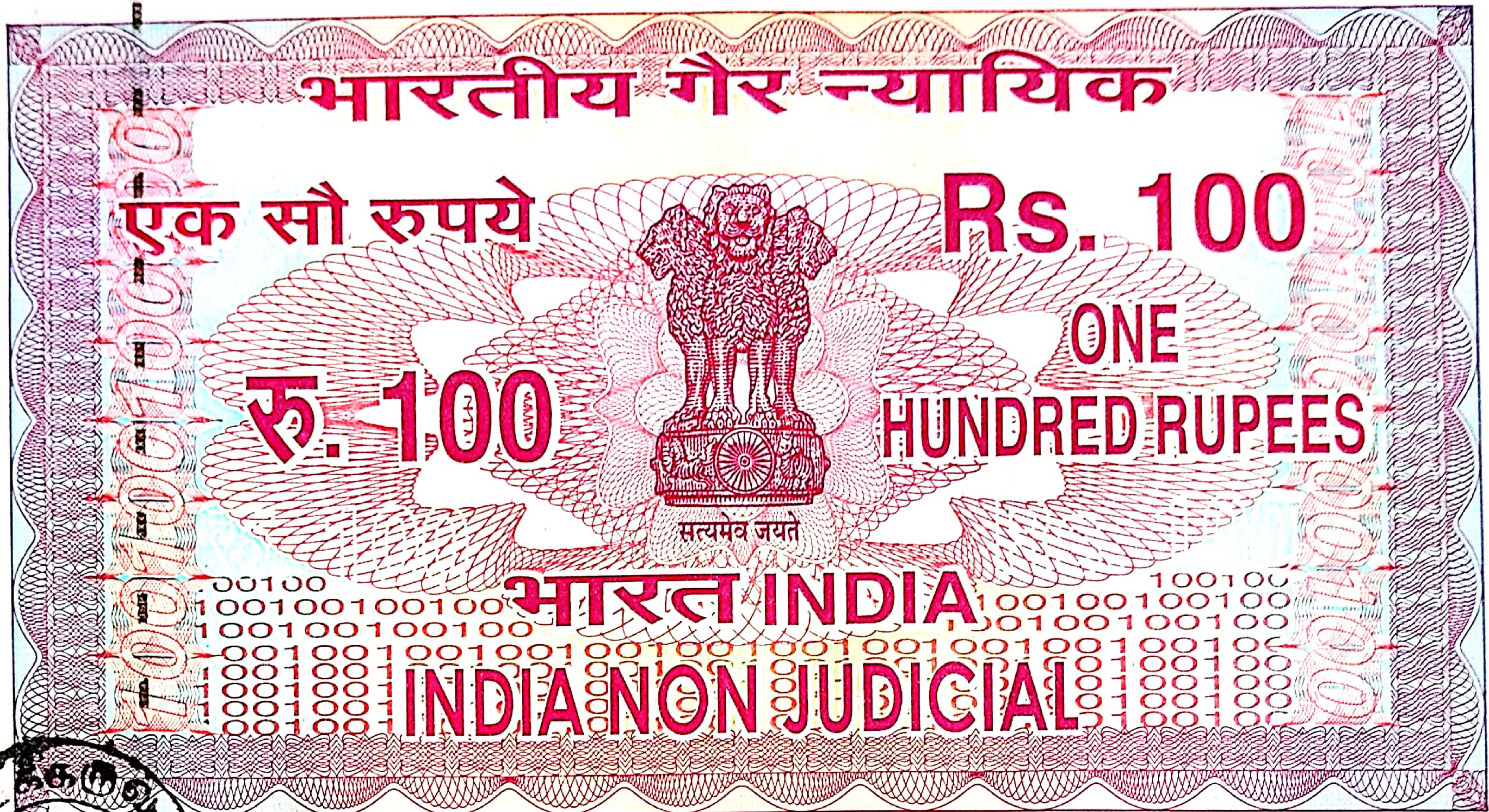




तमिलनाडु TAMILNADU

24 NOV 2025

M/S. GAZY MAG PRIVATE LIMITED
CHENNAI

ES 693641

I. JACINTHA
Govt. Authorized Stamp Vendor
Lic. No. 20540/B4/B7/92
Cell : 9283256363, 9080658607
Chennai.

FORM 'B'
[See rule 7 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. GAZY MAG PRIVATE LIMITED** promoter of the Proposed project **CASAGRANDE VIENNA** Construction of High-Rise Group Development Residential Building Consist of 4 Blocks with Extended Cum Combined Double Basement Floors (Meant For Parking & Pump Room); Block-1 : Ground Floor (Part) / Stilt Floor (Part) + 1st Floor to 10th Floor + 11th Floor with 77 Dwelling Units with Swimming Pool at Terrace Floor Level; Block-2: Ground Floor + 1st Floor to 5th Floor with 9 Dwelling Units, Block-3: Ground

Floor + 1 st Floor & 2nd Floor with 6 Dwelling Units, Block-4: Ground Floor + 1st Floor to 5th Floor with 6 Dwelling Units, Totally 98 Dwelling Units Abutting at Lattice Bridge High Road Comprised in New T.S.No: 2/183, 2/184, 2/185 & 2/186 (Old T.S.No: 2/5, 2/9, 2/159 & 2/160) (Old.S.Nos: 64 Part, 66/1 Part, 67/1 Part, 71/1 Part, 72 Part & 73 Part) in Block No.22 of Urur Village, Velachery Taluk, Chennai District within The Limits of Greater Chennai Corporation.

We, **M/S. GAZY MAG PRIVATE LIMITED** 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 me/promoter is 12/12/2023.
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 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.

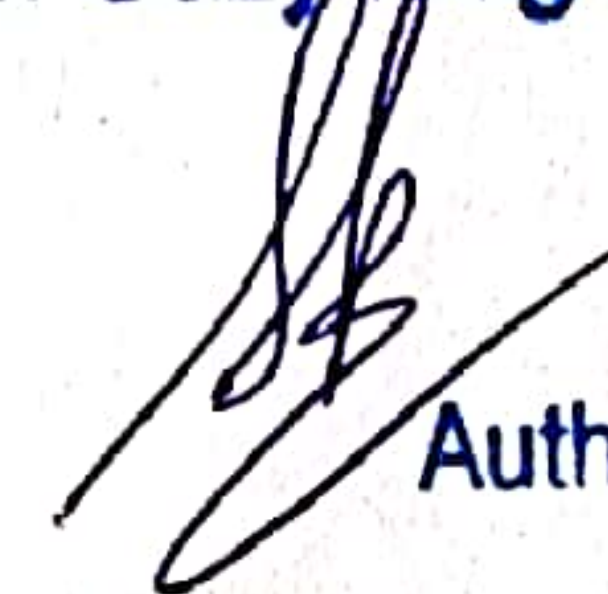
For M/s. Gazy Mag Private Limited



Authorised Signatory

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.

For M/s. Gazy Mag Private Limited



Authorised Signatory

Deponent

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 Chennai on this 30th Day of April, 2026.

For M/s. Gazy Mag Private Limited



Authorised Signatory

Deponent