

தமிழ்நாடு तमिलनाडु TAMIL NADU 21.7.2023

24AC 481944

மாவட்டக்கருவூலம் சென்னை-600035 ஜூலை 17 2023

RATHINAMALA & 5 OTHERS, SONALUR VILLAGE 603103

K. MAHALAKSHMI
S.V.L. NO.3016/@ 2/95
New No.11, Old No.8,2nd Street,
Mangalapuram, Chetpet
Chennai - 31. Cell:93828 95090

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 1. RATHINAMALA , W/O, Palanivel , 2 , P.Srinivasan S/O Periyasamy , , 3. S. SARASVATHY , W/O S.K,Suresh, 4. ARUNKUMAR , S/O , K.R, Selvarsau , 5. PONKISORE BALAKRISHNAN, S/O P. Balakrishnan , 6. SIVAIYAH , S/O , Ramaiyah Above Said 1 To 6 Members Were Residing At , No PLOT NO , 9 ,First Floor, Ramanilayam Ramachandra Avenue , Kalyanasundaram Street, Pamban Swamysalai , Chitlapakkam Chennai 600 064

The Proposed Residential Project " **SONALI TOWNSHIP PHASE – I** "(Proposed Layout Housing Sites Comprised In Survey No S.No 112/6, AT Sonalur Village , Vandalur Taluk , Chengalpattu District

P. Rathinamala

S. Sarasvathy

WE , . 1. RATHINAMALA , W/O Palanivel , 2 , P.Srinivasan s/o periyasamy , , 3. S. SARASVATHY , W/O S.K,Suresh, 4. ARUNKUMAR S/O , K.R, Selvarsau , 5. PONKISORE BALAKRISHNAN , S/O P. Balakrishnan , 6. SIVAIYAH , S/O , Ramaiyah The 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 promotor for development of the project is enclosed herewith. That I / promotor 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 authenticated copy of the agreement between such owner and promotor 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 **completed**

4. That 70% 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 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

P. Rathinamala

S. Sarasvathy

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 utilized 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.

Deponents

P. Rathnavarla

S. Saraswathy

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 **Chitlapakkam** on the **04 th MAR 2024**.