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DG 102759

17 APR 2025

CMCHS
CH-600007

G. VEERABATHIRAN
Stamp Vendor
License No. 24/CH(S)2010 Dt. 30-3-2011
No. 23, New No. 31, Sarangapani Street,
Cholinganallur, Chennai-600 119.

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 Chennai – 600007, Ritherdon Road, No.50, M/S. The Chennai Metropolitan Co-operative Housing Society Limited

Survey No. 364/1A Extent 2 Acre 4 Cents

Thiruporur Taluk, Chengalpattu District, Venbedu Panchayat.

17/4/2025

DEPUTY REGISTRAR / ADMINISTRATOR
THE CHENNAI METROPOLITAN
CO-OPERATIVE HOUSING SOCIETY LTD.
No. 50, RITHERDON ROAD,
VEPERY, CHENNAI-600 007.

We Promoter of the 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
2. That the said land is free from all encumbrances OR
   Possess such encumbrances 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 as been completed
4. That seventy percent of 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 landcost and shall be used only for that purpose.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn only after due certification by an engineer, architect and chartered accountant in practice that the withdrawal is in proportion to the percentage of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.
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.

Deponent 17/4/2025

DEPUTY REGISTRAR / ADMINISTRATOR
THE CHENNAI METROPOLITAN
CO-OPERATIVE HOUSING SOCIETY LTD.
No. 50, RITHERDON ROAD,
VEPERY, CHENNAI-600 007.

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing materials has been concealed by me therefrom. Verified by me at Chennai on this 17 day of April 2025.

17/4/2025

Deponent

DEPUTY REGISTRAR / ADMINISTRATOR
THE CHENNAI METROPOLITAN
CO-OPERATIVE HOUSING SOCIETY LTD.
No. 50, RITHERDON ROAD,
VEPERY, CHENNAI-600 007.



our services doesn't just end there

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Legal & Documentation Services

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

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

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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

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

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