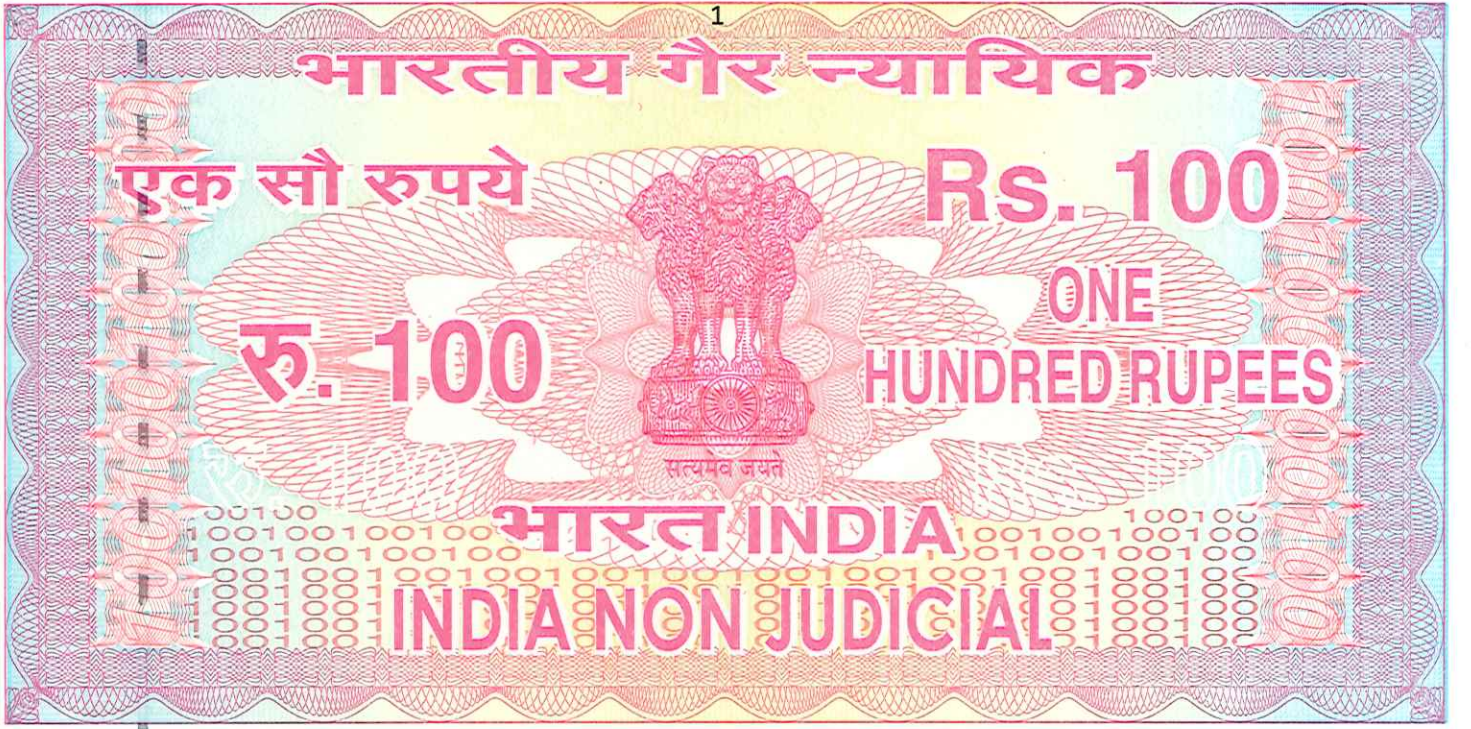




தமிழ்நாடு தமில்நாடு TAMILNADU

- 9 MAY 2026

EU 637465



M. KAILASH CHAND
STAMP VENDOR - L.No.11727/C/01
Saidapet, Chennai-15. ☎: 9840173090

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/s. RAMANIYAM REAL ESTATES (P) LIMITED**, having its office at New No.14, Old No.67, Third Main Road, Gandhi Nagar, Adyar, Chennai 600 020, represented by its Authorised Signatory **Mr.SUNDAR S.V.K.**, hereinafter called as **PROMOTER** along with the **OWNERS** namely:

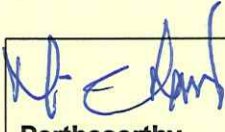
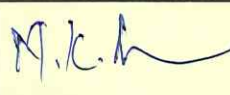
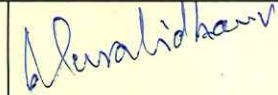
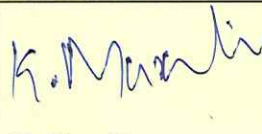
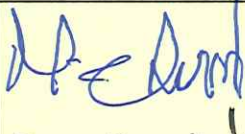
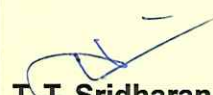
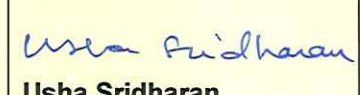
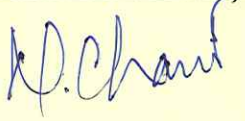
 Parthasarthy Swaminath Kaushik	 M.K.Shyam Sundar	 A. Biju	 Muralidharan Venkataramani
 K.Srinivasan	 K. Murali	 Ramco Cements Ltd.	 S. Srinivasan
 S. Raghuraman	 S. Natarajan	 Sriuttara	 D. Ravindran
 Madhu Ravindran	 Dinesh Sridhar	 T. T. Sridharan	 Usha Sridharan
 Ramco Industries Ltd	 S. Anand Narayan	 Ramaniyam Real Estates (P) Ltd.	

1. Mr. PARTHASARTHY SWAMINATH KAUSHIK, 2. Mr. M. K. SHYAM SUNDAR 3. Mr. A. BIJU 4. Mr. MURALIDHARAN VENKATARAMANI 5. Mr. K. SRINIVASAN 6. Mr. K. MURALI 7. M/s THE RAMCO CEMENTS LIMITED, Represented by its Assistant Vice President (Admn) Shri. R.Subramanian, 8. Mr. S. SRINIVASAN, 9. Mr. S. RAGHURAMAN, 10. Mr. S. NATARAJAN 11. Mrs. SRIUTTARA, 12. Mr. D. RAVINDRAN 13. Mrs. MADHU RAVINDRAN, 14. Mr. DINESH SRIDHAR, 15. Mr. T. T. SRIDHARAN 16. Mrs. USHA SRIDHARAN, 17. M/s. RAMCO INDUSTRIES LIMITED, represented by its Company Secretary and Legal Head Shri S.Balamurugasundaram, 18. Mr. S. ANAND NARAYAN

AND

M/s. RAMANIYAM REAL ESTATES (P) LIMITED, having its office at New No.14, Old No.67, Third Main Road, Gandhi Nagar, Adyar, Chennai 600 020, represented by its Authorised Signatory Mr.SUNDAR S.V.K, Promoter of the proposed project "RAMANIYAM SABARI" Proposed construction of Stilt Floor + 5 Floors (Height – 18.30 m) Residential building with 25 Dwelling units availing Premium FSI with TOD benefit at New Door No:12, Old Door No:52, (South Boag Road) Chevalier Sivaji Ganesan Salai, Thiyagaraya Nagar, Chennai – 600 017, Comprised in Old S.Nos.120/3 (Part) and 122/2 (Part) as per Document and T.S.No.6468 and T.S.No.6469 as per Patta, Block No.140, Thiyagaraya Nagar, Guindy Taluk, within the Limit of Greater Chennai Corporation.

We, the PROMOTER of the proposed project do hereby solemnly declare, undertake and state as under:

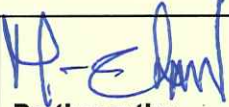
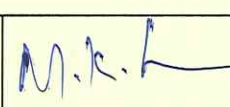
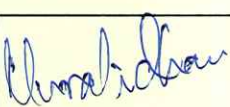
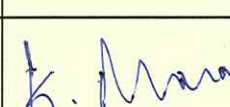
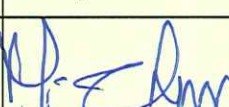
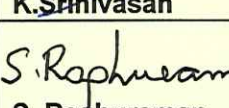
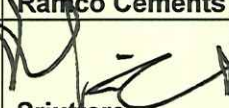
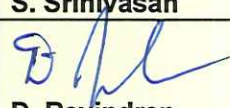
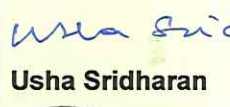
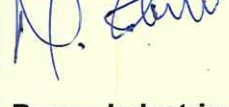
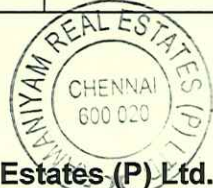
 Parthasarthy Swaminath Kaushik	 M.K.Shyam Sundar	 A. Biju	 Muralidharan Venkataramani
 K.Srinivasan	 K. Murali	 Ramco Cements Ltd.	 S. Srinivasan
 S. Raghuraman	 S. Natarajan	 Sriuttara	 D. Ravindran
 Madhu Ravindran	 Dinesh Sridhar	 T.T. Sridharan	 Usha Sridharan
 Ramco Industries Ltd	 S. Anand Narayan	 Ramaniyam Real Estates (P) Ltd.	

1. That we have entered into Joint Development Agreement with 1. **Mr. PARTHASARTHY SWAMINATH KAUSHIK**, 2. **Mr. M. K. SHYAM SUNDAR** 3. **Mr. A. BIJU** 4. **Mr. MURALIDHARAN VENKATARAMANI** 5. **Mr. K. SRINIVASAN** 6. **Mr. K. MURALI** 7. **M/s THE RAMCO CEMENTS LIMITED**, Represented by its Assistant Vice President (Admn) Shri. R.Subramanian, 8. **Mr. S. SRINIVASAN**, 9. **Mr. S. RAGHURAMAN**, 10. **Mr. S. NATARAJAN** 11. **Mrs. SRIUTTARA**, 12. **Mr. D. RAVINDRAN** 13. **Mrs. MADHU RAVINDRAN**, 14. **Mr. DINESH SRIDHAR**, 15. **Mr. T. T. SRIDHARAN** 16. **Mrs. USHA SRIDHARAN**, 17. **M/s. RAMCO INDUSTRIES LIMITED**, represented by its Company Secretary and Legal Head Shri S.Balamurugasundaram, 18. **Mr. S. ANAND NARAYAN** who possess a legal title to the land on which the development of the proposed project is to be carried out

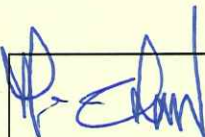
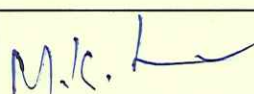
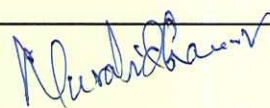
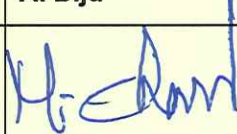
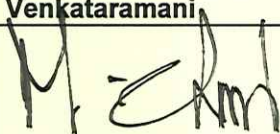
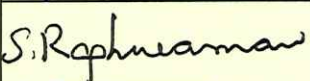
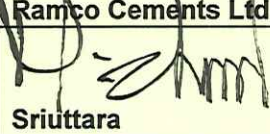
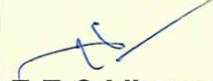
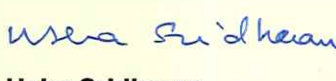
AND

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 "**RAMANIYAM SABARI**" Proposed construction of Stilt Floor + 5 Floors (Height – 18.30 m) Residential building with 25 Dwelling units availing Premium FSI with TOD benefit at New Door No:12, Old Door No:52, (South Boag Road) Chevalier Sivaji Ganesan Salai, Thiyagaraya Nagar, Chennai – 600 017, Comprised in Old S.Nos.120/3 (Part) and 122/2 (Part) as per Document and T.S.No.6468 and T.S.No.6469 as per Patta, Block No.140, Thiyagaraya Nagar, Guindy Taluk, within the Limit of Greater Chennai Corporation 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 the Promoter is 31.12.2030.

 Parthasarthy Swaminath Kaushik	 M.K. Shyam Sundar	 A. Biju	 Muralidharan Venkataramani
 K. Srinivasan	 K. Murali	 Ramco Cements Ltd.	 S. Srinivasan
 S. Raghuraman	 S. Natarajan	 Sriuttara	 D. Ravindran
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 Ramco Industries Ltd	 S. Anand Narayan	 Ramaniyam Real Estates (P) Ltd.	

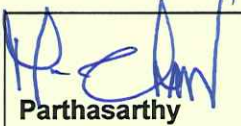
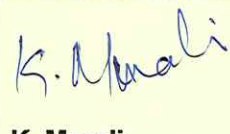
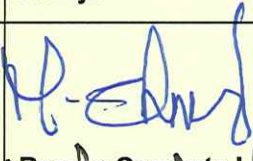
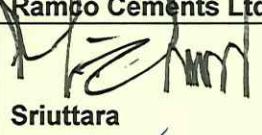
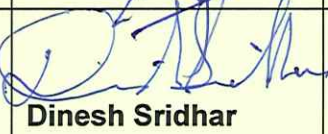
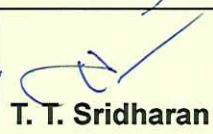
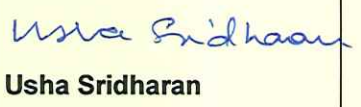
4. That seventy percent of the amounts to be realised by the Promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a bank to cover the cost of construction and the land cost and shall be used only for that purpose, as far as building is concerned.
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.
6. That the 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 the Promoter shall take all the pending approvals on time, from the competent authorities.
8. That the Promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. That the Promoter shall not discriminate against any allottee at the time of allotment of any apartment, on any grounds.

 Parthasarthy Swaminath Kaushik	 M.K. Shyam Sundar	 A. Biju	 Muralidharan Venkataramani
 K. Srinivasan	 K. Murali	 Ramco Cements Ltd.	 S. Srinivasan
 S. Raghuraman	 S. Natarajan	 Sriuttara	 D. Ravindran
 Madhu Ravindran	 Dinesh Sridhar	 T.T. Sridharan	 Usha Sridharan
 Ramco Industries Ltd	 S. Anand Narayan	 Ramaniyam Real Estates (P) Ltd.	

Verification

The contents of our above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Chennai on this 22nd day May 2026.

 Parthasarthy Swaminath Kaushik	 M.K. Shyam Sundar	 A. Biju	 Muralidharan Venkataramani
 K. Srinivasan	 K. Murali	 Ramco Cements Ltd.	 S. Srinivasan
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 Ramco Industries Ltd	 S. Anand Narayan	 Ramaniyam Real Estates (P) Ltd.	

Deponent