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Cinnamon Homes
Chennai

31 JAN 2025

DK 582498
R. RAGUPATHI

STAMP VENDOR, L/No. C3/4639/83
No. 37, VILLAGE ROAD, NOW KNC
No. 79/91, VALLUVARKOTTAM HIGH
NUNGAMBAKKAM, CHENNAI-600 034
MOBILE: 9445114347

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 **Ms. Cinnamon Homes**, Promoter of the proposed project, "Cinnamon Homes- Blossom" comprised in Block No-19 & 20, Vellalar Street, Mogappair, Chennai-600 037. Comprised in Old S.No-249/2A PART and T.S.NO. 76/2, Block No-36, Ward 9 (059), Mogappair Ward-H of Ambattur Town within the limits of GREATER CHENNAI CORPORATION

5a. [Signature]
8. CT. Chitra
12. J. Pandigam
2. Maank
5b. Lja
9. [Signature]
1. [Signature]
3. [Signature]
6. Santhi leinwaraj
10. V. Shelly
11. [Signature]
B. Jann
7. A. Vah
Partner

For CINNAMON HOMES

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

1. That promoter has entered into joint development agreement with

I. **Mrs. R. TAMILSELVI** (Aadhaar no: 925962336185, PAN:AWPPT1125J), wife of Mr. K. Rajendran, aged about 60 years, residing at Plot No 5, 48 Srinivasa Avenue, J N Nagar, P&T Nagar Main Road, Madurai -17

II. **Mrs. MANIMEKALAI** (Aadhaar no. 663352222965 PAN : AAJPM0261A), wife of Mr. Simon Sugunaraj, aged about 65 years, residing at 43D, MIG DDA Flats, Motha Khan Pahangery, New Delhi - 110055

III. **Mr. A.ANBAZHAGAN** (Aadhaar no. 650975337761, PAN:AGNPA2609Q), son of Mr.K.Annamalai, aged about 69 years, residing at 5, Thitta Salai, Nataraja Garden, Chidambaram - 608001

IV. **Mrs. B. JANSIRANI** (Aadhaar no. 450622025149) (PAN: ALCPJ8777A), wife of late Mr. A. Balasubramanian, aged about 58 years, residing at Plot No 71, 1st Main Road, Secretariat Colony, Madambakkam, Chennai - 600126

V. **Dr. P. RAVIKUMAR** (Aadhaar no:347572743727) (PAN: AHIPR6774P), Son of Mr.Narayanan Palanimuthu, aged about 60 years, residing at 272A, F1, Sastha Illam, Sharvan Street, Mogappair West, Chennai - 600029, and **Dr. R. SATHYAPRIYA** (Aadhaar no. 223193553531, PAN:DCPPS5817B), wife of Dr. P. Ravikumar, aged about 42 years, residing at 272A, F1, Sastha Illam, Sharvan Street, Mogappair West, Chennai - 600029

VI. **Mrs. SANTHI KRISHNARAJ** (Aadhaar no.424192103240, PAN: ATDPS0480J), wife of Mr.M.R.Krishnaraj, aged about 61 years, residing at 128/15 Emerald Flats, Anna Nagar West (Near TNEB Thirumangalam) Chennai - 600040

For CINNAMON HOMES

- VII. **Mrs. VAHITHA BANU** (Aadhaar no. 691916699013, PAN: AAEPV5812F), wife of Mr. Sasarali, aged about 59 years, residing at 1917, 2nd Floor, J block, 15th Main Road, Anna Nagar West, Chennai - 600040
- VIII. **Mrs. CT. CHITRA** (Aadhaar no. 254892567895, PAN: AAGPC2479K), wife of Mr. V. Chidambaram, aged about 59 years, residing at T-11, Royal Denizen Apartments, Pattabiram Pillai Street, Tennur, Trichy - 620017
- IX. **Mrs. V. VANI** (Aadhaar no. 615776677131, PAN: ACKPV7309R), wife of Mr. K. Ravichandran, aged about 52 years, residing at 108, Second Avenue, Millenium Town, Adayam Pattu, Chennai - 600095
- X. **Mrs. V. SHARMELLE** (Aadhaar no. 304594868683, PAN: GRGPS8085E), wife of Mr. G. Velan, aged about 49 years, residing at 20/4, Violet Apartments, Mogappair West, Chennai - 600037
- XI. **Mr. M. RAVI** (Aadhaar no. 388005177415, PAN: AETPR3205D), Son of Mr. R. Muthusamy, aged about 57 years, residing at 356/9, Aishwarya Flats, 1st Block, 37th Street, Anna Nagar West, Chennai - 600040
- XII. **Mrs. J. PANDIYAMMAL** (Aadhaar no. 643196304069) (PAN: AKLPP8567F), wife of Mr. R. Jayakrishnan, aged about 35 years, residing at 15/20, 3rd Street, Abgamuthu Nagar, Padi, Chennai - 600050

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 is enclosed herewith.

2. That the said land is free of all encumbrances

1. *[Signature]*
 2. *[Signature]*
 3. *[Signature]*
 4. *[Signature]*
 5a. *[Signature]*
 5b. *[Signature]*
 6. *[Signature]*
 7. *[Signature]*
 8. *[Signature]*
 9. *[Signature]*
 10. *[Signature]*
 11. *[Signature]*
 12. *[Signature]*

For CINNAMON HOMES

[Signature]

3. That the time period within which the project shall be completed by the Promoter is 31st December 2027
4. That seventy per cent of the amounts 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 scheduled bank to cover the cost of development and the land cost 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 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 We, the Promoters 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 We, the Promoters shall take all the pending approvals on time, from the competent authorities.

1 Pandey 2 Mamk 3 griyapuri
 4 B. Jagan 5a hmm 5b dija
 6 Santhu Lakshmi 7 A. Vah ji Banu 8 CT. Chitra
 9 V. K. 10 V. Shanthi 11 mam
 12 J. Pandeyamul

For CINNAMON HOMES
Updant
 Partner

8. That we, the Promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. That We, the Promoters shall not discriminate against any allottee at the time of allotment of any apartment, on any grounds.

I *Promoter*

II x *Maunle*

III *gong yong 2f.*

IV *B. Jansen*

V a. *Juan*

V b. *Rja*

VI *Santaleinhaus*

VII *A. Vahd Banu.*

VIII *CT. Chitra*

IX *V.V.L.*

X *V. Shukla*

XI *Mmm...*

XII *J. Pandiyeemul*

For CINNAMON HOMES

Yobn
Partner

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 25th February 2025.

I *Pandisel*

II x *Maank*

III *gintupont of*

IV *B. Jansen*

V a. *Amu*

V b. *Aja*

VI *Santimokirhasey*

VII *A. Vahdi Zanu.*

VIII *CT. Chitra*

IX *V.V.L.*

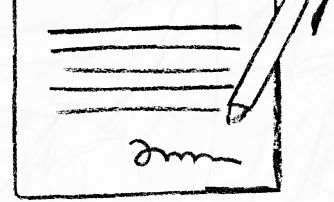
X *V. Shetty*

XI *Amu..*

XII *S. Pandi gennal*

For CINNAMON HOMES

Yobit
Partner



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.



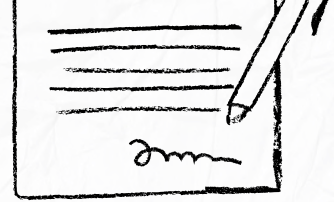
NRI & Investment Services

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



Compliance & Special Services

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



 **empowering your real estate decisions**
with smart tools



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



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

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