

Phone No: Kalpama	भारत INDIA		FEB-23-2024 18:06:46
Sold To/Issued To:	INDIA NON JUDICIAL		
P.HEMA CHANDER REDDY	IKKURTHY KALPANA		₹ 0000100/-
For Whom/ID Proof:	PIET NO. 108		ZERO ZERO ZERO ZERO ONE ZERO ZERO
POOJA CRAFTED HOMES	SHIRURATHI ARAHAPPO OP		3816397 17087 11545284-00018587
	HOUSING SOCIETY		Affidavit
	MADHAPUR		3816397 14/2023
	RANGA REDDY-500001		
	TELANGANA		
	भारतीय गैर न्यायिक		

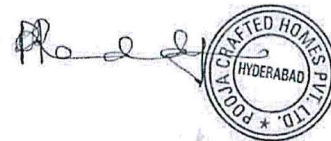
FORM -'B'

[See rule 3(4)]

Affidavit-cum-Declaration of Mr. POLAM HEMA CHANDER REDDY, authorized Signatory of M/s. POOJA CRAFTED HOMES PRIVATE LIMITED promoter of the proposed project "MAGIC BREEZE", vide its/his/their authorised.

I Mr. POLAM HEMA CHANDER REDDY, Authorised Signatory of M/s. POOJA CRAFTED HOMES PRIVATE LIMITED promoter of the proposed project "MAGIC BREEZE" namely do hereby solemnly declare, undertake and state as under :

1. That we have 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 real estate 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 31st day of December, 2024.
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.
5. That the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.
7. 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 and it shall be verified during the audit that the amounts collected for a particular project have been utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That, I / promoter shall take all the pending approvals on time from the competent authorities.
9. That, I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. 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

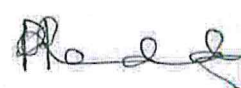
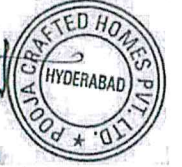
Verification

I, the deponent above, do here by verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

Verified by me

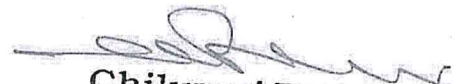
Place: Hyderabad

Date: 23.02.2024

Deponent




Chiluveri Prabhakar, 23-02-2024
M.Com., LL.B.
NOTARY
Ayyappa Swamy Temple's Shutters, Shutter No:3
KONDAPUR
Mdl. Shair Lingampally, Dist. Ranga Reddy, Telangana
Cell: 9441036855