



తెలంగాణ తెలంగాణ TELANGANA

V. Anuradha AK 730509

SL.NO: 897 DATE: 15/02/2022 Rs.100/-
SOLD TO: D.B.REDDY
S/o: RAM REDDY, R/o HYD
FOR WHOM: MODI BUILDERS AND REALTORS PVT.LTD

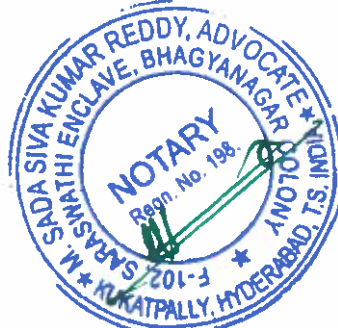
V.ANURADHA
LICENCED STAMP VENDOR
L.NO.16-11-013/2017 R.NO.16-11-073/2020
H.NO.7-1-79/B, AMEERPET HYD (SOUTH)

FORM 'B'
[See rule 3(4)]
Affidavit cum Declaration

Affidavit cum Declaration of Mr. Sourabh Modi S/o. Mr. Satish Modi, Managing Director and duly authorized by the promoter of M/s. Modi Builders and Realtors Pvt. Ltd., for the Project Lakeview, vide its authorization dated: 15.11.2013.

I, Sourabh Modi S/o. Mr. Satish Modi, Managing Director and duly authorized by the promoter of the Project Lakeview, 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 project is proposed 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 M/s. Modi Builders and Realtors Pvt. Ltd. is 31-12-2031.
4. That seventy percent of the amounts realized by me 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by M/s. Modi Builders and Realtors Pvt. Ltd., in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn by M/s. Modi Builders and Realtors Pvt. Ltd., 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 we 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 M/s. Modi Builders and Realtors Pvt. Ltd. shall take all the pending approvals on time from the competent authorities.
9. That M/s. Modi Builders and Realtors Pvt. Ltd. has furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.
10. That M/s. Modi Builders and Realtors Pvt. Ltd. shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

For M/s. Modi Builders and Realtors Pvt. Ltd.,



[Signature]
Managing Director
Deponent

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 Hyderabad on this 30th day of March, 2022.

For M/s. Modi Builders and Realtors Pvt. Ltd.,



[Signature]
Managing Director
Deponent



ATTESTED

[Signature]
M. SADA SIVA KUMAR REDDY, B.Com., B.L.
ADVOCATE & NOTARY
Appointed by Govt., India
G.O. Ms. No. 198, Rev (Regn-II), dt. 11.04.2000
102, Saraswathi Enclave, Bhagyanagar Colony,
Kukatpally, Hyderabad, T.S., India. (Ph: 98480 44395)