



తెలంగాణ తెలంగాణ TELANGANA

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Sl.No: 5472 Date: 11-07-2020

Sold To: KUSHAAL SARAF, S/O. SUNIL SARAF, R/O. HYD
FOR WHOM: RADHA RAICHANDANI DEVELOPERS LLP

S.LAXMI NARAYANA

Licensed Stamp Vendor

Lic No. 16-11-02/06, Ren.No. 16-11-11/18
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Panjagutta, Hyderabad(South) District.
Ph: 9989868579

FORM 'B'

[See rule 3 (4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED
BY THE PROMOTER OR ANY PERSON AUTHORISED BY THE PROMOTER

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of M/s. Radha Raichandani Developers LLP with Limited Liability Partnership Registration No. AAP-4365 Rep. by its Designated Partner and Authorized Signatory Mr. Kushaal Saraf, S/o. Sunil Kumar Saraf duly authorized by the promoter of the Project named as "KOKAPET TERMINAL" vide its authorization dated 01.07.2020.

I, Kushaal Saraf, S/o. Sunil Kumar Saraf do hereby solemnly declare, undertake and state as under:

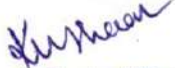
For Radha Raichandani Developers LLP

Kushaal
Authorised Signatory

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1. That LLP has a legal title to the land on which the development of the project is proposed project is to be carried out and a legally valid authentication of title of such land 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: Radha Raichandani Developers LLP is on or before 31.12.2022.
4. That 70% of the amounts realized by LLP 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 That amounts from the separate account, to cover the cost of the project, shall be withdrawn by Company in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn by LLP after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 LLP shall get its 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 LLP shall take all the pending approvals on time, from the competent authorities.
9. That I have furnished such other documents as have been prescribed by the Act and the rules and regulations made there under.
10. That I shall not discriminate against any allottee at the time of allotment of any apartment, plot or building as the case may be.

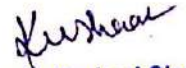
For Radha Raichandani Developers LLP


Authorised Signatory
Deponent

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from. Verified by me at Hyderabad on this 1st Day of July, 2020.

For Radha Raichandani Developers LLP



Authorised Signatory

Deponent