



తెలంగాణ తెలంగాణ TELANGANA

S.No. 3783 Date 20/3/2021

Sold To Madhusudhan Rao. Akkireddy,
S/o. Late A. Rajuiah, R/o HYD.

For whom M/s. Urbanrise lifestyles PVT LTD.

E. Koti Reddy AF 858130

E. KOTI REDDY

Licenced Stamp Vendor.

L.No.15-11-031/2014, RL.No. 15-11-040/2020

LIG-441, Road No: 3, KPHB Colony,

Kukatpally, Medchal-Malkajgiri Dist.

Cell: 9491628238.

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

I, **Mudunuri Venkata Satyanarayana Raju**, Authorised Signatory of M/s. URBANRISE LIFESTYLES PVT LTD. Having registered office at Plot Nos. 68 & 69, Jubilee Heights, Jubilee Enclave, Madhapur, Hyderabad. Do hereby solemnly declare, undertake and state as under:

1. That the promoter has 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 encumbrance.
3. That the time period within which the project shall be completed by the promoter is 31st March, 2026.

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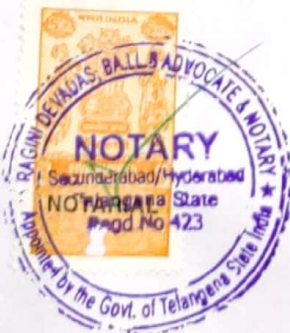
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4. That seventy per cent of the amounts realised by the promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn by the promoter after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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 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 and it shall be verified during the audit that the amount collected for a particular project have been utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That the promoter shall take all the pending approvals on time, from the competent authorities.
9. That the promoter has furnished such other documents as have been prescribed by the Act and the rules and regulations made there under.
10. That the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.



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 30th day of March, 2021.



ATTESTED
RAGINI DEVADAS
B.A.L.B. (Adv.)
ADVOCATE & NOTARY
Appointed by the Govt. of Telangana
H.No 111 150/2, Shyamini Building
Begumpet Hyd-500 016
TELANGANA STATE INDIA

DEPONENT
Hyderabad
15 NOV 2021