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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. SADHANA GRUH NIRMAN with Partnership
Registration No. 2234 of 2015 Rep. by its Partner and Authorised Signatory
Mr. Santosh Kanday, S/o. Kanday Srinivasulu duly authorized by the promoter of
SUKHII UBUNTU vide its authorization dated 18.09.2018.

I, Santosh Kanday, S/o. Kanday Srinivasulu do hereby solemnly declare,
undertake and state as under:

1. That I have 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. SADHANA GRUH NIRMAN is on or before 30.11.2026.
4. That 70% of the amounts realized by Firm 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 That amounts from the separate account, to cover the cost of the project, shall be withdrawn by Firm in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn by Firm after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 shall get account 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



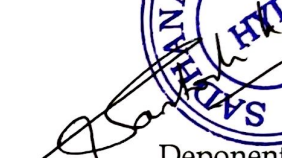
- and it shall be verified during the audit that the amounts collected for a particular project have been utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That I shall take all the pending approvals on time, from 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.

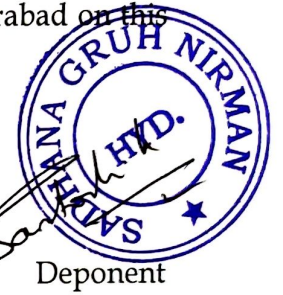

Deponent

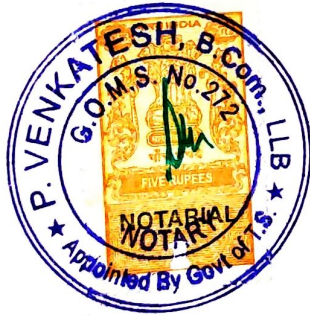


Verification

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 10th Day of November, 2021.


Deponent





ATTESTED


P. VENKATESH
B.Com., LL.B
ADVOCATE & NOTARY
H.No. 8-3-615/2/A, Yellareddyguda,
Ameerpet, Hyderabad-73, T.S.
Mobile No: 9885009292