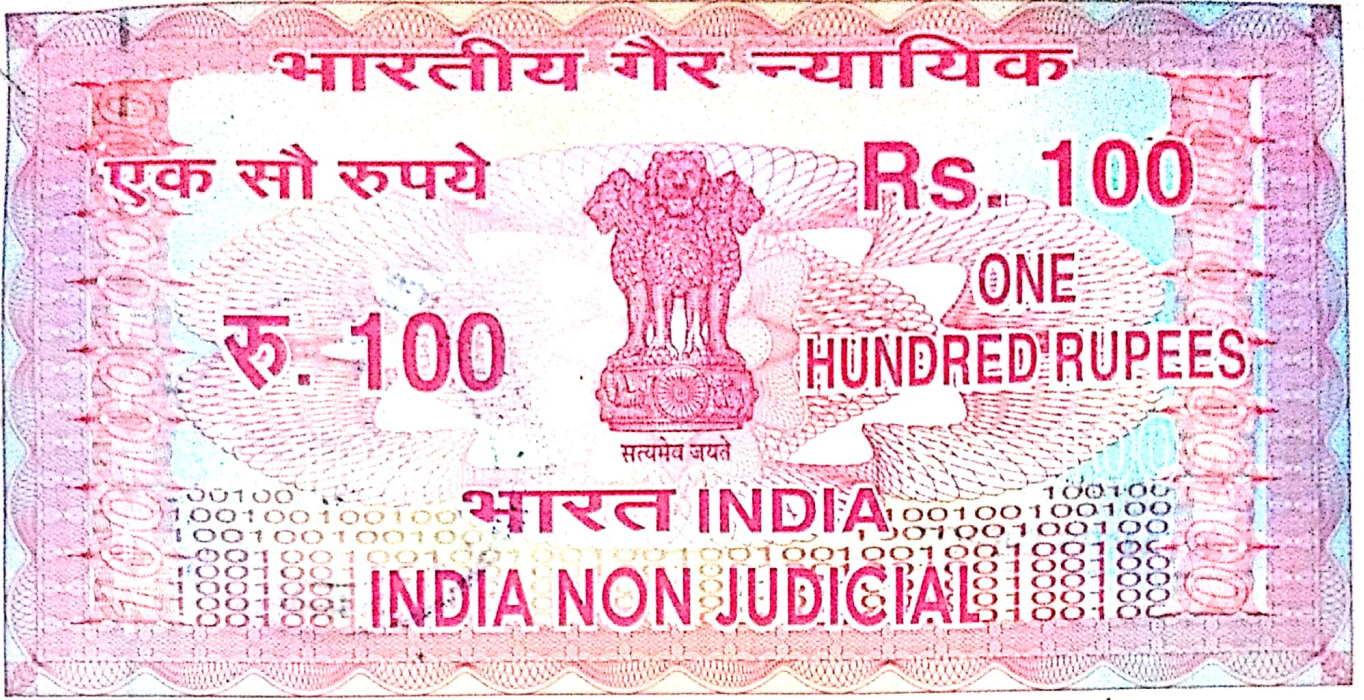




తెలంగాణ తెలంగాణ TELANGANA

Sl. No.....9992....., Date : 01/05/2023
Sold: RUDRARAJU RAMA KRISHNA RAJU,
S/o: R. LACHI RAJU, R/o. HYD,
For Whom: ...SERAC ESTATES...

[Signature] AW 632432

M.SRIKANTH
LICENCED STAMP VENDOR
LIC. No. 15-10-018/2019
REN NO.15-10-059/2022,
H.No.4-1410/8/A, PREMNAGAR,
B-BLOCK, HAFEEZPET, MIYAPUR.
Ph No: 9676363507

FORM 'B'

[See rule 3(4)]

Affidavit cum Declaration

DECLARATION, SUPPORTED BY AN AFFIDAVIT.

Affidavit cum Declaration of SERAC ESTATES represented by its Managing Partner Sri. R. Ramakrishnam Raju, promoter of the project (SSK NANDAN COUNTY), vide its authorisation dated 20-03-2017.

I, Promoter of the project, do hereby solemnly declare, undertake and state as under.

1. That promoter has/have a legal title of the land on which the development of the proposed project is to be carried out and a legal 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 will be completed by the Promoter is by end of 22.02.2026.



For SERAC ESTATES
[Signature]
Partner

4. That seventy per cent of the amounts released 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 the 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the Promoter in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn by the Promoter after it is certified by a Engineer, an Architect and a Chartered Accountant in practice that the withdrawal is in proportion to the percentage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 its shall be verified during 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 Promoter shall take all the pending approvals on time, from the competent authorities.
9. That the Promoter have / 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 plot/building as the case may be.

For SERAGESTATES
[Signature]
DEPONENT Partner

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 ----- day of Apr 2023.



ATTESTED
[Signature]
B. AGAIAH, B.A., LL.M
ADVOCATE / NOTARY
Indra Reddy Allwyn Colony,
Miyapur, R. R. Dist., G.O.M.S. No. 1972/121
My Commission Expires on 15-11-2026

For SERAGESTATES
[Signature]
DEPONENT Partner