



తెలంగాణ తెలంగాణ TELANGANA

P 750875

S.No: 5993 DATE:03/10/2019 RS:100/-
SOLD To:- A SURENDER GOUD S/O A LAKSHMAIAH
FOR WHOM:- M/S MAHIRA VENTURES PRIVATE LIMITED
R/O:-HYD

The Advocates' Co-op Society
Rep.By.K.Sunil Kumar, Licenced stamp Vendor,
Lic.No. 15-10-001/2018,At Society premises.
XV Addl.District & Sessions Judge Court
Premises,Miyapur Serilingampally
Ranga Reddy Dist. Ph.No:23075574

FORM 'B'
[See rule 3(4)]

DECLARATION, SUPPORTED AN AFFIDAVIT, SIGNED BY THE AUTHORISED SIGNATORY BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of MAHIRA VENTURES PRIVATE LIMITED (formerly known as Mahira Power Systems Pvt. Ltd.) (Company) having its registered office at 1-121/1, Survey No 66 (Part) & 67 (Part), Miyapur, Serilingampally, Hyderabad – 500050 and its corporate office at Titanium, Plot No. 1-98/8/75-A & 75-B, Jubilee Enclave, Madhapur, Hyderabad - 500 081 represented by its Authorised Signatory: Mr. Vijay Kumar Vadyala, vide Board Resolution dtd:19th July 2019, do hereby solemnly declare, undertake and state as under:

1. That **MAHIRA VENTURES PRIVATE LIMITED** is the legal owner & possessor of the land, with a valid and legal title to the land on which the development of the proposed project is to be carried out.
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed as detailed below:

Building		completion date
Name as per Proceeding Letter	Tower Name	
A-1	MARVEL	31.08.2023
B-1	CRYSTAL	31.08.2023
C-1	REGAL	30.11.2023

4. That seventy per cent of the amounts realised by us 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by us in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn by us after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That we shall take all the pending approvals on time, from the competent authorities.
9. That we have furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.
10. That we 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 the 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 January, 2020.



Deponent