

**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 Mr. Poluru Srikanth Naidu and Mr. Soma Ramakanth promoters of the project " Callisto5 "under the management of M/S ORANGE COUNTY HOMES**


We Mr. Poluru Srikanth Naidu and Mr. Soma Ramakanth promoters of the project do hereby solemnly declare, undertake and state as under:

- I. That Mr. Chintala Venkata Narayana Reddy , Mr. Chintala Sridhar Reddy, Mrs. Chintala Vanaja Reddy have 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.
- II. That the said land is free from all encumbrances.
- III. That the time period within which the project shall be completed by the promoters is 42 Months from the date of Advance paid by the customer.
- IV. That seventy per cent. of the amounts realized by the promoters for this i.e, "**CALLISTO5 Villas**" 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.
- V. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoters in proportion to the percentage of completion of the project.
- VI. That the amounts from the separate account shall be withdrawn by the promoter after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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.

For ORANGE COUNTY HOMES

  
Managing Partner

- VII. That the promoters 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
- VIII. That the promoter shall take all the pending approvals on time, from the competent authorities.
- IX. That the promoters have furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.
- X. That the promoters shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

For ORANGE COUNTY HOMES  
For ORANGE COUNTY HOMES  
*Skanth*   
Deponent Managing Partner

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom. Verified by me at Hyderabad on this 31<sup>st</sup> day of oct 2023.

For ORANGE COUNTY HOMES  
*Skanth*   
Deponent Managing Partner