



తెలంగాణ తెలంగాణ TELANGANA

M 748053

Sl.No. 33290, Dated: 20-08-2018, Rs.100/-
Sold to : MITESH KULKARNI
S/D/W/O. : SURENDRA KULKARNI
For Whom : ACCURATE GREEN MEADOWS.

R/O. HYD.

SHANKER SINGH
LICENSED STAMP VENDOR
LIC. No. 16-10-11/1002, REN. No. 16-10-03/2017
H. No. 13-6-4311/153, MOGHAL KANALA
RING ROAD, NEAR LANGEN HOUSE-500 008
HYDERABAD(SOUTH)DISTRICT
PHONE No. 949-23515463

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. Mitesh Surendra Kulkarni, Managing Director, Accurate Developers Pvt Ltd, Managing Partner, Accurate Green Meadows promoter of the project Accurate Wind Chimes.

I, Mitesh Surendra Kulkarni do hereby solemnly declare, undertake and state as under:

1. That S & S Green Projects Pvt Ltd and Mr. Y Amar Kumar have the legal title to the land on which the development of the project is being 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 encumbrances except for:-
 - a. an area of 7275.30 Sq Mtrs of Built Up Area mortgaged to the Hyderabad Metropolitan Development Authority for the purpose of obtaining building permission according to the provisions of GO.MS. 168 dated 07.04.2012 and HMDA letter No. 6857/Plg/P4/HMDA/2008 dated 10.04.2017

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For Accurate Green Meadows

Mitesh S. Kulkarni

Managing Partner

- b. an area of 29832.09 Sq Mtrs of Built Up Area mortgaged to HDFC Ltd for obtaining a Project Loan
3. That the time period within which the project shall be completed by [me / the promoter] is on or before 19.07.2023.
4. That seventy per cent. of the amounts realised by [me / 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by [me / the promoter] in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn by [me / the promoter] after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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 [I / 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 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 [I / the promoter] shall take all the pending approvals on time, from the competent authorities.
9. That [I / the promoter] [have / has] furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.
10. That [I / the promoter] shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

For Accurate Green Meadows

Mitesh S. Kulkarni

Managing Partner Deponent

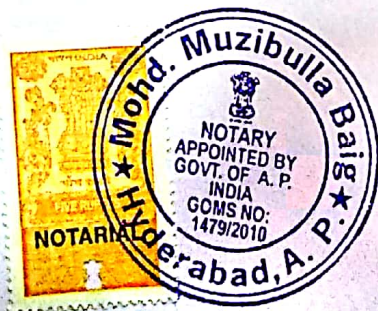
Verification

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 20th day of November 2018.

For Accurate Green Meadows

Mitesh S. Kulkarni

Managing Partner Deponent



ATTESTED
Mohd. Muzibulla Baig
ADVOCATE
HIGH COURT OF A.P.
NOTARY
(Appointed by Govt. of A.P.)
GOMS NO: 1479/2010
Tolichowki, Hyderabad - 500 008