



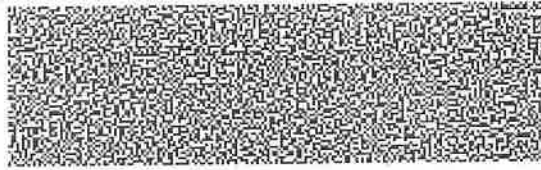
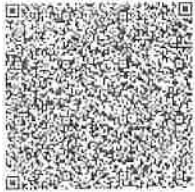
सत्यमेव जयते

INDIA NON JUDICIAL

Government of Karnataka

e-Stamp

Certificate No.	: IN-KA15725313290733W
Certificate Issued Date	: 31-Jan-2024 11:35 AM
Account Reference	: NONACC (FI)/ kabacsl08/ M G ROAD1/ KA-SV
Unique Doc. Reference	: SUBIN-KAKABACSL0895287533092803W
Purchased by	: PRESTIGE ESTATES PROJECTS LIMITED
Description of Document	: Article 4 Affidavit
Description	: AFFIDAVIT
Consideration Price (Rs.)	: 0 (Zero)
First Party	: PRESTIGE ESTATES PROJECTS LIMITED
Second Party	: NA
Stamp Duty Paid By	: PRESTIGE ESTATES PROJECTS LIMITED
Stamp Duty Amount(Rs.)	: 20 (Twenty only)



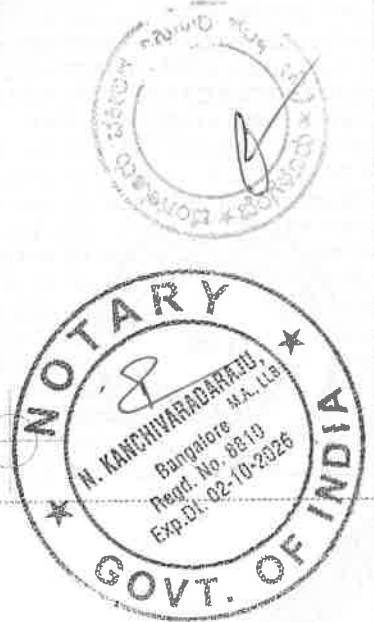
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FORM – B

[See sub-rule (4) of rule 3]

**DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE
PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER**

AFFIDAVIT CUM DECLARATION



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Statutory Alert:

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1. The authenticity of the Stamp certificate should be verified at 'www.shresthamp.com' or using e-Stamp Mobile App of Stock Holding.
2. Any discrepancy in the details on the Certificate and as available on the website / Mobile App renders it invalid.
3. The onus of checking the legitimacy is on the users of the certificate.
4. In case of any discrepancy please inform the Competent Authority.

Affidavit cum Declaration of **Mr. Swaroop Anish**, Executive Director, Business Development of Promoter of the proposed project, vide its/his/their authorization dated 21/10/2022.

I, **Swaroop Anish, Authorised Signatory of M/s. Prestige Estates Projects Limited**, the Promoter of the proposed project/duly authorized by the Promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That we, Prestige Estates Projects Limited, the Promoter of the proposed project Prestige Somerville have/has a legal title to the land on which the development of the project and a legally valid authentication of title of such land along with an authenticated copy of the Agreement between Owner and Promoter for development of the real estate project is enclosed herewith.
2. The said land is free from any encumbrances.
3. That the time period within which the project shall be completed by me/ Promoter is 31/12/2027.
4. That seventy per cent of the amounts realised by me/ 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 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 in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn 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/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 we/the Promoter shall take all the pending approvals on time, from the competent authorities.



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9. That we/the Promoter have/has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That we/the Promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

VERIFICATION

The contents of this Affidavit cum Declaration is true and correct and nothing material has been concealed by me therefrom.

Verified by me at Bangalore on this the 2nd day of February 2024,


DEPONENT



SWORN TO BEFORE ME

N. KANCHIVARADARAJU, M.A. LLB
ADVOCATE & NOTARY PUBLIC
GOVERNMENT OF INDIA
66/67, 5th Cross, Jyothi Nagar,
Chandra Layout, Bangalore - 560 072
Mob : 9008573379

02 FEB 2024