

Mr. Kasetty Kiran Kumar, S/o. Narasimhulu duly authorized by the promoter, *vide* letter of authorization dated NA

I, Mr. Kasetty Kiran Kumar, S/o. Narasimhulu, Managing Partner and Authorized Signatory of the M/s. Sruthika Builders and Developers do hereby solemnly declare, undertake and state as under:

1. That we have legal title to the land on which the development of the proposed project is being carried out and a legally valid authentication of title of such land, bearing document no: No. BNG (U) BYP 707 2017-2018, CD No. BYPD243 at Office of Sub-Registrar, Byatarayanapura is enclosed herewith.
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by us is 31st December 2027.
4. That seventy per cent of the amounts realized by us for the real estate project from the allottees, from time to time, shall be deposited in Account No. 232905001110, ICIC Bank Ltd, IFSC: ICIC0002329, Mathikere Branch, Bangalore 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.

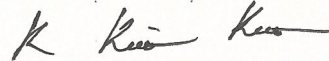


For M/s. Sruthika Builders & Developers

Managing Partner

7. That we will 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.
8. That we will 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 rules and regulations made under the Act.
10. That we will not discriminate against any allottee at the time of allotment of apartment, on any grounds.

For M/s. Sruthika Builders & Developers


Managing Partner

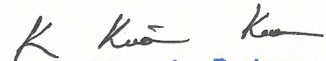
Deponent

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 Bengaluru on this 8th day of June, 2023.

For M/s. Sruthika Builders & Developers


Managing Partner

Deponent



SWORN TO BEFORE ME



Smt. A. MANJULA., B.A., LL.B.,
ADVOCATE & NOTARY PUBLIC
GOVT. OF INDIA
794, 6th Cross, 1st Main, L. N. Colony,
Yeshwanthpura, BENGALURU - 560 022.

04 SEP 2023