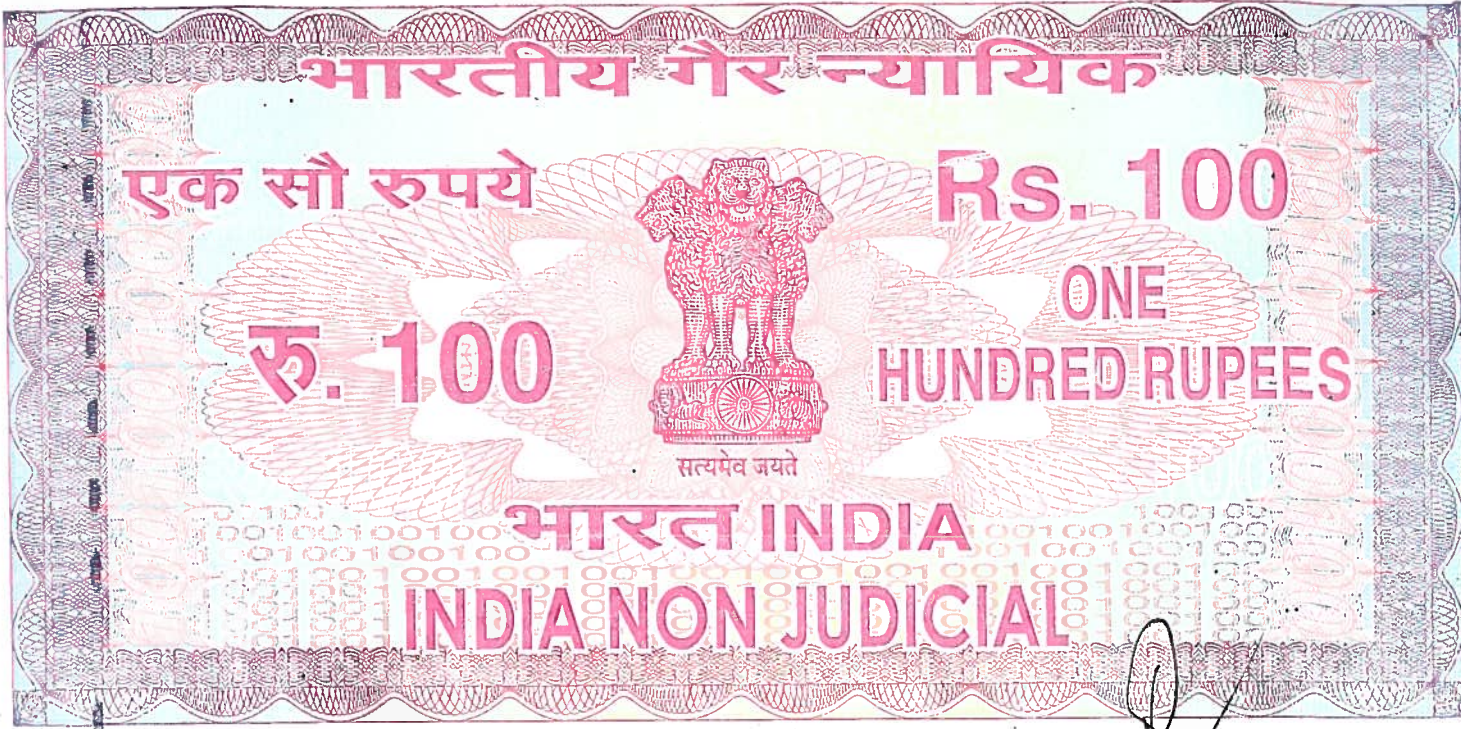




తెలంగాణ తెలంగాణ TELANGANA

SL. No. 7825, Date: 27-03-2021, Rupees: 100/-
Sold to : C. Laxma Reddy,
S/o. C. Venkat Reddy, R/o. Hyd.
For whom: M/s. SANTOSH ESTATES & DEVELOPERS.

KODALI RADHIKA
Licensed Stamp Vendor/Lic No. 7/10, 16/7/04/ 19-21
G6, Kubera Towers, Narayanaguda, Hyderabad-29.
Cell: 9866378260, 9440090826

FORM 'B'

(See Rule 3(4))

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

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. Laxma Reddy Chittety Partner in Santosh Estates and Developers, the promoter of project "Santosh Gardenia".

I, Mr. Laxma Reddy Chittety, Partner in Santosh Estates and Developers, the promoter of project "Santosh Gardenia" do hereby solemnly declare, undertake and state as under:

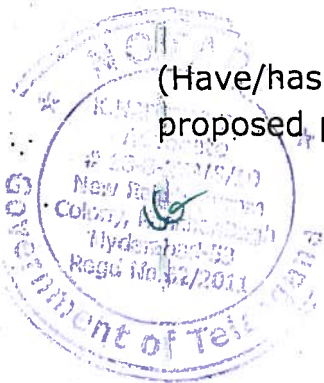
1. That (I / Promoter) have a legal title to the land on which the development of the project is proposed.

or

(Have/has) 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

For SANTOSH ESTATES & DEVELOPERS


Managing Partner



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.
3. That the time period within which the project shall be completed by (me/the promoter) is 30/06/2022.
4. That seventy percent, of the amounts realized 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 That the amounts from the separate accounts, to cover the cost of the project, shall be withdrawn by (me / the promoter) in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn by (me/the promoter) after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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 particulars 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 (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 regulation made there under.

For SANTOSH ESTATES & DEVELOPERS


Managing Partner



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 **SANTOSH ESTATES & DEVELOPERS**

Mr. Laxma Reddy Chittety

Partner **Managing Partner**

VERIFICATION

The contents of my above affidavit cum Declaration are true and correct and nothing material has been concerned by me there from, verified by me at Hyderabad on 01-04-2021.

SANTOSH ESTATES & DEVELOPERS

Mr. Laxma Reddy Chittety

Partner

Managing Partner



ADVOCATE

ADVOCATE

NOTARY

K. NARASIMH RAO

M.A.; B.L.S.C.; B.Ed.; LL.B.

GO. Ms. No: 962/2011

B.No: 18-8-278/B/10

New Rakshapuram Colony

Sanghan Bagh, Hyderabad