



తెలంగాణ తెలంగాణ TELANGANA

Menaka
AN 818089

SL. No 4624 Date 05/03/2022

Sold to R. VISHNU VARDHAN REDDY

S/o. R. AMRUTHA REDDY

For Whom SELF R/o.HYD

MANDADI MENAKA

Licensed stamp vendor

L.NO. 15-10-035/2021

P. NO. 5-496, Gokul Plots,

Hafeezpet, R. R. Dist,

Ph-9515411265

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./Ms.] Sharadha Developers project/duly authorised by
thepromoter of the project, vide its/his/their authorisation dated 04-05-21.

I, R. Vishnu vardhan Reddy Proprietor of Sharada Developers project Vishnuvardhan Reddy
situated at Beramguda, Ameenpur, Under HMDA, Sanga Reddy District, admeasuring 67.18 sq.mts.
area duly authorized and do hereby solemnly declare, undertake and state as under:

1. That [I/Promoter] [have/has] a legal title to the land on which the development of the
project is proposed. Or Sharadha Developers Propy R. Vishnu vardhan Reddy [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 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.



For SHARADHA DEVELOPERS

[Signature]

Proprietor

Contd...2

2. That the said land is free from all encumbrances.

Or

That details of encumbrances None including details of any rights, title, interest, dues, litigation and name of any party in or over such land.

3. That the time period within which the project shall be completed by [me/the promoter] is 18 Months .
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by [me/the promoter] in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn by [me/the promoter] after it is certified by an Engineer, an Architect and a Chartered Accountant in practice that the withdrawal is in proportion to the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 rules and regulations made there under .
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. SHARADHA DEVELOPERS
[Signature]
Deponent Proprietor

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Beeramguda, Ameenpur on this 5th day of March 2022.

For. SHARADHA DEVELOPERS
[Signature]
Deponent

Proprietor



ATTESTED
[Signature]
K. HARI BABU B.A.; LL.B
ADVOCATE & NOTARY
Appointed by Govt. of Telangana
G.O. Ms. No: 509, Sl. No: 56, Rev. Regn-II
My Commission Expires on 08-08-2022.
K. Hari Babu, Medchal-Malkajgiri Dist. Telangana
Ph No: 9948108151