



सत्यमेव जयते

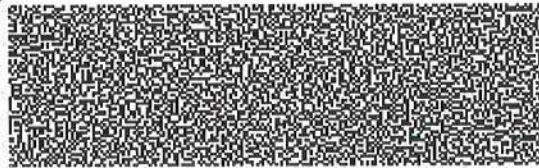
INDIA NON JUDICIAL

Government of Karnataka

Rs. 20

e-Stamp

Certificate No. : IN-KA6262279152288R
 Certificate Issued Date : 17-Dec-2019 03:59 PM
 Account Reference : SHCIL (FI)/ ka-shcil/ JC ROAD/ KA-BA
 Unique Doc. Reference : SUBIN-KAKA-SHCIL41267160532146R
 Purchased by : SAPTHAGIRI CONSTRUCTIONS
 Description of Document : Article 4 Affidavit
 Description : AFFIDAVIT
 Consideration Price (Rs.) : 0
 (Zero)
 First Party : SAPTHAGIRI CONSTRUCTIONS
 Second Party : NA
 Stamp Duty Paid By : SAPTHAGIRI CONSTRUCTIONS
 Stamp Duty Amount(Rs.) : 20
 (Twenty only)



Please write or type below this line

FORM-B

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

Affidavit cum Declaration

Affidavit cum Declaration of M/s. Sapthagiri Constructions being the promoter of the proposed project duly represented by its Partner and Authorized signatory Mr. S.K.Papa Reddy S/o. Late. Kaveri Reddy duly authorized by the promoter, vide letter of authorization dated 12th January, 2019.

For SAPTHAGIRI CONSTRUCTIONS

Partners

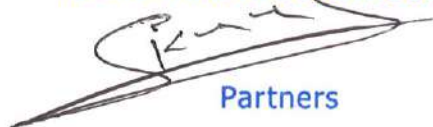
Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shcilestamp.com". Any discrepancy in the details on this Certificate and as available on the website renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

I, Mr. S.K.Papa Reddy S/o. Late Kaveri Reddy, Partner and Authorized Signatory of the M/s. Sapthagiri Constructions hereby solemnly declare, undertake and state as under:

1. That Sri. A. Maruthi Kumar have legal title to the land bearing Survey Number 69/1 measuring 32 Guntas situated at Hulimavu Village, Begur Hobli, Bangalore south Taluk and Survey Number 177/2 measuring 20 Guntas situated at Kothnur Village, Uttarahalli Hobli, Bangalore South Taluk on which the development of the proposed project is being carried out and a legally valid authentication of title of such land along with an authenticated copy of Joint Development Agreement dated: 21/02/2019 executed with the abovestated owner, bearing document no: JAY-1-11313-2018-19, CD No. JAYD413 at Office of Sub-Registrar, Jayanagar 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 12/12/2022.
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 **919020086082933, Axis Bank Ltd Bank, IFSC: UTB0000052, Jayanagar 4th T Block 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.
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 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 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 SAPTHAGIRI CONSTRUCTIONS


Partners



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 18th day of December, 2019.

Deponent

For SAPTHAGIRI CONSTRUCTIONS


Partners



SWORN TO BEFORE ME
S. VIJAYAKUMAR
Advocate & Notary
#450/A, 8th Cross, 1st Block
Jayanagar, Bangalore - 560 011
Mob: 98860 63348

19/12/19