



తెలంగాణ తెలంగాణ TELANGANA

Tran Id: 240704120900646004
Date: 04 JUL 2024, 12:10 PM
Purchased By:
MEGA MURALI
S/O VENKATA SWAMY
R/o R R DIST
For Whom
** SELF **

BF 708768

J RAMA RAO YADAV
LICENSED STAMP VENDOR
Lic. No. 15-27-005/2010
Ren.No. 15-27-001/2022
H NO 8-5-52/1 KARMANGHAT
(V) SAROORNAGAR (M)
RANGA REDDY DIST 500079
Ph 9441618924

FORM-'B'
See Rule 3[4]

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

Affidavit cum Declaration

Affidavit cum declaration of Mr. MEGA MURALI AND OTHERS residing at # Plot No 50, Sai Nagar Colony, Near NTPC X Road, Behind Gayathri Water Plantn, Annojiguda, Ghatkesar Mandal, Medchal Malkajigiri, Telangana, 501301 and Rep. by its Managing director and Authorized Signatory Sri. Mega Murali S/O Mega Venkata Swamy for the project "NATURE CITY".

I Sri. Mega Murali S/O Mega Venkata Swamy promoter of the proposed project 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 has legally valid authentication of title of such land along with an authorized copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.



M. J. S. Raj

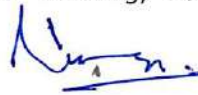
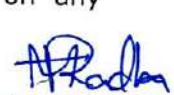
R. S. Reddy



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

That details of encumbrances including details of any rights, title, interest or name of any party i or over such land , along with details.

3. That the time period within which the project shall be completed by me/promoter is 19th June, 2026.
4. That seventy per cent of the amount realized 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 over the cost of construction and the land cost and shall be used only for the 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 I / 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 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/promoter shall take all the pending approvals on time, from the competent authorities.
9. That I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the act.
10. That I/ 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.

DEPONENT

Verification

The contents of my above Affidavit cum declaration are true and correct and nothing material has been concealed by me there form. Verified by me at Hyderabad on this 29th June, 2024.




MARREDDY RAJESH REDDY
ADVOCATE & NOTARY B.A., LL.B.
Appointed by the Govt. of T.S.
#82, Sai Srinivasa Hills, Mathuguda,
G.S.I. Post, Bandlaguda, R.R. Dist.

DEPONENT

