



सत्यमेव जयते

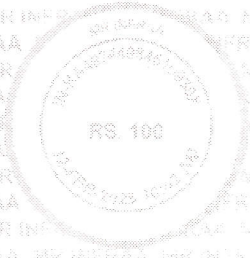
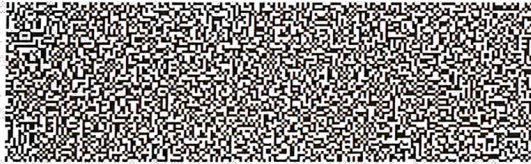
INDIA NON JUDICIAL

Government of Karnataka

Rs. 100

e-Stamp

Certificate No. : IN-KA49744984610930X
Certificate Issued Date : 12-Feb-2025 10:42 AM
Account Reference : NONACC (FI)/ kacrsfl08/ JAYANAGAR9/ KA-JY
Unique Doc. Reference : SUBIN-KAKACRSFL0831993828230603X
Purchased by : MR INFRAA
Description of Document : Article 4 Affidavit
Property Description : FORM B AFFIDAVIT
Consideration Price (Rs.) : 0
 (Zero)
First Party : MR INFRAA
Second Party : RERA KARNATAKA
Stamp Duty Paid By : MR INFRAA
Stamp Duty Amount(Rs.) : 100
 (One Hundred only)



Please write or type below this line

FORM 'B'

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 M/s. MR Infraa, promoter of the proposed project "Rainbow Mayfair" / duly authorized by the promoter of the proposed project, vide his authorization dated 15th January 2025.

I, Mr. Ravikumar Srikantappa, promoter of the proposed project / duly authorized by the

For MR INFRAA

S. Ravi Kumar
Authorised Signatory



Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shilestamp.com' or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App 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.

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promoter of the proposed project 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

AND

A legally valid authentication of title of such land 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/promoter is by January 2030.
4. That seventy per cent of the amounts realised 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 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 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 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 / 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.

For MR INFRAA

S. Ravikumar

Authorised Signatory
Deponent

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, Sri. Ravikumar Srikantappa on this 12th day of February 2025.



SWORN TO BEFORE ME

u r e t e k u m

ARAVIND PATIL G.G. B.A., LL.B.
ADVOCATE & NOTARY
GOVT. OF KARNATAKA
#28, 12th Main, Near Old Sub Register Office
4th Block, Jayanagar, Bengaluru - 560 011

For MR INFRAA

S. Ravikumar

Authorised Signatory

Deponent

13 FEB 2025