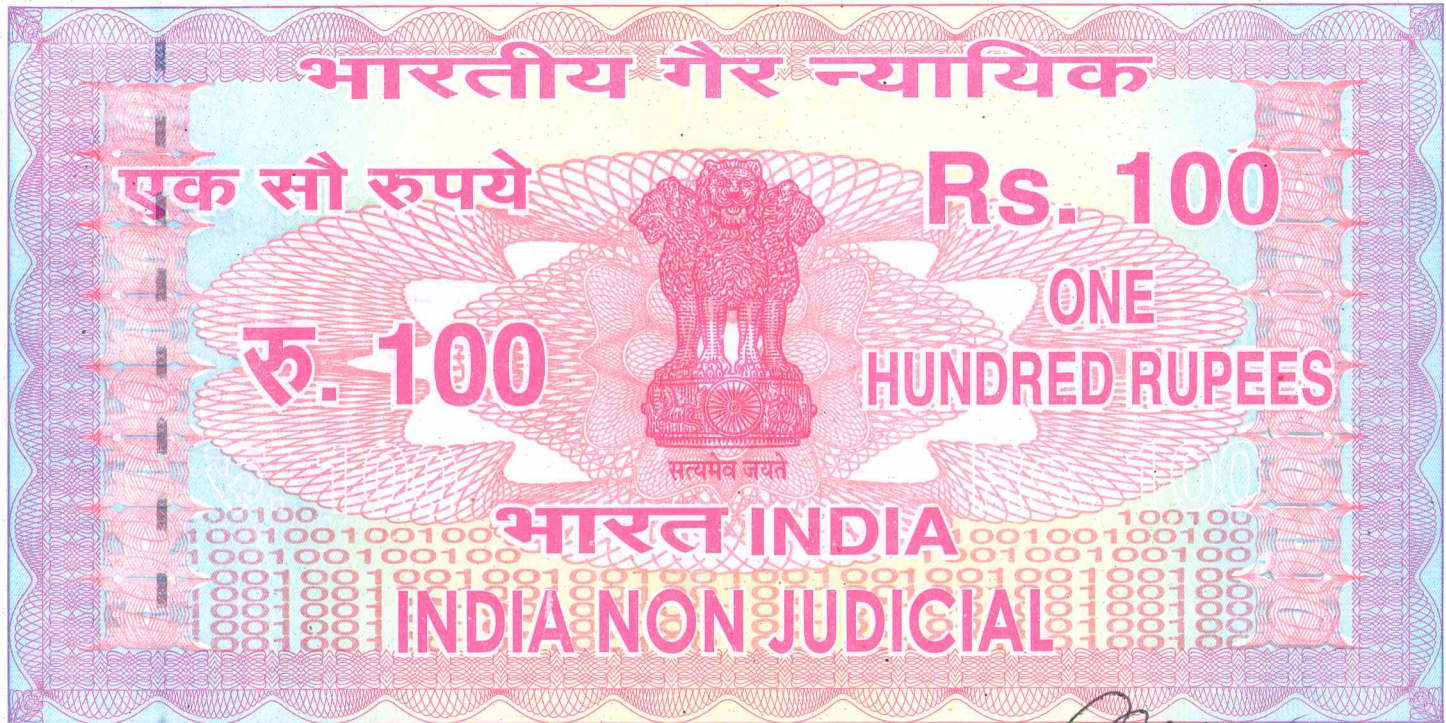




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BE 451531

Tran Id: 240703151202488351
Date: 03 JUL 2024, 03:13 PM
Purchased By:
K MADHAVA REDDY
S/o K GAL REDDY
R/o HYDERABAD
For Whom
M/S. K M R ESTATES AND BUILDERS PVT LTD

KONDA KAVITHA
LICENSED STAMP VENDOR
Lic. No. 16-04-006/2016
Ren.No. 16-04-030/2022
8-2-460/64 Road No.4, Sukdev
Nagar Banjara Hills Hyderabad
Ph 9248325639

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

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

AFFIDAVIT CUM DECLARATION

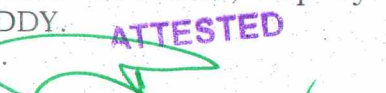
Affidavit cum Declaration of Mr.KOLLA MADHAVA ABHILASHS/o. KOLLA MADHAVA REDDY, duly authorized by the promoter M/s. KMR ESTATES AND BUILDERS PVT LTD AND OTHERS, of the project "**LUXOR EXCLUSIVE**" vide authorization Letter dated: 15-07-2024.

I, Mr.KOLLA MADHAVA ABHILASH, duly authorized by the promoter of the project "**LUXOR EXCLUSIVE**" do hereby solemnly declare, undertake and state as under:

I. The land owners of the project:-

1. M/s. KMR ESTATES AND BUILDERS PVT LTD, Rep by its Managing Director Sri. K. MADHAVA REDDY.
2. M/s. WINCON HOUSING PVT LTD, Rep by its Managing Director Sri. K. MADHAVA REDDY.
3. Sri. LAXMA REDDY.



ATTESTED

S. RANCHANDER
B.Com., LL.M.
ADVOCATE & NOTARY
10-5-779/36, Venkatnagar,
Nukaram Gate, Secunderabad-500 017
Mobile 9849974856

For KMR ESTATES & BUILDERS (P) LTD.


K. Madhava Reddy
Director

1. Having 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 vide. Supplementary Development Agreement Cum General Power of Attorney Bearing Document No.33749/2022.
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 10th April 2028.
4. That seventy per cent of the amounts 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 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 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, shall take all the pending approvals on time, from the competent authorities.
9. That I, have/has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I, 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.

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 Hyderabad on this day ____ of July, 2024.

For KMR ESTATES & BUILDERS (P) LTD.

Director



ATTESTED
G. RAMCHANDER
B.Com., LL.M.
ADVOCATE & NOTARY
10-5-779/36, Venkatnagar,
Hukaram Gate, Secunderabad-500 017
Mobile 9849974856