

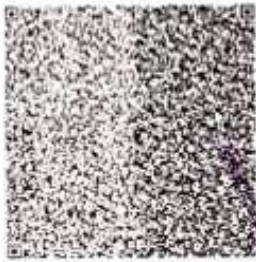


सत्यमेव जयते

INDIA NON JUDICIAL Government of Karnataka

e-Stamp

Certificate No.	: IN-KA78753641786694P
Certificate Issued Date	: 28-Jul-2017 03:39 PM
Account Reference	: NONACC (FI)/ kacrsf108/ ILYASNAGAR/ KA-BA
Unique Doc. Reference	: SUBIN-KAKACRSFL0806424752985638P
Purchased by	: RADIANT BUILDERS
Description of Document	: Article 4 Affidavit
Description	: AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.)	: 0 (Zero)
First Party	: RADIANT BUILDERS
Second Party	: RERA
Stamp Duty Paid By	: RADIANT BUILDERS
Stamp Duty Amount(Rs.)	: 50 (Fifty only)



Please write or type below this line.....
AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of **Mr.S.Purushotham Reddy** promoter of the **Radiant Lake View – 3** project;

I, **Mr.S.Purushotham Reddy** promoter of the **Radiant Lake View – 3** project do hereby solemnly declare, undertake and state as under:

For Radiant Builders
S. Purushotham Reddy
Authorised Signatory

Statutory Alert:

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

1. That I / promoter have / has 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 along with an authenticated copy of the agreement between such owner and promoter 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 January, 2018.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.



For Radiant Builders
S. Purushothwar Reddy
Authorised Signatory

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 Radiant Builders

S. Parulhatha Reddy

Authorised Signatory
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 Bangalore on this 31st day of July, 2017.

For Radiant Builders

S. Parulhatha Reddy

Authorised Signatory
Deponent



SWORN TO BEFORE ME

31 JUL 2017

L. PUTTARAJU, B.A., LL.B.
ADVOCATE & NOTARY

Office : Shop No. 4, # 32, Arundha Complex,
Kanakapura Main Road, Vivekananda Colony, J.P. Nagar (P)
(Near Bandashankaramma, Sri Shanmahaatma Swamy -
Temples, Bandashankari Sub Register Office &
Metro Raji Filter No. E.P.-44 near, BENGALURU-560 078

NOTARY STAMP NOT AFFIXED
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