



सत्यमेव जयते

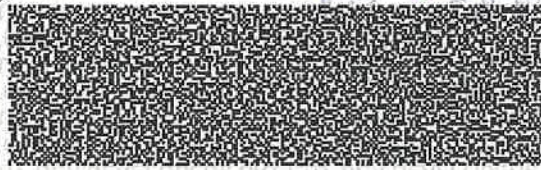
INDIA NON JUDICIAL

Government of Karnataka

Rs. 100

e-Stamp

Certificate No. : IN-KA50621151052214X
Certificate Issued Date : 12-Feb-2025 03:27 PM
Account Reference : NONACC (FI)/ kagcs108/ YESHWANTHPUR2/ KA-RJ
Unique Doc. Reference : SUBIN-KAKAGCSL0833599023047837X
Purchased by : BCV DEVELOPERS PVT LTD
Description of Document : Article 4 Affidavit
Property Description : AFFIDAVIT
Consideration Price (Rs.) : 0
 (Zero)
First Party : BCV DEVELOPERS PVT LTD
Second Party : NA
Stamp Duty Paid By : BCV DEVELOPERS PVT LTD
Stamp Duty Amount(Rs.) : 100
 (One Hundred only)



Please write or type below this line



FORM - B
AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Viswa Prathap Desu, S/o of Sri Krishnamoorthy Desu, aged about 58 years working at No. 29th Floor, World Trade Center, Brigade Gateway Campus, 26/1, Dr. Rajkumar Road, Malleswaram - Rajajinagar, Bangalore - 560 055, India, the Authorised Signatory of BCV Developers Private Limited, duly authorised vide its Board Resolution dated 31.10.2018, the Promoter of the proposed project "**Ebony at Brigade Orchards**" at Sy No: 37/2(P), Rayasandra Village, Kasaba Hobli, Devanahalli Taluk, Bangalore Rural District ("**Project**"), do hereby solemnly declare, undertake and state as under:

Viswa

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile App of Stock Holding.
2. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
3. The onus of checking the legitimacy is on the users of the certificate.
4. In case of any discrepancy please inform the Competent Authority.

1. That BCV Developers Private Limited has a legal title to the land on which the development of the proposed project is to be carried out.
2. That the time period within which the project shall be completed by BCV Developers Private Limited is **31.03.2029**.
3. That the said land is free from all encumbrances.
4. That seventy (70%) percent of the amounts realized by us 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 BCV Developers Private Limited shall get the accounts audited within six (6) 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 Account to the authority and it shall be verified during the audit that the amounts collected for a particular project have been utilized for the project and the withdrawals have been made in compliance with the proportion to the percentage of completion of the project;
8. That BCV Developers Private Limited shall take all the pending approvals on time, from the competent authority.
9. That BCV Developers Private Limited has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That BCV Developers Private Limited 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

That 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 20th day of February 2025 (20.02.2025)



SWORN TO BEFORE ME


Smt. A. MANJULA., B.A., LL.B.,
ADVOCATE & NOTARY PUBLIC
GOVT. OF INDIA
794, 6th Cross, 1st Main, L. N. Colony,
Yeshwanthpura, BENGALURU - 560 022.



DEPONENT

21 FEB 2025