

Phone No:  
Sold To/Issued To:  
Seshi Reddy  
For Whom/ID Proof:  
Seshi Realty



JUN-23-2025 14:36:15  
₹ 0000100/-  
ZERO ZERO ZERO ZERO ONE ZERO ZERO  
38153141760689375928-00452422  
3815314 08/2007  
AUTOMATIC

**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 Mr. Seshi Reddy Pallerla (promoter of the project / duly authorized by the promoter of the project, vide their authorization dated 25-Mar-2025);

I, Seshi Reddy Pallerla (promoter of the project / duly authorized by the promoter of the project) do hereby solemnly declare, undertake and state as under:

1. That I, Promoter has a legal title to the land on which the development of the project is proposed or has a legal title to the land on which the development of the proposed project is to be carried out 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 is *on or before 31-05-2028. Seshi Reddy.*
4. That seventy per cent of the amounts realized by me 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by me in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn by me after it is certified by, an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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, the 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 withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That I, the promoter, shall take all the pending approvals on time, from the competent authorities.
9. That I, the promoter, have furnished such other documents as have been prescribed by the act and the rules and regulations made thereunder.
10. That I, the promoter, shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

*S. Srinivas*  
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 Hyderabad on this 23<sup>rd</sup> day of June 2025

*S. Srinivas*  
Deponent



**ATTESTED**

*N. Radha Kishan Rao*  
**N. RADHA KISHAN RAO**  
B.Com, LL.B  
ADVOCATE & NOTARY PUBLIC  
H. No. 23-50/77/A, Road No. 13,  
Balaji Enclave, Near Community Hall,  
Uppal, Telangana-500 039

**23 JUN 2025**