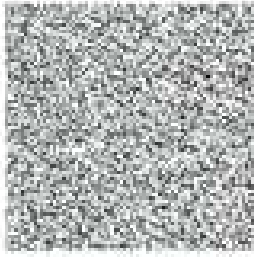




सत्यमेव जयते

INDIA NON JUDICIAL Government of Karnataka e-Stamp

Certificate No.	: IN-KA02940998791808P
Certificate Issued Date	: 13-Sep-2017 01:19 PM
Account Reference	: NONACC (FI)/ kacrsf08/ MARATHAHALLY/ KA-BA
Unique Doc. Reference	: SUBIN-KAKACRSFL0865201307771048P
Purchased by	: RAMESH NAMBIAR
Description of Document	: Article 4 Affidavit
Description	: AFFIDAVIT
Consideration Price (Rs.)	: 0 (Zero)
First Party	: RAMESH NAMBIAR
Second Party	: NA
Stamp Duty Paid By	: RAMESH NAMBIAR
Stamp Duty Amount(Rs.)	: 50 (Fifty only)



Authorized Signatory
Vishwakharathi Co-operative Credit Society Ltd
Old Airport Road, Marathahalli, Bangalore-37
Phone: 886622262

.....Please write or type below this line.....

FORM-B

Affidavit cum Declaration

Disclaimer Alert:

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THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Ramesh Nambiar promoter of the proposed project ;

I, Ramesh Nambiar promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That I have 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 31.12.2022

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is Certified by an engineer, an architect and a chartered accountant in practice that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 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.


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 13th day of September 2017.


Deponent