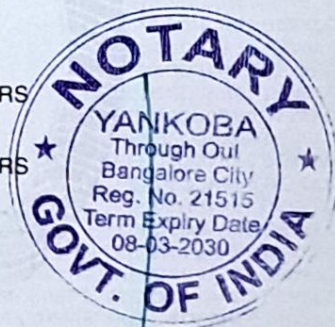


Government of Karnataka

e-Stamp

Certificate No.	: IN-KA41407344260320X
Certificate Issued Date	: 11-Sep-2025 01:35 PM
Account Reference	: NONACC (FI)/ kagcsI08/ GUNJUR/ KA-SV
Unique Doc. Reference	: SUBIN-KAKAGCSL0895354682105684X
Purchased by	: TRENDSQUARES DEVELOPERS
Description of Document	: Article 4 Affidavit
Property Description	: DECLARATION/AFFIDAVIT
Consideration Price (Rs.)	: 0 (Zero)
First Party	: TRENDSQUARES DEVELOPERS
Second Party	: COMMISSIONER RERA
Stamp Duty Paid By	: TRENDSQUARES DEVELOPERS
Stamp Duty Amount(Rs.)	: 100 (One Hundred only)



Please write or type below this line

FORM-B

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

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Gangadhar Reddy Uggumudi and Bandi Manjunatha Reddy , promoter of the proposed project/duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 11-11-2024

For TRENDSQUARES DEVELOPERS

O. Grayson

Partner

Statutory Alert:

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

1. We, GANGADHAR REDDY UGGUMUDI and BANDI MANJUNATHA REDDY promoter of the proposed project/ duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That We/ promoter have/has a legal title to the land on which the development of the project is proposed

OR

We have/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.

OR

That details of encumbrances including details of any rights, title, interest or name of any party in or over such land, along with details.

3. That the time period within which the project shall be completed by me/promoter is, 30/09/2028.

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 we/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 we/promoter shall take all the pending approvals on time, from the competent authorities.

9. That we/ promoter have/has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That we 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 **TRENDSQUARES DEVELOPERS**

U. Gangadhar Reddy
Partner

Bandi Manjunatha Reddy

