



తెలంగాణ తెలంగాణA TELANGANA

Tran Id: 251001124715318735
Date: 01 OCT 2025, 12:49 PM

Purchased By:
CH LOVE KUMAR
S/o CH RAMADAS
R/o HYDERABAD
For Whom
** SELF **

FORM 'B'

[See rule 3(4)]


BM 401343
ADARSH KUMAR
LICENSED STAMP VENDOR
Lic. No. 11/2010
Ren. No. 16-06-021/2025
1-2-137 TO 154, 94, MINERVA
COMPLEX, S.D.ROAD,
SECUNDERABAD - 500003
Ph 9246888602

Affidavit cum Declaration

M/s AADYA DEVELOPERS, having its Registered Office at # 16-2-141/4, Malakpet Gunj Road, Dayanand Nagar Colony, Hyderabad, Telangana - 500036, represented by its Designated Partner Mr. Ch. Love Kumar aged about 57 years, R/o Telangana do hereby State, declare and confirm as under.

1. That AADYA DEVELOPERS has a legal title to the land on which the development of the proposed project (AADYA PRIDE) 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 owners 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 AADYA DEVELOPERS is 20.05.2028.
4. That seventy percent of the amounts realized by AADYA DEVELOPERS 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by AADYA DEVELOPERS in proportion to the percentage of completion of the project.

6. That the amounts from the separate account shall be withdrawn by AADYA DEVELOPERS after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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 AADYA DEVELOPERS 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 the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

8. That AADYA DEVELOPERS shall take all the pending approvals on time, from the competent authorities

9. That AADYA DEVELOPERS has furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.

10. That AADYA DEVELOPERS shall not discriminate against any allottee at the time of allotment of any built up area, as the case may be.



Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from. Verified by me at Hyderabad on this 30th day of Sep 2025.

Deponent



ATTESTED

P. ANIL KUMAR
B.Sc, B.L.
ADVOCATE & NOTARY
Regd. No: 5766
Appointed by Govt. of India
1-7-101, BAKARAM, MUSHEERABAD
HYDERABAD, TELANGANA

1 OCT 2025