



తెలంగాణ తెలంగాణ TELANGANA

BT 015566

A Jyothi

Tran Id: 251010180919858245  
Date: 10 OCT 2025, 06:09 PM  
Purchased By:  
GURKA VENKATA REDDY  
S/o G. BASI REDDY  
R/o HYDERABAD  
For Whom  
\*\* SELF \*\*

A JYOTHI  
LICENSED STAMP VENDOR  
Lic. No. 16-01-014/2013  
Ren.No. 16-01-019/2025  
16-11-16/L/8, Prashanth Nagar,  
Malakpet, Hyderabad  
Ph 9948581316

FORM 'B'

[Seerule3(4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE  
SIGNED BY THE PROMOTER OR ANY PERSON AUTHORISED BY THE  
PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of [Mr./Ms.] SATHYA INFRATECH [promoter of the project  
/duly authorized by the promoter of the project, vide its/his/the reauthorization  
dated 10/10/2025];

I, GURKA VENKATA REDDY [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] [have/has] a legal title to the land on which the  
development the project is proposed or DEVELOPERS [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, dues, litigation and name of any party in or over such land.



S.R. Ravinder Rao  
ATTESTED  
S.R. RAVINDER RAO  
B.A., LL.B.

ADVOCATE & NOTARY  
Appointed by Govt. of A.P. Renewed by T.S. Govt. India  
71 Chaitanyapuri, R.R. Dist. Hrd-60 M-98491863.

For SATHYA INFRATECH


S.R. Reddy  
Managing Partner



3. That the time period with in which the project 'SATHYA ELITE 1" Completed by SATHYA INFRATECH is 27/09/2028.
4. That seventy percent. of the amounts realized by[me/the promoter] for the real estate project from the allotters, 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by [me / the promoter] in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn by[me /the promoter] after it is certified by an engineer, an architect and chartered accountant in practice that the withdrawal sin proportion to the percentage of completion of the project.
7. That[I/the promoter]shall get the accounts audited within six month sifter the end of every financial year by a chartered account tent 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[I/the promoter]shall take all the pending approval son time, from the competent authorities.
9. That [I / the promoter] [have / has] furnished such other documents as have been prescribed by the Act and the rule sand regulation shade there under.
10. That [I / the promoter] shall not discriminate against any allotted at the time of allotment of any apartment, plot or building, as the case maybe.

### 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 Friday of 10-10-2025.

Deponent  
**For SATHYA INFRATECH**  
  
Managing Partner



*S.R. Ravinder Rao*  
**ATTESTED**  
**S.R. RAVINDER RAO**  
B.A., LL.B.  
**ADVOCATE & NOTARY**  
Appointed by Govt. of A.P. Renewed by T.S. Govt. India  
71 Chaitanyapuri, R.R. Dist. H-60 M-9849186342

Deponent

**For SATHYA INFRATECH**  
  
Managing Partner