



सत्यमेव जयते

INDIA NON JUDICIAL Government of Puducherry

e-Stamp

Certificate No. : IN-PY44107911369756T
 Certificate Issued Date : 12-Jan-2021 12:45 PM
 Account Reference : SELFPRINT (PU)/ py-self/ PUDUCHERRY/ PY-PU
 Unique Doc. Reference : SUBIN-PYPY-SELF72974185142196T
 Purchased by : KUMAR S
 Description of Document : Article 5 Agreement or Memorandum of Agreement
 Property Description : AGREEMENT
 Consideration Price (Rs.) : 50
 (Fifty only)
 First Party : THE PUDUCHERRY REAL ESTATE REGULATORY AUTHORITY
 Second Party : V RAGHUPATHY
 Stamp Duty Paid By : V RAGHUPATHY
 Stamp Duty Amount(Rs.): 50
 (Fifty only)

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SELF PRINTED CERTIFICATE

TO BE VERIFIED BY THE RECIPIENT

Please write or type below this line

FORM 'B'

[See rule 3(4)]

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

AFFIDAVIT CUM DECLARATION

1) V. Raghupathy
 2) R. Uma

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile App of Stock Holding. 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 the certificate.
3. In case of any discrepancy please inform the Competent Authority.

Affidavit Cum Declaration of Mr.1. V. RAGHUPATHY, Mrs. 2. R. USHA promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 15.02.2021.

We, 1. V. RAGHUPATHY, Mrs. 2. R. USHA 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 have a legal title to the land on which the development of the project is proposed.

OR

1. V. RAGHUPATHY, Mrs. 2. R. USHA have 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 is THREE YEARS.

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 schedule 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 shall get the accounts audited year by a chartered accountant in practice, duly certified and signed by such chartered audit that the amounts collected for a project and the withdrawal has been percentage of completion of the project.

1)

V. Raghupathy

2) R. Usha



8. That we will take all the pending approvals on time, from the competent authorities.

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

10. That we will not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any ground.

D. V. 400 *2) R. Uma*
DEPONENT

The contents of my above Affidavit cum declaration are true and correct and nothing materials has been concealed by me therefrom.

Verified by me at Puducherry on this 15th day of February, 2021

SIGNED BEFORE ME
R. Ilango
R. ILANGO VAN, B.A., B.L.
ADVOCATE, NOTARY PUBLIC
(GOVT OF INDIA)
MAZHANAGAR, PUDUCHERRY



15/2/2021