

INDIA NON JUDICIAL

Government of Puducherry

e-Stamp

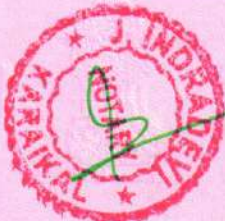
Certificate No. : IN-PY72596260706390V
Certificate Issued Date : 23-Aug-2023 06:47 PM
Account Reference : IMPACC (IV)/ py4000503/ MADAGADI WARD/ PY-KA
Unique Doc. Reference : SUBIN-PYPY400050318785315102921V
Purchased by : HADJA KAMALOU DINE AND KUMARAVEL
Description of Document : Article 4 Affidavit
Property Description : AFFIDAVIT
Consideration Price (Rs.) : 0
(Zero)
First Party : HADJA KAMALOU DINE AND KUMARAVEL
Second Party : THE PUDUCHERRY REAL ESTATE REGULATORY AUTHORITY
Stamp Duty Paid By : HADJA KAMALOU DINE AND KUMARAVEL
Stamp Duty Amount(Rs.) : 50
(Fifty only)



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



JD 0035470182

@Haja Kameel

M. J. Jeyaraj

(2)

Affidavit cum Declaration

Affidavit cum Declaration of 1)HADJA KAMALOU DINE S/O MOUGAIDINE ABDOUL CADAR, 2)KUMARAVEL S/O MOUROUGUESSANE P/A of JAHABAR NISHA NATCHIAL, NO: 07, PUDUTHURAI MAIN ROAD, KARA IKAL-609602, PUDUCHERRY STATE, promoters of the proposed project.

We, 1)HADJA KAMALOU DINE S/O MOUGAIDINE ABDOUL CADAR 2)KUMARAVEL S/O MOUROUGUESSANE P/A of JAHABAR NISHA NATCHIAL promoters of the project do hereby solemnly declare, undertake and state as under:-

1. That we promoters have a 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.

or

That details of encumbrances and including details of any rights, title, interest, dues, litigation and name of any party in or over such land.

3. That the time period within which the project will be completed by us is **Three Years.**

4. That seventy per cent of the amounts realised by us for the real estate project from the allottees, from time to time, will be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and will be used only for that purpose.

5. That the amounts from the separate account, to cover the cost of the project, will be withdrawn by us in proportion to the percentage of completion of the project.

6. That the amounts from the separate account will be withdrawn by us 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.

@Haja Kanaf

M. Amarasu



(3)

7. That We will get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and will produce a statement of accounts duly certified and signed by such chartered accountant and it will 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 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 Act and the rules and regulations made thereunder.
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.

@Haja-Kar of

M. J. Anwarud

Deponents

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 Karaikal on this day of **August 2023**.

@Haja-Kar of

M. J. Anwarud

Deponents



J. Indradevi

J. INDRADEVI, B Sc. B :
Advocate & Notary (Govt of Indi-
No.15, Nehru Street, Karaikal - 609 602

Reg. Under N.C. No. 3804/2023
Date: 28/08/2023