



सत्यमेव जयते

INDIA NON JUDICIAL
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e-Stamp

Certificate No. : IN-PY34579220902390R
Certificate Issued Date : 26-Sep-2019 03:22 PM
Account Reference : IMPACC (SH)/ pyshimp17/ OULGARET/ PY-PU
Unique Doc. Reference : SUBIN-PYPYSHIMP1757119031716756R
Purchased by : C KARTHIKEYAN
Description of Document : Article 4 Affidavit
Property Description : AFFIDAVIT
Consideration Price (Rs.) : 0
(Zero)
First Party : C KARTHIKEYAN
Second Party : RERA
Stamp Duty Paid By : C KARTHIKEYAN
Stamp Duty Amount(Rs.) : 50
(Fifty only)



Please write or type below this line

C. Karthikeyan

SR 0004744640

Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shcilestamp.com". Any discrepancy in the details on this Certificate and as available on the website renders it invalid.
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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

Affidavit cum Declaration of [Mr./Ms.] A. Namassivayam-1, C. Karthikeyan-2
[promoter of the proposed project / duly authorised by the promoter of the
proposed project, vide its/his/their authorization dated 19/02/2021];

I, A. Namassivayam-1, C. Karthikeyan-2 [promoter of the project / duly authorised
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 of the project is proposed

or

_____ [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

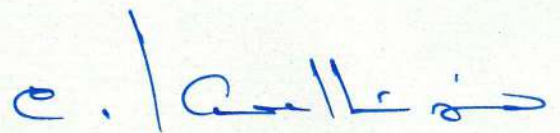
That details of encumbrances _____ including details of any
rights, title, interest, dues, litigation and name of any party in or over such
land.

3. That the time period within which the project will be completed by [me / the
promoter] is 1 Year.

4. That seventy per cent of the amounts realised by [me / the promoter] 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 [me / the promoter] in proportion to the percentage of completion of the project.
6. That the amounts from the separate account will be withdrawn by [me / the promoter] 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 [I / the promoter] 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 [I / the promoter] will take all the pending approvals on 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 rules and regulations made there under.
10. That [I / the promoter] will not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

Deponent



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 _____ on this ____ day of _____.

Deponent

