

02 MAY 2022



ଓଡ଼ିଶା ଆଠିଆ ODISHA

57AA 261153

Form 'A'

[See Rule 3(4)]

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

AFFIDAVIT-CUM-DECLARATION

Project Name: KRISHNA AVENUE

Affidavit cum Declaration of Mr. Bunty Modi [duly authorised by Kamadhenu Promoters the promoter of the project, vide its authorisation];

I, Mr. Bunty Modi [duly authorised by Kamadhenu Promoters the promoter of the project] do hereby solemnly declare, undertake and state as under:

1. That the Promoter have a legal title to the land having Plot No. 349/575/841, Khata No.101/472, Mouza- Goradharam Sagar on which the development of the project is proposed.
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by the promoter is 02.05.2025.
4. That seventy per cent of the amounts realised by the promoter 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project.

No  
11679

02-05-22

Kamadhenu Promoters

Agmt

PS 102  
DISTRICT KHURDA, ODISHA, INDIA  
13 APR 2022  
TREASURY OFFICE

KAMDHENU PROMOTERS

Gajendra Nath Mohanty

MANAGING PARTNER

Gajendra Nath Mohanty  
Stamp Vendor, BBSR

PROMOTERS  
KAMDHENU PROMOTERS  
BBSR

Stamp Vendor, BBSR  
Gajendra Nath Mohanty  
Stamp Vendor, BBSR

6. That the amounts from the separate account shall be withdrawn by the promoter after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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 promoter 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. The promoter shall take all the pending approvals on time, from the competent authorities.
9. The promoter have furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.
10. The promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

KAMDHENU PROMOTERS  
*Munli. Sahu*  
MANAGING PARTNER  
Deponent

**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 Bhubaneswar on this 02<sup>nd</sup> day of May, 2022.

KAMDHENU PROMOTERS  
*Munli. Sahu*  
MANAGING PARTNER  
Deponent



*Munli. Sahu*  
Notary Public, Bhubaneswar

**Muralidhar Sahu**  
Notary of Advocate  
Govt. of Odisha  
Bhubaneswar-14  
Regd. No.-76/2012  
Ph:-9437089248