

7 JUN 2023

NOTARISED



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63AA 455813

Form 'A'

[See Rule 3(4)]

Affidavit-cum-Declaration

Project: Z Padmanabha, over Plot No. 94 & 116 (p) Khata No. 352/124, Plot No. 114, Khata No. 352/122, Plot No. 115 (p), Khata No. 352/123 of Mouza - Pahala, P.S. - Baliana No. 5, Tahasil - Bhubaneswar, dist. - Khurda.

Affidavit-cum-Declaration of Sri Tapan Kumar Mohanty, Director, M/s. Z Engineers Construction Pvt. Ltd. (Promoter of the Project)

1. That, we have a legal title to the land on which the development of the proposed project is to be carried out and legally valid authentication of title of such land along with authenticated copies of the agreement between such owners and promoter for development of the real estate project are enclosed herewith.
2. That, the said land is free from all encumbrances.
3. That, the time period within which the project shall be completed by us is 30/05/2029.



For Z ENGINEERS CONSTRUCTION PVT.LTD.


Tapan Kumar Mohanty
DIRECTOR

No. 35290 13 APR 2023

(P) Z Engineers Construction Pvt, Ltd
Dir. Tapas Kumar Mohanty

(T) B B Das

19 JAN 2023
Treasury Officer,
Cuttack


13 APR 2023
Chandan Singh
Stamp Vendor
D.S.A. Office, Cuttack

Tapas Kumar Mohanty



DIRECTOR
Z ENGINEERS CONSTRUCTION PVT. LTD.
CUTTACK

Jagyneshwar Acharya
Notary, Govt. Of India
Odisha, BBSR, Dist-Khurda
Regd.No.-7791/2009
Mob:-9861006174

4. That, seventy percent of the amounts realised by us or 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 That, the amounts from the separate account, to cover the cost of the project, shall be withdrawn by us in proportion to the percentage of completion of the project.
6. That, the amounts from the separate account shall be withdrawn by us after it is certified by an engineer, an architect and chartered accountant in practice that the withdrawal is in proportion to the percentage of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 within six months after 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. That, we shall take all 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 shall not discriminate against any allottee at the time of allotment of any flat/unit.

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 2.6.2023

For Z ENGINEERS CONSTRUCTION PVT.LTD.

Tapan Kumar Nayak
DIRECTOR

IDENTIFIED BY ME
16/04
ADVOCATE, BBSR



Jagyneshwar Acharya
Notary, Govt. Of India
Odisha, BBSR, Dist-Khurda
Regd.No.-7791/2009
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