

Phone No: *Leddy*
Sold To/Issued To:
G. Shree Hari
For Whom/ID Proof:
Lakshmi Prasanna Con



SEP-10-2024 16:00:46

₹ 0000500/-
ZERO ZERO ZERO ZERO FIVE ZERO ZERO

Affidavit
38169401725984046197-00188924
3816940 36/2022

FORM 'II'
[See rule 3(6)]

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Saimon Roy Authorized person in Lakshmi Prasanna Constructions duly authorized by the Developer Promoter and of Mr. Galla Shree Hari, Authorized person in Prithvi Consultants Private Limited, the Landowner Promoter of the proposed project named "Zive",

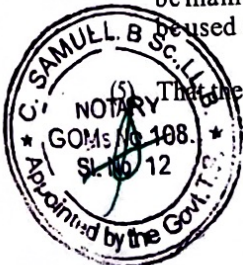
I, Mr. Saimon Roy son of Mr. Subrata Roy, major of age, and Indian national Authorized person in Lakshmi Prasanna Constructions, duly authorized by the Developer Promoter and Mr. Galla Shree Hari, major of age, and Indian National, Authorized person in Prithvi Consultants Private Limited, the Landowner Promoter of the proposed project do hereby solemnly declare, undertake and state as under:

- (1) **Prithvi Consultants Private Limited** Have/has a legal title Report 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 project land is free from all encumbrances.
- (3) That the time period within which the project shall be completed by me/promoter from the date of registration of project; is 31/12/2027.
- (4) (a) For new projects: That seventy per cent of the amounts realized by me/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.




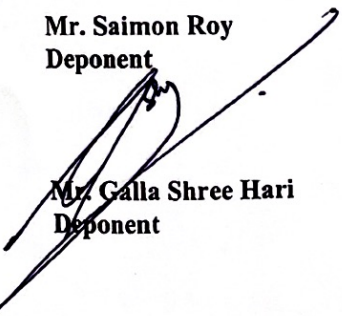
(5) That the amounts from the separate account shall be withdrawn in accordance with section 4 (2) (i)

(D) read with rule 5 of the Goa Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rates of Interest and Disclosures on Website) Rules, 2017.

- (6) That I/the promoter shall get the accounts audited within six months after the end of every financial year by a practicing Chartered Accountant and shall produce a statement of accounts duly certified and signed by such practicing Chartered Accountant, and it shall be verified during the audit that the amounts collected for a particular project have been utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
- (7) That I/the promoter shall take all the pending approvals on time, from the competent authorities.
- (8) That I/the promoter shall inform the Authority regarding all the changes that have occurred in the information furnished under sub-section (2) of section 4 of the Act and under rule 3 of the said Rules, within seven days of the said changes occurring.
- (9) That I/the promoter have/has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
- (10) That I/the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

Solemnly affirmed on ____ September, 2024


Mr. Saimon Roy
Deponent

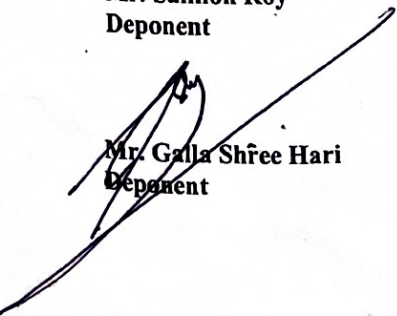

Mr. Galla Shree Hari
Deponent

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 10 September, 2024


Mr. Saimon Roy
Deponent


Mr. Galla Shree Hari
Deponent



ATTESTED


C SAMUEL B.Sc., LL.B.
ADVOCATE & NOTARY
A-7-637, Shastri Nagar,
Ramnagar, HYDERABAD
Ph: 9393031034

10 SEP 2024