

1. We have 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 Partner for development of the real estate project is enclosed herewith.

2. That the Promoters have not obtained any Construction Finance from any banks or NBFC's, and we further say that land is free from all encumbrances.

3. We further say that project construction work of excavation has been started i.e. Existing tenant Wing A & Sale wing B and work is not completed.

4. (b) For ongoing project on the date of commencement of the Act.
(i) That seventy per cent of the amounts to be realized hereinafter 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.

6. That 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

7. That the promoter shall take all the pending approvals on time, from the competent authorities.

BEAUTY GANRAJ CONSTRUCTION LLP

Partner