

337/06



सत्यमेव जयते

INDIA NON JUDICIAL Government of Gujarat

Certificate of Stamp Duty

Book No. 06
Sr. No. 197
Date 21/06/2021

VISHNU S. PATEL
NOTARY
GOVT. OF GUJARAT

21 JUN 2021

Certificate No. : IN-GJ65218971564729T
Certificate Issued Date : 21-Jun-2021 03:18 PM
Account Reference : IMPACC (SV)/ gj13276904/ GANDHINAGAR01/ GJ-GN
Unique Doc. Reference : SUBIN-GJGJ1327690466106154962322T
Purchased by : AMIT PATEL
Description of Document : Article 18 Certificate or Other Document
Description : AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : SIPRA REALTY
Second Party : Not Applicable
Stamp Duty Paid By : SIPRA REALTY
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



LB 0005714092

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

[Signature]

SHCIL



Warning

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"Any alteration to this certificate renders it invalid. Use of an altered certificate without all the security features could constitute a criminal offence."

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FORM 'B'

(See rule 3 (4))

21 JUN 2021

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 M. Amit Patel, Vishal Patel promoter /duly authorized by the promoter of SIPRA ICON, vide its/his/her/their authorization dated -.

I, Amit Patel promoter/duly authorized by the promoter of SIPRA ICON do hereby solemnly declare, undertake and state as under that;

1. I/we have a legal title to the land on which the development of SIPRA ICON is proposed;

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. the said land is free from all encumbrances.

OR

details of encumbrances NA including details of any rights, title, interest or name of any party in or over such land, along with details.

3. the time period within which the project shall be completed by us is 31/12/2021.
4. seventy per cent of the amounts realised by me/us 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. the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
6. the amounts from the separate account shall be withdrawn 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. I/we 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. I/we shall take all the pending approvals on time, from the competent authorities.
9. I/we have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

Verification

Deponent

[Signature]

The contents of above Affidavit cum Declaration are true and correct and nothing material has been concealed by me/us therefrom.

Verify by me at Vadodara on this _____ day of June, 2021.

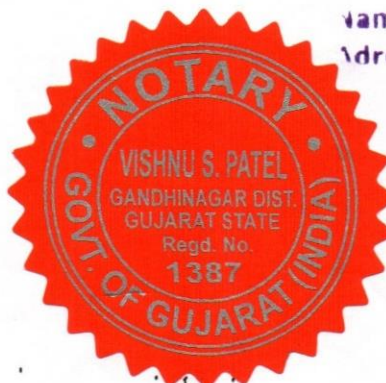
Deponent

[Signature]



SIGNED
BEFORE ME

[Signature]
VISHNU S. PATEL
NOTARY
GOVT. OF GUJARAT
21 JUN 2021



IDENTIFIED BY ME

[Signature]

Advocate / Person

Name : *[Signature]*

Address : *[Signature]*

21 JUN 2021 *[Signature]*

