

LAXMIPATI DEVELOPERS

EUPHORIA
BLOCK NO 150, T.P No. 9, F.P
No. - 64, OPP. SAI MILAP,
SAVION CIRCLE, PALANPOR
GAM, SURAT - 395009
M-9586878200

PROJECT - EUPHORIA

Date 01.06.2023

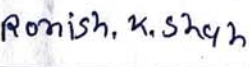
TO WHOMSOEVER IT MAY CONCERN

We, partners of Laxmipati Developers Merul Shreyansh Shah, Pararth Shreyansh Shah, Rajeshkumar Shersingh Arora, Sai Arora, Ronish Kumarpal Shah, Dhrumil Rakesh Doshi, Dayarambhai Valjibhai Patel, Bhumi Dharma Shikhai Patel & Uttamkumar Waljibhai Patel hereby authorized Mr Sai Arora as authorized signatory for the application of RERA number with Gujarat Real Estate Regulatory authority and to submit declaration in form B with GUJRERA for our project EUPHORIA situated at Block No150, FP:64/A, TP-9, Gaurav Path Road, Palanpor Gam, Surat - 395009.

For Laxmipati Developers


Merul S Shah


Rajeshkumar S Arora

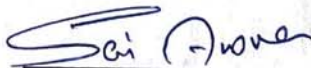

Ronish K Shah


Dayarambhai V Patel


Uttamkumar Patel

For Laxmipati Developers


Pararth S Shah


Sai Arora


Dhrumil R Doshi


Bhumi D Patel

Email I'd - laxmipatidevelopers@gmail.com



IN-GJ07967708996973V



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty

Certificate No. : IN-GJ07967708996973V
Certificate Issued Date : 20-Jul-2023 12:52 PM
Account Reference : IMPACC (SV)/ gj13208704/ NANPURA/ GJ-SU
Unique Doc. Reference : SUBIN-GJGJ1320870441565903469128V
Purchased by : LAXMIPATI DEVELOPERS
Description of Document : Article 5(h) Agreement (not otherwise provided for)
Description : AGREEMENT
Consideration Price (Rs.) : 0
(Zero)
First Party : LAXMIPATI DEVELOPERS
Second Party : Not Applicable
Stamp Duty Paid By : LAXMIPATI DEVELOPERS
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



HE 0007972974

Statutory Alert.

1. The authenticity of this Stamp Certificate should be verified at www.e-stampsonline.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 e-stamp is valid only if it is generated on the basis of the certificate.
3. In case of any discrepancy, please inform the stamping authority.

18.10.
482/23
20-2-23

FORM 'B'

(See rule 3 (4))



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 Mr. Sai Arora on Behalf of Laxmipati Developers promoter duly authorized by the promoter of Euphoria, vide its/his/her/their authorization dated: 01.06.2023.

I, Mr Sai Arora on Behalf of Laxmipati Developers promoter/duly authorized by the promoter of Euphoria (Block No150, FP:64/A, TP-9, Gaurav Path Road, Palanpur Gam, Surat - 395009) do hereby solemnly declare, undertake and state as under that;

1. We have a legal title to the land on which the development of Euphoria is proposed;

OR

_____ has a legal title to the land on which the development of _____ 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. The said land is free from all encumbrances.
3. The time period within which the project shall be completed by us is 31.03.2029.
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.



Sai Arora
Deponent

Verification



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 Surat on this 20th day of July, 2023



Sai Arora

Deponent



Sai Arora
BEFORE ME

Sureshchandra V. Nanavati
SURESHCHANDRA V. NANAVATI
NOTARY
SURAT CITY (GUJ.)
GOVT OF GUJARAT



Register Serial No _____
Date:- 20-07-2028
My Commission Expires
on 11th February 2024





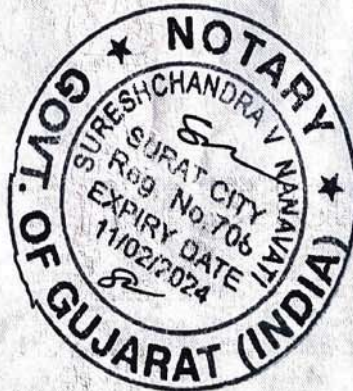
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सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty

Certificate No. : IN-GJ77417277759690V
Certificate Issued Date : 05-Jun-2023 01:14 PM
Account Reference : IMPACC (SV)/ gj13208704/ NANPURA/ GJ-SU
Unique Doc. Reference : SUBIN-GJGJ1320870481110342132380V
Purchased by : LAXMIPATI DEVELOPERS
Description of Document : Article 29 Indemnity Bond
Description : AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : LAXMIPATI DEVELOPERS
Second Party : Not Applicable
Stamp Duty Paid By : LAXMIPATI DEVELOPERS
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



IE 0007834367

Mandatory Alert:

The authenticity of this
Stamp Duty Certificate can beThe original certificate is
in case of any dispute.should be verified at www.shdilestamp.com or using
the QR code and is available on the website / Mobile App.The users of the certificate
are responsible for its use.The Stamp Duty Certificate is
valid for 30 days from the date of
issuance.



ભારત સરકાર
Government of India



સાંઈ રાજેશ અરોરા

Sai Rajesh Arora

જન્મ તારીખ / DOB 09/09/1995

પુરુષ / Male

Sai Arora



8461 7460 9065



મારો આધાર, મારી ઓળખ

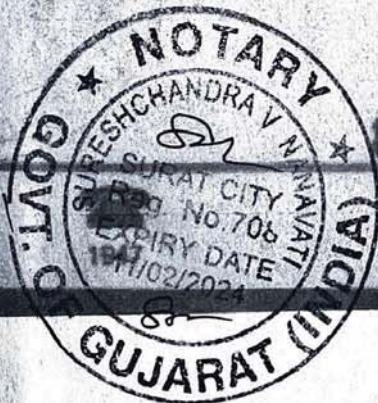
ભારતીય વિશિષ્ટ ઓળખારા પ્રાધિકાર

Unique Identification Authority of India

પિતાનું/માતાનું નામ: રાજેશ. 401
કાન્તા પેલેસ, ન્યુ સિવિલ રોડ. રામ
દર્શન સોસાયટી, સુરત સીટી, સુરત,
સગ્રામપુરા પુતલી, ગુજરાત. 395002

Address

S/O: Rajesh. 401. kanta palace,
new civil road. ram darshan
Society, Surat City, Surat.
Sagrampura Putli, Gujarat,
395002



8461 7460 9065



help@uidai.gov.in



www.uidai.gov.in

R 23/03
402/23
at 8-8-23



Affidavit Cum Declaration

Affidavit cum declaration of Mr. Sai Arora authorized signatory of Laxmipati Developers for the project Euphoria situated at Block No150, FP:64/A, TP-9, Gaurav Path Road, Palanpor Gam, Surat - 395009.

I Sai Arora authorized signatory of proposed project duly authorized by the promoter of the project, do hereby, solemnly declare, undertake and state as under;

I/we submitted and got approval of our plan/layout in which drainage layout and sewerage disposal system is not shown as per GDCR/NBC. I/we hereby undertake that till the drainage connectivity is provided by the concerned authority, Septic Tanks and Soak well would be provided in accordance with (IS 2470). The provision for disposal of drainage would be as per Rule 23.10.1 of the new GDCR -2017.

OR

Our project Euphoria is in the SMC area. There exists drainage network in surrounding of project area. We shall connect drainage network of our project with existing drainage network of Surat municipal corporation. with prior permission of Surat Municipal Corporation prior to giving possession to allottees.

I/we further undertake that I/We will take building use permission from planning authority after providing/constructing/executing drainage and sewerage disposal system as per GDCR/NBC. A copy of the same will be submitted to Gujarat Rera thereafter, for their record.

We also undertake to maintain the same in good working order till the maintenance is handed over to the service society of the allottees.

We understand that the entire responsibility for the same will be that of promoter/Architect/Engineer/Site Supervisor/Land Owner.



Sai Arora
Deponent



BEFORE ME

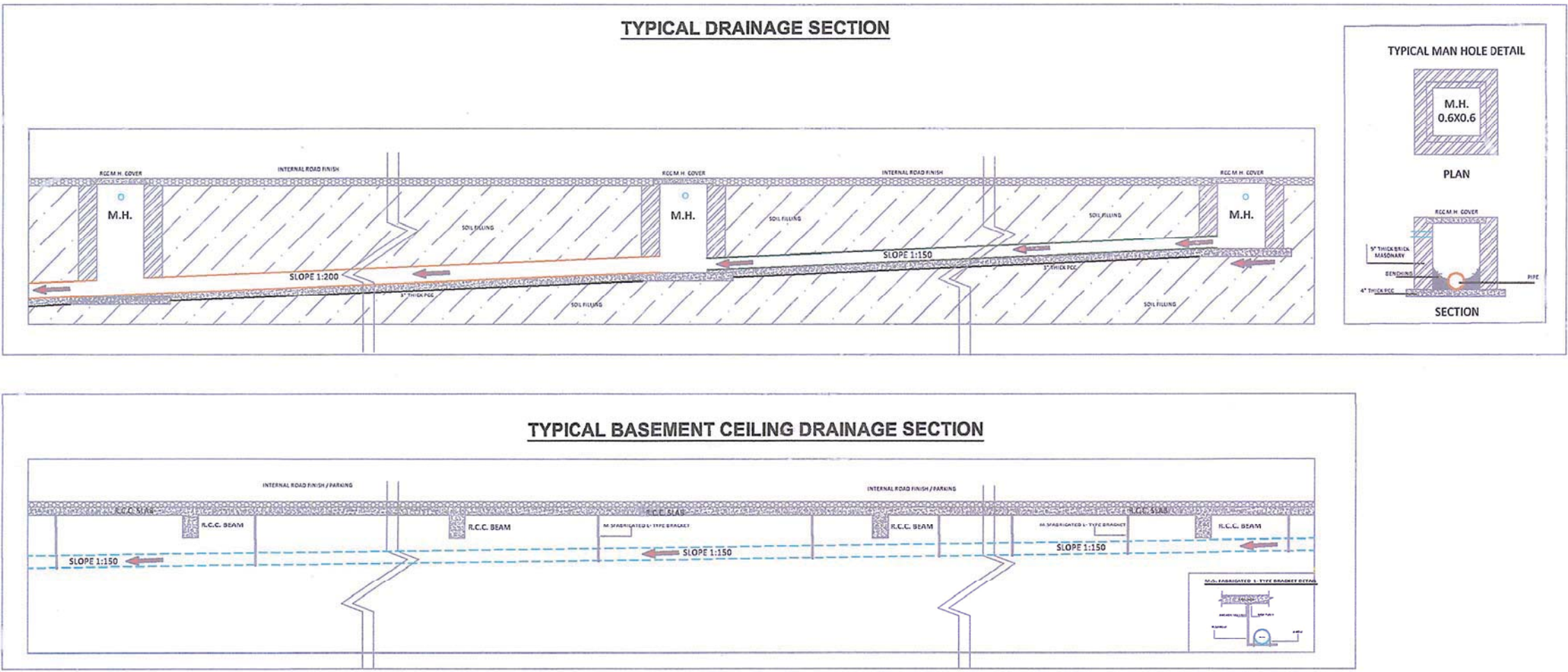
Sureshchandra V. Nanavati
SURESHCHANDRA V. NANAVATI
NOTARY
SURAT CITY (GUJ.)
GOVT OF GUJARAT

Register Serial No 402/23
Date: 08-06-2023
My Commission Expires
on 11th February 2024

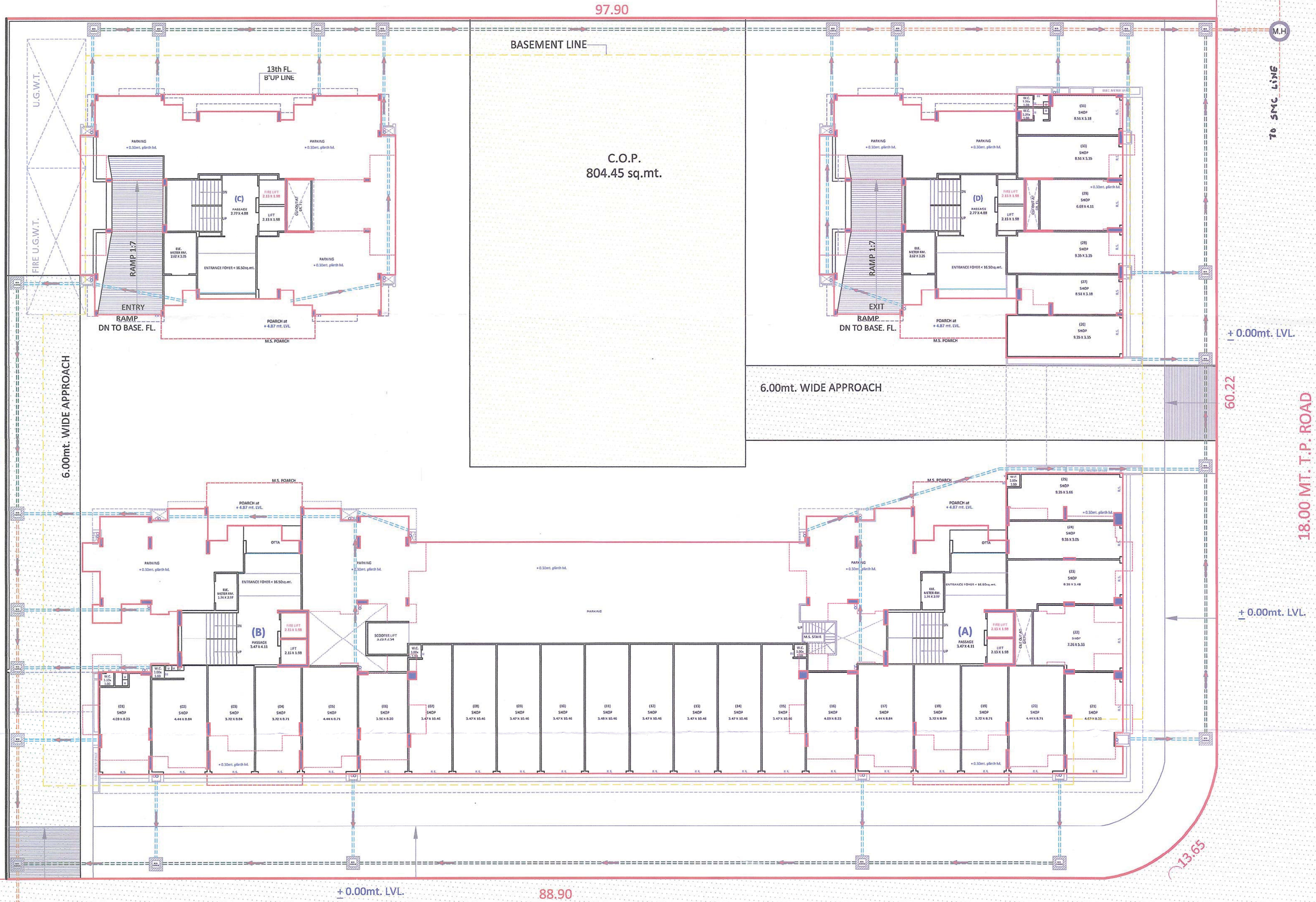




GROUND FLOOR DRAINAGE LAYOUT PLAN



LEGEND	
	SMC MAIN DRAINAGE MAN HOLE
	SOCIETY DRAINAGE MAN HOLE
	200 mm dia. PVC PIPE
	160 mm dia. PVC PIPE
	110 mm dia. BUILDING DOWN TAKE PVC WASTE PIPE
	110 mm dia. BUILDING DOWN TAKE PVC SOLID WASTE PIPE
	160 mm dia. BASEMENT CEILING HANGING PVC PIPE
	DRAINAGE FLOW DIRECTION



GROUND FLOOR LAYOUT PLAN

SCALE:- 1.00cm. = 2.00mt.

PROMOTOR SIGNATURE:

For LAXMIPATI DEVELOPERS
[Signature]
PARTNER

ENGINEER SIGNATURE:

[Signature]

ARCHITECT & PLANNER

AFRIO ARCHITECTS
MERUL S. SHAH
214-215, MARVELLA BUSINESS HUB,
OPP. PAL R.T.O., SURAT.
SMC LIC. : TDO/AR/337