



सत्यमेव जयते

INDIA NON JUDICIAL

Government of Gujarat

Certificate of Stamp Duty

Book No. 26
Page No. 300
Serial No. 2574
Date. 08/02/2021

Certificate No. : IN-GJ09559230726818T

Certificate Issued Date : 08-Feb-2021 11:39 AM

Account Reference : IMPACC (FI)/ gjelimp10/ VIRAMGAM/ GJ-AH

Unique Doc. Reference : SUBIN-GJGJELIMP1055729888885075T

Purchased by : AB INFRA

Description of Document : Article 5(h) Agreement (not otherwise provided for)

Description : AFFIDAVIT CUM DECLARATION

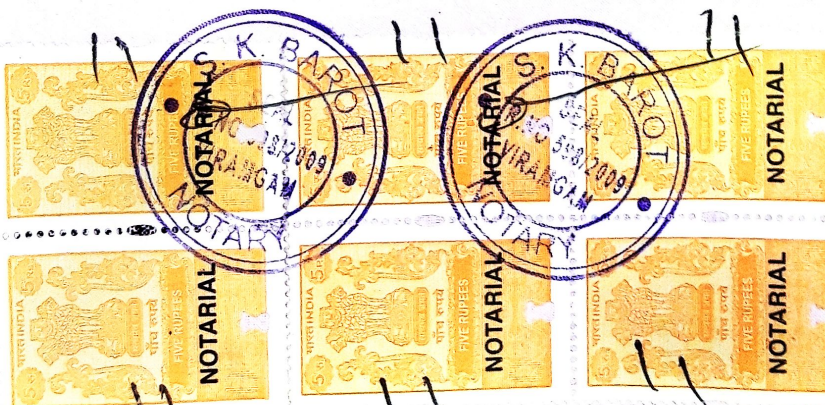
Consideration Price (Rs.) : 0
(Zero)

First Party : AB INFRA

Second Party : Not Applicable

Stamp Duty Paid By : AB INFRA

Stamp Duty Amount(Rs.) : 300
(Three Hundred only)

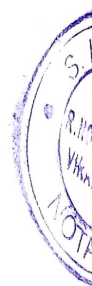


LB0015207940

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shilestamp.com' or using e-Stamp Mobile App of Stock Holding Corporation of India. For details on this Certificate and as available on the website / Mobile App renders it invalid.

SHCIL



Warning

"The contents of this certificate can be verified and authenticated world-wide by any members of the public at www.shcilestamp.com or at any Authorised collection center address displayed at www.shcilestamp.com free of cost."

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

"This document contains security features like coloured background with Lacey Geometric Flexible patterns and Subtle Logo images, Complex ornamental design borders, Anti - copy text, the appearance of micro printing, artificial watermarks and other Overt and Covert features."



SHCIL

FORM 'B'

(See rule 3 (4))

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. Kishor Chandrakant Sachdev** duly authorized by the promoter -**AB Infra** for Project **Iconic One**, vide R.S.No.275/2P, Block No., TP-, FP-, Moje Viramgam, District Ahmedabad, with area of Plot:5945s.q.mtr. and authorization dated 01/02/2021.

I, **Kishor Chandrakant Sachdev** duly authorized by the promoter -**AB Infra** for project **Iconic One** do hereby solemnly declare, undertake and state as under that;

1. **AB Infra** has a legal title to the land on which the development by **AB Infra** for Project **Iconic One** is proposed;

AND

a legally valid authentication of title of such land along with 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 me/us is **31/12/2023**.
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.

AB INFRA
Deponent
PARTNER

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 _____ on this _____ day of _____

AB INFRA
Deponent
PARTNER



BEFORE ME
S. K. BAROT
NOTARY
VIRANGAM
AHMEDABAD DIS
0810212022

Ref. No.

Date : - - 20

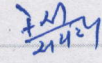
True Copy of Resolution passed by all the partners on 01/02/2021.

The partners/directors of **AB Infra** - hereby solemnly affirm and declare that **Kishor Chandrakant Sachdev** is authorized to act and appear on behalf of the Firm/Company and to produce accounts, documents etc. and to receive any document in relation to The Real Estate (Regulation and Development) Act, 2016.

All his actions in relation to this business will be binding on us.

Full Name: Kishor Chandrakant Sachdev

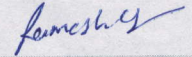
Signature:



Partner/Director

Full Name: Ramesh Chandrakant Sachdev

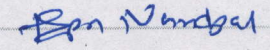
Signature:



Partner/Director

Full Name: Bipinkumar Virumal Nandpal

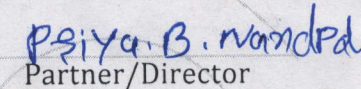
Signature:



Partner/Director

Full Name: Priyaben Bipinkumar Nandpal

Signature:



Partner/Director

Acceptance as an authorized signatory

I **Kishor Chandrakant Sachdev** hereby solemnly accord my acceptance to act as authorized signatory for the above referred business and all my acts shall be binding on the business.

Place: Ahmedabad

Date: 01-02-2021



AB INFRA

PROPRIETOR



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty

Book No. 20
Page No. 11
Serial No. 98
Date 23/03/2021

Certificate No. : IN-GJ33221176076935T
Certificate Issued Date : 23-Mar-2021 03:50 PM
Account Reference : IMPACC (FI)/ gjelimp10/ VIRAMGAM/ GJ-AH
Unique Doc. Reference : SUBIN-GJGJELIMP1002228802212383T
Purchased by : SACHDEV KISHORKUMAR CHANDRAKANTBHAI
Description of Document : Article 5(h) Agreement (not otherwise provided for)
Description : AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : SACHDEV KISHORKUMAR CHANDRAKANTBHAI
Second Party : Not Applicable
Stamp Duty Paid By : SACHDEV KISHORKUMAR CHANDRAKANTBHAI
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



KC 0000220251

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.

(Notarized Declaration on 300 Rs. Stamp)

Affidavit Cum Declaration

Affidavit cum declaration of Mr. Kishor Chandrakant Sachdev authorised signatory of AB Infra for the project Iconic One situated at Iconic One, Nr. Popat Chokdi, Viramgam, Gujarat-382150.

I Kishor Chandrakant Sachdev authorised signatory of proposed project duly authorised 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.

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.

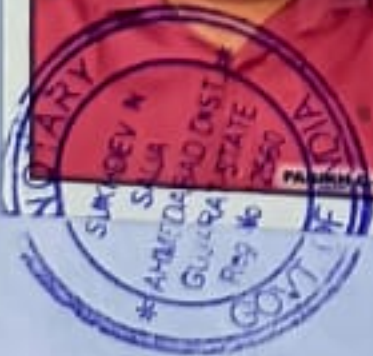
We understand that the entire responsibility for the same will be that of promoter/Architect/Engineer/Site Supervisor/Land Owner.

Deponent

AB INFRA

[Signature]
24/8/24

PARTNER



SIGNED BE FORE ME
[Signature]
SUKHDEV N. SAIJA
NOTARY
GOVT OF INDIA
(2810312002)

