

Sr. No. 1759/2020

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MINAL A. THAKOR
NOTARY
GOVT. OF INDIA

10 JUN 2020

AMARNATH CO-OP BANK LTD.

KUDASAN BRANCH

GANDHINAGAR - 382421

No.GUJ/SOS/AUTH/AV/411/2017

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FORM 'B'

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./Ms. **SUSHIL KUMAR SINGH** promoter /duly authorized by the promoter of **SOBHA LIMITED**, Project name: **SOBHA DREAM HEIGHTS**, vide its/his/her/their authorization dated **02-06-2020**.

I, **SUSHIL KUMAR SINGH** promoter/duly authorized by the promoter of **SOBHA LIMITED** 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 **SOBHA DREAM HEIGHTS** 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.
3. the time period within which the project shall be completed by me/us is **31-03-2024**.
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 the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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

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 Amambay on this 11 0 JUN 2020 day of _____



SOLEMNL AFFIRMED
BEFORE ME

al
MINAL A. THAKOR
NOTARY
GOVT. OF INDIA

1 0 JUN 2020



CERTIFIED TRUE COPY OF THE RESOLUTION OF THE MINUTES OF THE MEETING OF THE EXECUTIVE COMMITTEE OF THE BOARD OF DIRECTORS OF THE COMPANY HELD ON WEDNESDAY THE 20TH DAY OF MAY 2020 AT THE REGISTERED OFFICE OF THE COMPANY SITUATED AT 'SOBHA', SARJAPUR - MARATHAHALLI OUTER RING ROAD (ORR), DEVARABISANAHALLI, BELLANDUR POST, BANGALORE – 560 103 WHICH COMMENCED AT 2.00 PM AND CONCLUDED AT 2.30 PM

RESOLVED THAT approval of the Committee be and is hereby accorded to issue a Power of Attorney as per the draft placed before the meeting if need be in favour of Mr. Sushil Singh – Manager (Finance), appointing him as the Company's 'Lawful Attorney' to carry out the aforesaid functions and that the Common Seal of the Company, if required, be affixed on any deed/documents, etc., in terms of Articles of Association of the Company.

"RESOLVED FURTHER THAT Mr. Sushil Singh – Manager (Finance) be and is hereby appointed and empowered as authorised signatory under the Real Estate (Regulation and Development) Act, 2016 and Rules & Regulations, 2017, to perform the following acts, deeds & functions on behalf of the Company and represent the Company in respect of the ongoing and other projects and properties in the Gujarat International Finance Tec-City Company Limited "GIFT City Area", Gujarat and authorized to perform the following functions for and on behalf of the Company:

1. To sign and execute the applications and other documents papers and deeds as may be necessary in connection with the registration under the Real Estate (Regulation and Development) Act, 2016 and the Rules & Regulations, 2017 made thereunder in respect of its projects and submit the same to the Real Estate Regulatory Authority in Gujarat and /or to the appropriate authorities and to pay such fees as prescribed under the Real Estate (Regulation and Development) Act, 2016 and the Rules & Regulations, 2017 for the purpose of registration of the said project .
2. To appear and represent on behalf of the Company and file necessary documents, pleadings, affidavits, applications and papers etc. before the Regulatory Authority, Adjudicating Officer and other Authorities and Appellate Tribunal, as per the provisions of the Real Estate (Regulation and Development) Act, 2016, Gujarat Real Estate (Regulation and Development) Rules, 2017 and Gujarat Real Estate Regulatory Authority (General) Regulations, 2018 as regards the projects of the Company in Gujarat, and to pay such fees as may be necessary and to attend before them any proceedings pertaining thereto.

RESOLVED FURTHER THAT the aforementioned personnel be and are hereby authorised to represent on behalf of the Company to sign Agreements for Sale and Construction, Agreement To Transfer, Sale Deed, Lease Deed, Rectification Deed with Purchasers/Customers and to sign Tripartite Agreement between the Company, Bank and the customer for sale of plots/residential units, or with their authorized representatives and to sign other documents to be executed with bank / customer in respect of the housing loans availed by the customers of Gujarat International Finance Tec-City Company Limited "GIFT City Area", Gujarat and to represent the Company for the purpose of registration under the Registration Act, 1908 and other applicable enactments.

RESOLVED FURTHER THAT a certified true copy of this resolution be delivered to the aforementioned personnel for the purpose of enabling them to discharge their responsibilities and functions on behalf of the Company.”

-// CERTIFIED TRUE COPY//-

FOR SOBHA LIMITED



**VIGHNESHWAR G BHAT
COMPANY SECRETARY & COMPLIANCE OFFICER
MEMBERSHIP NO.: ACS16651**

160/2020