

Phone No:
Sold To/Issued To:
Royal build space
For Whom/ID Proof
Aasfro459g

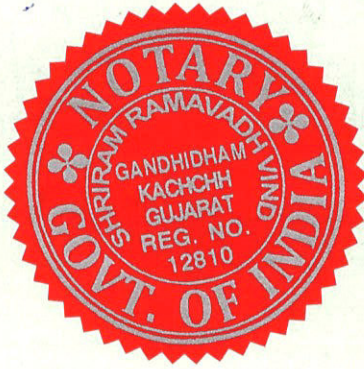
भारत INDIA
INDIA NON JUDICIAL
The Mehsana Urban
Co. Bank Ltd.
Plot No. 239 Sector 7/A
Gandhidham
382001



AUG-09-2023 14:50:42

₹ 0000300/-
ZERO ZERO ZERO ZERO THREE ZERO ZERO

Special Adhesive
151
3



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 **DEEPAK PRAKASH CHANDNANI** (on behalf of **Royal Plot LLP**) promoter /duly authorized by the promoter of **ROYAL BUILDSPACE LLP**, (Project Name: **ROYAL ORCHARD PHASE 3**, Project Address: Revenue Survey No. 230 Plot No. B1 TO B65, Adipur-Tuna Road, Shinay, Gandhidham) vide its/his/her/their authorization dated 08/04/2023.

I, **DEEPAK PRAKASH CHANDNANI** (on behalf of **Royal Plot LLP**) promoter /duly authorized by the promoter of **ROYAL BUILDSPACE LLP**, (Project Name: **ROYAL ORCHARD PHASE 3**, Project Address: Revenue Survey No. 230 Plot No. B1 TO B65, Adipur-Tuna Road, Shinay, Gandhidham) 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 **ROYAL ORCHARD PHASE 3** 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 encumbrance.

10 AUG 2023



3. The time period within which the project shall be completed by me/us is **31/03/2026**.
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 The amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 The amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.

For ROYAL BUILDSPACE LLP


DESIGNATED PARTNER

Deponent

10 AUG 2023



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 Gandhidham on this 4th day of July, 2023.

For ROYAL BUILDSPACE LLP

DESIGNATED PARTNER

Deponent



ATTESTED BY ME

SHRIRAM R. VIND (NOTARY)
Gandhidham Dist. Kutch-Gujarat
Sr. No. 4957 of 2023
Date: 10 AUG 2023
At Gandhidham - Kutch

IDENTIFIED BY :-

Kishan Rathod

ROYAL BUILDSPACE LLP

LLP IN :AAD 2658

Regd. Office:- Plot No. S1&S2, L.S.No. 12/5,
Ground Floor Shop No. 8,
Royal Krishna, Antarjal
GANDHIDHAM, KUTCH-370205.

CERTIFIED TRUE COPY OF THE BOARD RESOLUTION PASSED AT THE GENERAL MEETING OF THE MEMBERS OF ROYAL BUILDSPACE LLP BOARD OF LLP HELD ON 8th APRIL, 2023 AT THE REGISTERED OFFICE OF LLP

The Chairman informed the Board that the certain authorities to be given to designated director in order to facilitate efficient company administration.

The Board discussed and passed the following resolution:

"RESOLVED THAT MR. DEEPAK P. CHANDNANI (on behalf of Royal Plots LLP), Director of the LLP be and is hereby Severally/Jointly authorized to represent the company before any Bank / Gujarat Electricity Board (PGVCL) / Financial Institutions, Central / State Government, Local authorities, Income-tax and Sales-tax authorities, Customs / Excise authorities / District Industry Centre, The Real Estate (Regulation and Development) Act, 2016 and Gujarat the Real Estate (Regulation and Development) Rules, 2017, Rera Authorities or any other authorities and making any agreement, deeds, documents, etc. and to sign and execute all documents and papers as may be required by any such authority(ies), etc. for the Project called **"ROYAL ORCHARD PHASE 3"** situated at Revenue Revenue Survey No. 220, Plot No. C1 and D1 TO D17, Revenue Survey No. 230 Plot No. B1 TO B65, Adipur-Tuna Road, Shinay, Gandhidham and to do all such acts and things as may be necessary or incidental thereto."

**CERTIFIED TO BE TRUE,
For, ROYAL BUILDSPACE LLP
Designated Partner**

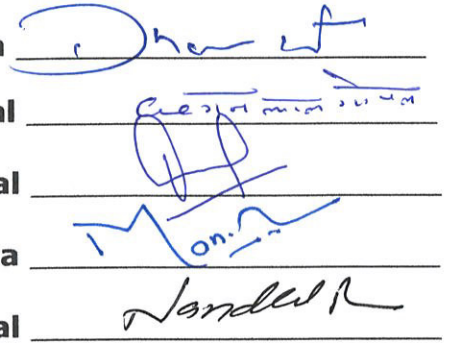
Dhaval Kantilal Acharya

Chhaganlal Snehilal Goyal

Udit Ghanshyam Goyal

Manish Mahesh Gupta

Nandlal Ramjivan Goyal



Phone No:
Sold To/Issued To:
Royal build space
For Whom/ID Proof
Aasfro459g

The Mehsana Urban
Co. Op. Bank Ltd.
Plot No. 139 Sector 1/A
Gandhidham
38201

GUJARAT
ગુજરાત

भारत INDIA
INDIA NON JUDICIAL



सत्यमेव जयते
भारतीय गैर न्यायिक



AUG-09-2023 14:50:28

₹ 0000300/-
ZERO ZERO ZERO ZERO THREE ZERO ZERO

Special Adhesive
38160791691592628978-00000949
3816079 GUJ/SOS/AV/661/2023



Affidavit CumDeclaration

Affidavit cum Declaration of **DEEPAK PRAKASH CHANDNANI (on behalf of Royal Plot LLP)**, (Project Name: **ROYAL ORCHARD PHASE 3**, Project Address: Revenue Survey No. 230 Plot No. B1 TO B65, Adipur-Tuna Road, Shinay, Gandhidham) vide its/his/her/their authorization dated 08/04/2023.

I **DEEPAK PRAKASH CHANDNANI (on behalf of Royal Plot LLP)** authorised 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.

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.

10 AUG 2023



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

For ROYAL BUILDSPACE LLP


DESIGNATED PARTNER

Deponent



IDENTIFIED BY :-


Kishan Patel

ATTESTED BY ME


SHIRAM R. VIND (NOTARY)
Gandhidham Dist. Kutch-Gujarat
Sr. No. 4955 of 2023
Date: 10 AUG 2023
At Gandhidham - Kutch