

3663 08/08/20 87/46



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty



Certificate No. : IN-GJ22019393637441S
Certificate Issued Date : 08-Aug-2020 03:09 PM
Account Reference : IMPACC (AC)/ gj13217611/ NANPURA/ GJ-SU
Unique Doc. Reference : SUBIN-GJGJ1321761182513237318540S
Purchased by : MANOJKUMAR C LAKHANI
Description of Document : Article 4 Affidavit
Description : AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : BUSY BEE DEVELOPERS
Second Party : Not Applicable
Stamp Duty Paid By : BUSY BEE DEVELOPERS
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



LB 0006599109

Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at www.shiksha.nip.com. Any discrepancy in the details of this Certificate and as available on the website renders it invalid.
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3. In case of any discrepancy please inform the Competent Authority.

(Notarized Declaration on 300 Rs. Stamp)

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 **BUSY BEE DEVELOPERS** promoter official address. **BLOCK NO.474/A/P-4,F.P.NO-2/E, O.P.NO-2/ET.P.S.NO-3(BARDOLI),MOJE:-BARDOLI TAL. BARDOLI, DIST SURAT.** - duly authorized by the promoter of project **BE MALL** site address- **BLOCK NO.474/A/P-4,F.P.NO-2/E, O.P.NO-2/ET.P.S.NO-3(BARDOLI),MOJE:-BARDOLI TAL. BARDOLI, DIST SURAT.** Vide its/his/her/their authorization dated **.01/04/2017.**

I, **MANOJKUMAR C.LAKHANI** duly authorized by the promoter of **BUSY BEE DEVELOPERS** their project **BE MALL** do hereby solemnly declare, undertake and state as under that;

1. We have a legal title to the land on which the development of **BE MALL** to be proposed.

2. That said land is free from all encumbrances.

3. The time period within which the project shall be completed by me/us is **31/12/2025.**

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.

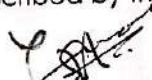
5. The amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.

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. 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. We shall take all the pending approvals on time, from the competent authorities.

9. We have furnished such other documents as have been prescribed by the rules and regulations made under the Act.


Deponent

Verification

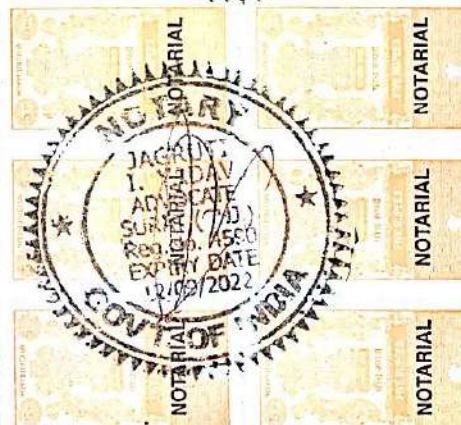
The contents of above Affidavit cum Declaration are true and correct and nothing material has been concealed by me/us there from.

Verify by me at Surat on this 8th August day of-2020



[Signature]
Deponent

NOTARY'S STAMP



**SOLEMNLY AFFIRMED
SIGNED / DECLARED
BEFORE ME**

[Signature]

J. I. YADAV
Advocate & Notary
SURAT (Gujarat)
Govt. of INDIA

Reg. No.: **NTR/4590/07**

SR.No. 3665

Date: 08/08/20

Reg. No.: 09

Page No.: 46

M. 55030 09122
JAGRUTI I YADAV
ADVOCATE & NOTARY
Pariwar Appt, Sayan Road,
Amroli SURAT (Guj) INDIA





ભારત સરકાર
Government of India

મનોજ હગનભાઈ લાખાણી
Manoj Chhaganbhai Lakhani
જન્મ તારીખ / DOB : 02/06/1979
પુરુષ / Male

5349 2894 9956

મારો આધાર, મારી ઓળખ



[Signature]

ભારતીય વિશિષ્ટ ઓળખાણ પ્રાધિકરણ
Unique Identification Authority of India

આધાર

સરનામું: 11-બી, રિવર પેલેસ, વેલેન્ટાઈન
સિનેમા પાસે, પીપલોડ, સુરત સીટી, એસવીઆર
કોલેજ, સુરત, ગુજરાત, 395007

Address: 11-B, River palace, nr.valantine
cinema, piplod, Surat City, Svr College,
Surat, Gujarat, 395007



5349 2894 9956



1947



help@uidai.gov.in



www.uidai.gov.in

SINGNING AUTHORITY LETTER

WE ALL PARTNER'S OF FIRM NAME BUSY BEE DEVELOPERS OUR
PROJECT NAME BE MALL GIVING SIGNING AUTHORITY TO
MR. MANOJKUMAR C.LAKHANI IN RERA FOR ALL SIGNING PURPOSE.

ALL PARTNER'SNAME AND SIGN

SR NO.	PARTNER'S NAME	SING & STEM
1	ZOHERALI A.SHAikh	For Busy Bee Developers shikh Zoherali Partner
2.	MANOJKUMAR C.LAKHANI	For Busy Bee Developers [Signature] Partner
3	PANKIL P. PATEL	For Busy Bee Developers [Signature] Partner
4	DINESH M.NICHANI	For Busy Bee Developers [Signature] Partner
5	JITENDRA K.PARASWANI	For Busy Bee Developers J.K. Parswani Partner
6	PRATIKSHA K.CHHOGANI	For Busy Bee Developers Pratichhogani Partner

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सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty



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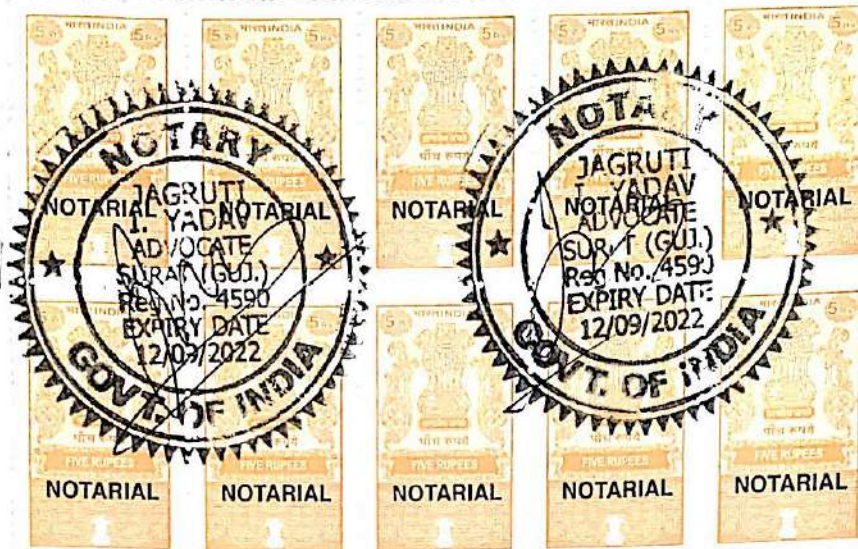


ILB 0006599110

Statutory Alert:

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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."

"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."

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(Notarized Declaration on 300 Rs. Stamp)

Affidavit Cum Declaration

Affidavit cum declaration of Mr. MANOJKUMAR C.LAKHANI authorized signatory of BUSY BEE DEVELOPERS for the project (BE MALL) situated village - BLOCK NO.474/A/P-4,F.P.NO-2/E, O.P.NO-2/ET.P.S.NO-3(BARDOLI),MOJE:-BARDOLI TAL. BARDOLI, DIST SURAT.

I MANOJKUMAR C.LAKHANI authorized signatory of PARTNERSHIP FIRM - BUSY BEE DEVELOPERS proposed PROJECT NAME- BE MALL 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.

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



Deponent

SR.No. 3666

Date: 08/08/24

Reg. No.: 09

Page No.: 46

M. 99090 09122
JAGRUTI I. YADAV
ADVOCATE & NOTARY
Pariwar Appt, Sayan Road
Amroli SURAT (Guj.) INDIA

**SOLEMNLY AFFIRMED
SIGNED / DECLARED
BEFORE ME**

J. I. YADAV
Advocate & Notary
SURAT (Gujarat)
Govt. of INDIA
Reg. No. NTR/4590/07



ભારત સરકાર
Government of India

મનોજ છગનભાઈ લાખાણી
Manoj Chhaganbhai Lakhani
જન્મ તારીખ / DOB : 02/06/1979
પુરુષ / Male

5349 2894 9956

મારો આધાર, મારી ઓળખ

GOVT. OF INDIA

NOTARY
JAGRUTI
I.D.X.CAV
ADVOCATE
SURAT (GUJ)
Reg.No. 4590
EXPIRY DATE
12/09/2022

1947

ભારતીય વિશિષ્ટ ઓળખાણ-પ્રાધિકરણ
Unique Identification Authority of India

આધાર

સરનામું: 11-બી, રિવર પેલેસ, વેલેન્ટાઈન
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કોલેજ, સુરત, ગુજરાત, 395007

Address: 11-B, River palace, nr.valantine
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Surat, Gujarat, 395007

5349 2894 9956

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www.uidai.gov.in

help@uidai.gov.in

(Signature)

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(Notarized Declaration on 300 Rs. Stamp)

Affidavit

Affidavit cum declaration of Mr. **MANOJKUMAR C.LAKHANI** Promoter / Duly authorized Signatory of **BUSY BEE DEVELOPERS** for Project of **BE MALL** Address **BLOCK NO.474/A/P-4,F.P.NO-2/E, O.P.NO-2/ET.P.S.NO-3 (BARDOLI), MOJE:-BARDOLI TAL. BARDOLI, DIST SURAT**

I **MANOJKUMAR C.LAKHANI** authorized Signatory by the promoter **BUSY BEE DEVELOPERS** do hereby solemnly declare undertake and state that

I have submitted an application for RERA registration vide Acknowledgement No - **PR/SURAT/BARDOLI/GANDHINAGAR TPO/210130/010324** for my above mentioned project.

In the submitted Plans (approved by competent authority) is not Showing RERA Carpet area. But the form - 3 submitted by me as prepared by chartered accountant Mr. **DIVYESH KAMLESHKUMAR DALIYA** is showing RERA Carpet area, which is true & correct according to my best knowledge.

I am aware that from 31/08/2019 it is mandatory to pay RERA registration fees as per carpet area vide notification no - GH/V/116 of 2019/RAR-102018-1005-L dated 31/08/2019. If any shortfall remains in fees as perform - 3 carpet area calculations, I/We are bound to pay the same.

Promoter

**SOLEMNLY AFFIRMED
SIGNED / DECLARED
BEFORE ME**

J. I. YADAV

J. I. YADAV
Advocate & Notary
SURAT (Gujarat)
Govt. of INDIA
Reg. No.: **NTR/4590/07**

SR.No. 1297
Date: 22/02/21
Reg. No. 04
Page No.: 21

M. 99096 09122
JAGRUTI I YADAV
ADVOCATE & NOTARY
Pariwar Appt, Sayan Road,
Amroli, SURAT (Guj) INDIA



स्थाई लेखा संख्या

/PERMANENT ACCOUNT NUMBER

ABGPL0168H



नाम /NAME

MANOJKUMAR CHHAGANBHAII
LAKHANI

पिता का नाम /FATHER'S NAME

CHHAGANBHAII JIVRAJBHAII
LAKHANI

जन्म तिथि /DATE OF BIRTH

05-12-1979

हस्ताक्षर /SIGNATURE

आयकर आयुक्त, सूरत

COMMISSIONER OF INCOME-TAX, SURAT