



सत्यमेव जयते

INDIA NON JUDICIAL Government of Gujarat Certificate of Stamp Duty

Certificate No.

IN-GJ45794709213813T

Certificate Issued Date

28-Apr-2021 11:48 AM

Account Reference

IMPACC (SV)/ gj13116604/ BARODA/ GJ-BA

Unique Doc. Reference

SUBIN-GJGJ1311660427491291318633T

Purchased by

JABIRBHAI PATEL

Description of Document

Article 5(h) Agreement (not otherwise provided for)

Description

Not Applicable

Consideration Price (Rs.)

0
(Zero)

First Party

BRUSHELLZ LANDMARK LLP

Second Party

BRUSHELLZ LANDMARK LLP

Stamp Duty Paid By

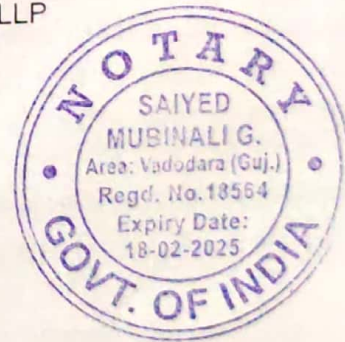
BRUSHELLZ LANDMARK LLP

Stamp Duty Amount(Rs.)

300
(Three Hundred only)

Regd. No. 2132

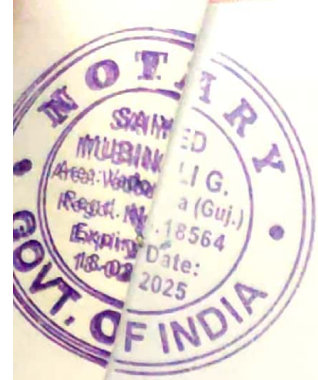
Date: 28/04/2022



LB 0020997397



at www.indianstamp.com or using a Stamp Mobile App. If Stamp Holding, Stamp on the website / Mobile App, only if it is valid certificate.



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. JABIR SAMADBHAI PATEL**, aged adult, occupation business, Partner of **BRUSHELLZ LANDMARK LLP** duly authorized by the promoter of **BRUSHELLZ LANDMARK LLP** Project **LANDMARK BRUSHELLZ** located at Revenue survey no 191/1, 192, 194, 195 & 196 T.P SCHEME NO 26 F.P NO 9/2 Paiki, South west 4156 sq.mtr Land Near Saffron Galaxy, Vasna-Bhayli Connecting Road, 24 Mtr. Road, Nr Kismat Chowkadi, New Tandalja, Vadodara 390012, **Vide its /his/her/their authorization dated 24/04/2021.**

I, **JABIR SAMADBHAI PATEL** promoter/duly authorized by the promoter of **BRUSHELLZ LANDMARK LLP** Project **LANDMARK BRUSHELLZ** 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 Project **Landmark Brushellz** 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.

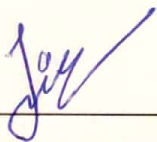
2. The said land is free from all encumbrances.
3. The time period within which the project shall be completed by me/us is **31st March 2026P.**
4. Seventy per cent of the amounts realised by me/us for the real estate project from the allottees, from time to time, shall be deposited in a separate account 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.



**MR JABIR SAMADBHAI PATEL
PARTNER
BRUSHELLZ LANDMARK LLP**



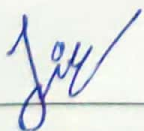
Patel Jabirbhai



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 _____



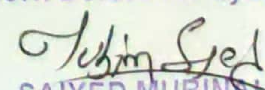
**MR JABIR SAMADBHAI PATEL
PARTNER
BRUSHELLZ LANDMARK LLP**



Patel Jabirbhai



Solemnly affirmed / Declared
Sworn Before me by.....


**SAIYED MUBINALI G.
NOTARY (Govt. of India)**

Regd. No. 2134

Date: 28/04/2022

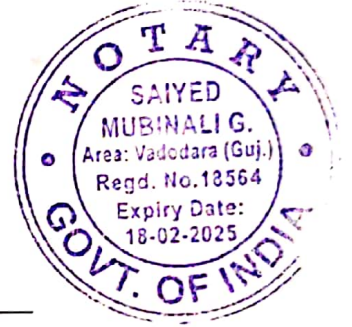
DECLARATION FOR AUTHORISED SIGNATORY

We, the below mentioned partners of **M/s BRUSHELLZ LANDMARK LLP** here by solemnly affirm and declare that **MR. JABIR SAMADBHAI PATEL** to act an authorised signatory for registration of the project "**LANDMARK BRUSHELLZ**" under Rera Act, 2016 and Gujarat Rera Rules, 2016.

For **M/s BRUSHELLZ LANDMARK LLP**
Partners

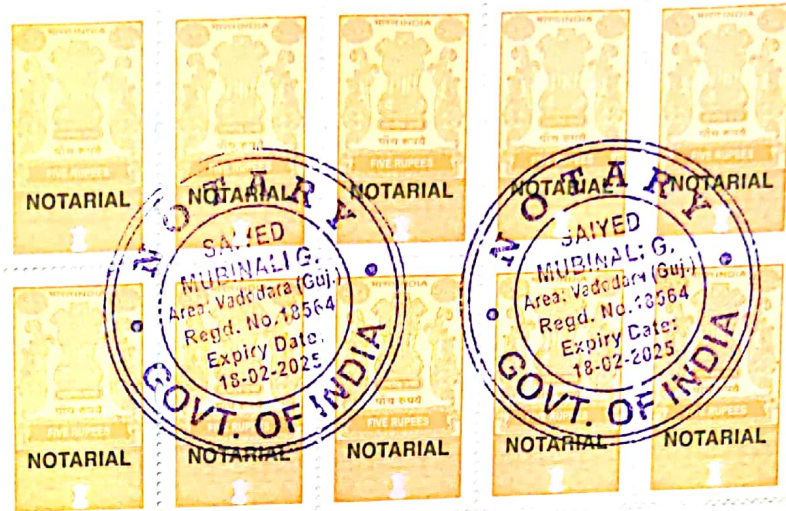
1. SHARAD SANJAYBHAI PATEL ✓
2. SHREYANSHI SHARAD PATEL ✓
3. JABIR SAMADBHAI PATEL
4. SAMADBHAI ADAMBHAI PATEL
5. ASIF SAMADBHAI PATEL
6. SAHIL SAMADBHAI PATEL
7. MAHEBOOB ADAMBHAI PATEL
8. IKRAM AHMEDBHAI PAREL
9. AYYUB MOHAMMAD PATEL
10. MOHMAD SANJAY QURESHI
11. SHAILESH T. BRAHMBHATT
12. SANJAY RAMANBHAI PATEL
13. DAKSHA SANJAY PATEL

[Signatures of partners]



Solemnly affirmed / Declared
Sworn Before me by *[Signature]*

[Signature]
SAIYED MUBINALI G.
NOTARY (Govt. of India)



Regd. No. 2133

Date: 28/04/2022

ACCEPTANCE TO ACT AS AN AUTHORISED SIGNATORY

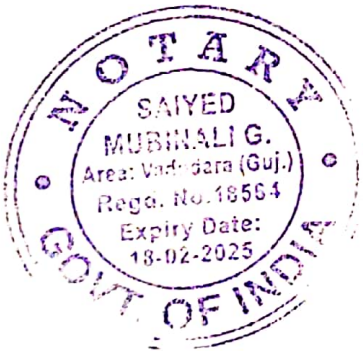
I **MR. JABIR SAMADBHAI PATEL** here by solemnly accord my acceptance to act as authorised signatory for the above referred business and all act shall be binding on the business.

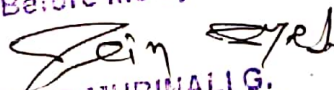


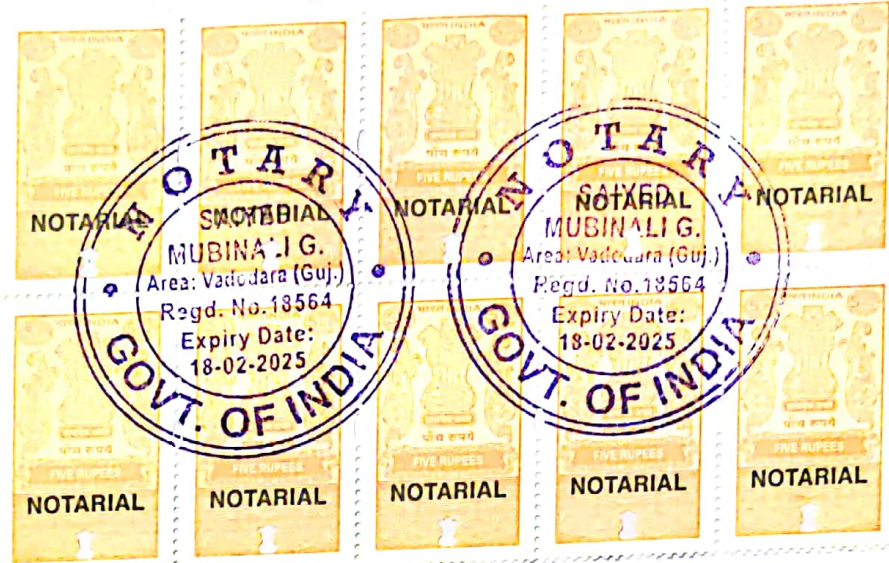
(JABIR SAMADBHAI PATEL)

Date : 24/04/2021

Place : Vadodara



Solemnly affirmed / Declared
Sworn Before me by... *Jabir S. Patel*

SAIYED NUBINALI G.
NOTARY (Govt. of India)



TO WHOMSOEVER IT MAY CONCERN
SELF DECLARATION REGARDING ENCUMBRANCES

We, **M/s BRUSHELLZ LANDMARK LLP** having office Near Saffron Galaxy, Vasna-Bhayli Connecting Road, 24 Mtr. Road, Nr. Kismat Chowkadi, New Tandalja, Vadodara 390012, hereby declare that with reference to our Real Estate Project "**LANDMARK BRUSHELLZ**" located at Revenue Servey No. 191/1,192,194,195 & 196, T.P. Scheme No. 26, F.P. No. 9/2 Paiki, south-west 4156 sq.mtr. land, the said Land along with the project is free from all encumbrances, charges & mortgage and mortgages created by prospective buyers upon their prospective units in the said project.

Regd. No. 2135

Date: 28/04/2021

For **M/s BRUSHELLZ LANDMARK LLP**
 Partners

1. SHARAD SANJAYBHAI PATEL

2. SHREYANSHI SHARAD PATEL

3. JABIR SAMADBHAI PATEL

4. SAMADBHAI ADAMBHAI PATEL

5. ASIF SAMADBHAI PATEL

6. SAHIL SAMADBHAI PAREL

7. MAHEBOOB ADAMBHAI PATEL

8. IKRAM AHMEDBHAI PAREL

9. AYYUB MOHAMMAD PATEL

10. MOHMAD SANJAY QURESHI

11. SHAILESH T. BRAHMBHATT

12. SANJAY RAMANBHAI PATEL

13. DAKSHA SANJAY PATEL

 Solemnly affirmed / Declared
 Sworn Before me by... *Sahil S. Patel*

Sayed Mubinali G.
SAIYED MUBINALI G.
 NOTARY (Govt. of India)