

Date: 10th February, 2020

To
Town Planning Officer
Gujarat Real Estate Regulatory Authority
4th Floor, Sahyog Sankul, Sector-11,
Gandhinagar-382010
Ph. No. 079-23258659

Ref.: RERA Registration of "NOOR ARCADE I"

Sub. : Authority Letter

With reference to the above, we are going to register our project namely "**NOOR ARCADE I**" under RERA and for the purpose, we hereby authorize **Mr. MOHAMAD JUNED SAIYED**, Director for dealing with RERA Authority and also authorize to sign all the deeds & documents as deemed fit.

Regards,

For, Bravo Infraspace Private Limited

For, Bravo Infraspace Pvt. Ltd.

Director

Mr. Mohamad Juned Samsuddin Saiyed

For, Bravo Infraspace Pvt. Ltd.

Director

Mr. Harith Shakeelahmad Ansari

His signature has been attested by the Director as under:

For, Bravo Infraspace Pvt. Ltd.

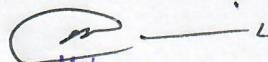
Mohamed
Director

Mr. Mohamad Juned Samsuddin Saiyed

B/3193
11-2-2020



Serial No. B/3193, 2020


Mohammed Rafiq G. Shah
NOTARY
GOVT. OF INDIA
11 FEB 2020

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. Mohammad Juned Samsuddin Saiyed** of **M/s. Bravo Infraspac Private Limited – AHMEDABAD** promoters of the proposed project namely "NOOR ARCADE" situated at City Survey No. 2865/1/A/1,2883.2888.2902 Mouje: Kalupur-3, Sheet No. 38, Taluka: Maninagar, District & Sub-District: Ahmedabad, admeasuring about 224.44 Sq. Mts. in the state of Gujarat duly authorized by the promoter's project, vide its/his/their authorization dated – 10th February, 2020.

I, **Mr. Mohammad Juned Samsuddin Saiyed** Promoter of the proposed project / duly authorized by the Directors of the proposed project of **M/s. Bravo Infraspac Private Limited** do hereby solemnly declare, undertake and state as under:

1. I, **Mr. Mohammad Juned Samsuddin Saiyed** promoter of **M/s. Bravo Infraspac Private Limited** have a legal title to the land on which the development of the proposed project is to be carried out

NUTAN NAGRIK SAHAKARI
BANK LTD.
GHEEKANTA AHMEDABAD
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SPECIAL ADHESIVE
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The Notary Public Does Not Assume Any Responsibility Liability For Legality Of Any Contents Of Documents, Identity Of Executors/Witnessed Identifiers And Fulfilment Of Any Legal Requirements.

// 2 //

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 promoter is 31.12.2024.
4. Seventy percent of the amounts realised by promoter for the real estate project from the allottees from time to time, shall be deposited in a separate account to be maintained in a sheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose.1
5. The amount 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 withdrwan after it is certified by an engineer, an architect and a chartered accountant on practice that the withdrwal is in proportion to the percentage of completion of the project.
7. The Promoter shall get the account audited within 6 (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. The Promoter shall take all the pending approvals on time, from the competent authorities.
9. The Promoter has furnished such other documents as have been prescribed by the rules and regulation made under the act.

Verification

The contents of my above affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at _____ on this _____ day of _____.

SIGNED
BEFORE ME

Mohammedrafiq G. Shaikh
NOTARY
GOVT. OF INDIA

11 FEB 2020

For, BRAVO INFRA SPACE PVT. LTD.

Deponent
DIRECTOR

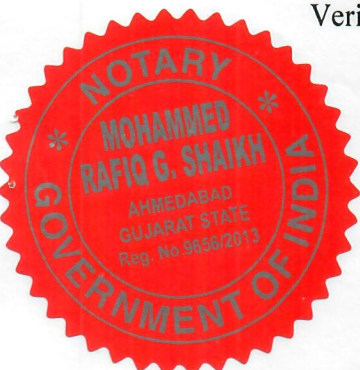
IDENTIFIED BY ME
S. I. KURESHI
Advocate
Sanad No. G/70



Deponent



DIRECTOR

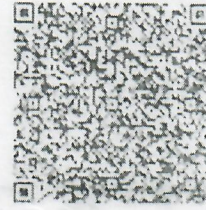




भारत सरकार
GOVERNMENT OF INDIA



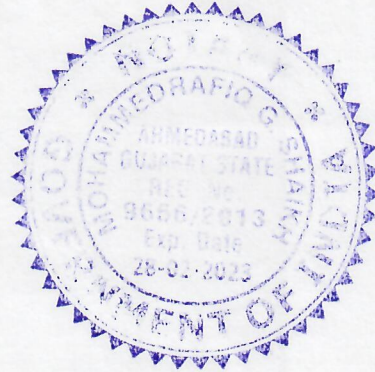
मोहम्मद जुनेद समसुद्दीन सैयद
Mohammad Juned Samsuddin Saiyed
जन्म तारीख / DOB : 07/12/1978
पुरुष / MALE



7445 6408 7165

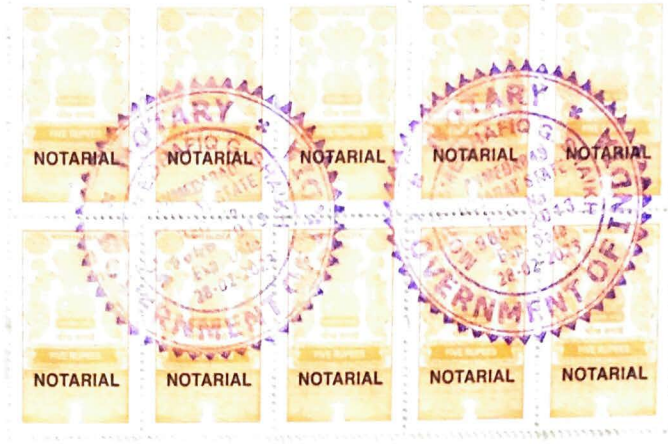
आधार - सामान्य माएसनो अधिकार

Mohd.



AXIS BANK LTD.
PLOT NO-436, SECTOR-16,
GANDHINAGAR 382016
GUJ/SOS/ANTH/VI/263/2010

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Serial No. B/3/170/2020

Mohammed Rafiq G. Shaikh
NOTARY
GOVT. OF INDIA

11 MAY 2020

FORM B-1

**DECLARATION SUPPORTED BY AN AFFIDAVITE, WHICH SHALL BE SIGNED BY
THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER WHERE
THE PROJECT LAND IS NOT OWNED BY THE PROMOTER**

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Mohammad Juned Samsuddin Saied promoter of the proposed project/duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 10th February, 2020.

I, Mr. Mohammad Juned Samsuddin Saied Promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. I/We have entered into an agreement with 1. Mr. Mohammad Yusuf Ibrahimbhai Noor 2. Mr. Mohammad Yasin Ibrahimbhai Noor 3. Mr. Noor Mohammad Ibrahimbhai Noor 4. Mrs. Saidaben Yakubbhai Bharuchi and 5. Mrs. Rabiya Gulamnabi Campwala by way of registered development agreement, registered on date 05th March, 2020 at sub Register office Ahmedabad to develop the land bearing City Survey No. 2865/1/A 1,2883,2888,2902 Mouje: Kalupur-3, Sheet No.: 38, Taluka: Maninagar, District & Sub-District: Ahmedabad (said Land)

2. That 1. Mr. Mohammad Yusuf Ibrahimbhai Noor 2. Mr. Mohammad Yasin Ibrahimbhai Noor 3. Mr. Noor Mohammad Ibrahimbhai Noor 4. Mrs. Saidaben Yakubbhai Bharuchi and 5. Mrs. Rabiyaaben Gulamnabi Campwala have/has a legal title to the land on which the development of the proposed project is to be carried out

AND

A legally valid authentication of the title of such land along with an authenticated copy of the agreement between such owner and us for development of the real estate project is enclosed herewith and the said land is free from all encumbrance.

3. That We will abide by all the condition of the development agreement and fulfil all my obligation under the said agreement specifically the obligations of making the full payments towards consideration for the land/development rights. I will keep the authority apprised of the schedule payments having been made from time to time towards the cost of land this will be incorporated in form 3 submitted by us on a quarterly basis.
4. That we will be liable for fulfillment of Our obligation under the act towards the allottees of the units/apartments.



Juned S Saiyad

Juned S Saiyad

Deponent

Verification

The contents of my above affidavit cum declaration are true and correct and nothing material has been concealed by me therefrom

Verify by me at Ahmedabad on this 11th day of MAY 2020

Juned S Saiyed

Juned S Saiyed
Deponent



IDENTIFIED BY ME
S.I. KURESHI
S.I. KURESHI
Saidanagar, 3793408

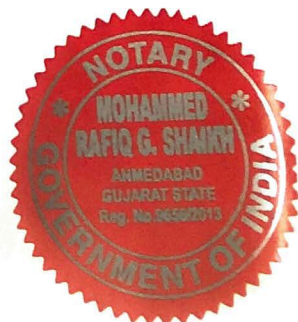


SOLEMNLY AFFIRMED
BEFORE ME

Mohammed Rafiq G. Shaikh

Mohammed Rafiq G. Shaikh
NOTARY
GOVT. OF INDIA

11 MAY 2020



સામાજિક સેવા સંસ્થા

મોહમદ જુનેદ સમસુદ્દીન સાયેદ
 Mohammad Juned Samsuddin Saiyed
 જન્મ તારીખ / DOB : 07/12/1978
 પુરુષ / MALE

7445 6408 7165

આધાર - સામાજિક માહિતી અધિકાર



સામાજિક સેવા સંસ્થા

મોહમદ જુનેદ સમસુદ્દીન સાયેદ
 Mohammad Juned Samsuddin Saiyed
 જન્મ તારીખ / DOB : 07/12/1978
 પુરુષ / MALE

7445 6408 7165

આધાર - સામાજિક માહિતી અધિકાર

AXIS BANK LTD.
PLOT NO-436, SECTOR-16,
GANDHINAGAR-380016
GUJ/SO/IAUTH/AV/263/2010

भारत

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INDIA

STAMP DUTY

GUJARAT



Serial No. 8/3/177, 2020

Mohammed Rafiq G. Shaikh

NOTARY

GOVT. OF INDIA

11 MAY 2020

FORM B-2

JOINT DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY 1) THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER AND 2) THE OWNER OF THE LAND, WHERE THE PROJECT LAND IS NOT OWNED BY THE PEOMOTER

Affidavit cum Declaration

Joint affidavit cum declaration of

1. **Mr. Mohammad Juned Samsuddin Saiyed Promoter** of the proposed project/duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 10th February, 2020;

AND

2. **A. Mr. Noor Mohammad Ibrahimbhai Noor B. Mr. Mohammad Yasin Ibrahimbhai Noor C. Mr. Mohammad Yusuf Ibrahimbhai Noor D. Mrs. Saidaben Yakubbhai Bharuchi and E. Mrs. Rabiyaaben Gulamnabi Campwala (Sr. C, D, and E through their Power of Attorney Holder Mr. Mohammad Yasin Ibrahim Noor) Owner of the project land/duly authorized by the owner of the project land,**

We, 1) Mr Mohammad Juned Samsuddin Saiyed Promoter of the proposed project/duly authorized by the promoter of the proposed project and 2) A. Mr. Noor Mohammad Ibrahimbhai Noor B. Mr. Mohammad Yasin Ibrahimbhai Noor C. Mr. Mohammad Yusuf Ibrahimbhai Noor D. Mrs. Saidaben Yakubbhai Bharuchi and E. Mrs. Rabiyaaben Gulamnabi Campwala (Sr. C, D, and E through their Power of Attorney Holder Mr. Mohammad Yasin Ibrahim Noor) Owner of the project land do hereby solemnly declare, undertake and state as under:

A. We have entered into registered development agreement, registered on date 05th March, 2020 at sub registrar office Ahmedabad to develop the land bearing City Survey No. 2865/1/A/1,2883,2888,2902 Mouje: Kalupur-3, Sheet No.: 38, Taluka: Maninagar, District & Sub-District: Ahmedabad (Said Land);

B. That A. Mr. Noor Mohammad Ibrahimbhai Noor B. Mr. Mohammad Yasin Ibrahimbhai Noor C. Mr. Mohammad Yusuf Ibrahimbhai Noor D. Mrs. Saidaben Yakubbhai Bharuchi and E. Mrs. Rabiyaaben Gulamnabi Campwala have legal title to the land on which the development of the proposed project is to be carried out.

AND

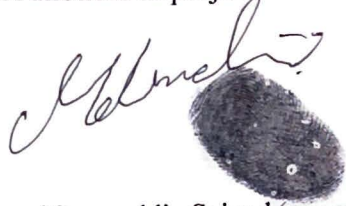
A legal valid authentication of title of such land long with and authenticated copy of agreement between such owners and us (the promoter) for development of the real estate project is enclosed herewith, and the said land is free from all encumbrances.

C. That, we will abide by all the conditions of the development agreement and fulfil all our obligations under the said agreement, specifically the obligation of Transfer of title to the allottees of the apartment and/or association of allottees of the project in accordance with the provisions of section 17 of the RERA Act.



D. That we undertake to sign and execute all the documents necessary for conveyance / Transfer of the apartment to the allottees as and when the handing over of the physical possession and conveyance is due as per the Act.

E. That, arrangement by way of registered development agreement between the undersigned are considered to be supportive in nature and not restrictive with reference to the interest of allottees of project



Deponent 1)

Mohammad Juned Samsuddin Saiyed (promoter)

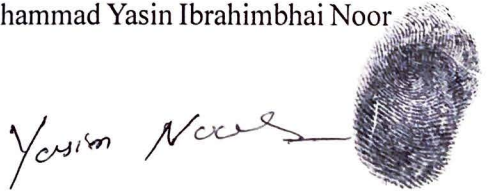


2) Land owners

A. Mr. Noor Mohammad Ibrahimbhai Noor



B. Mr. Mohammad Yasin Ibrahimbhai Noor



C. Mr. Mohammad Yusuf Ibrahimbhai Noor

D. Mrs. Saidaben Yakubbhai Bharuchi

E. Mrs. Rabiyaaben Gulamnabi Campwala

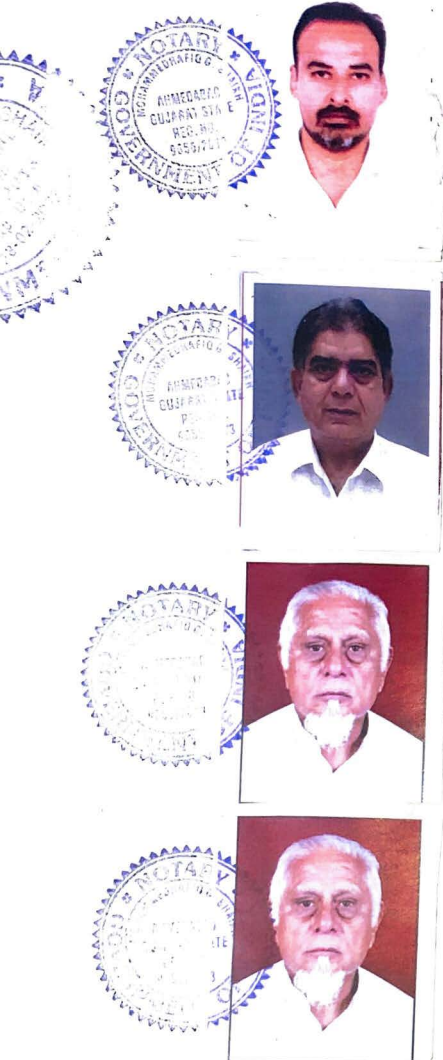
Sr. C, D, and E through their registered P.O.A.

Holder as Mr. Mohammad Yasin Ibrahimbhai Noor

Verification

The contents of our above joint Affidavit cum Declaration are true and correct and nothing material has been concealed by us therefrom.

Verified by us at Ahmedabad on this 11th day of MAY 2020



Mohammad Juned Samsuddin Saiyed



Deponent 1)

Mohammad Juned Samsuddin Saiyed (promoter)

A. Mr. Noor Mohammad Ibrahimbhai Noor



2) Land owners

A. Mr. Noor Mohammad Ibrahimbhai Noor

B. Mr. Mohammad Yasin Ibrahimbhai Noor



B. Mr. Mohammad Yasin Ibrahimbhai Noor

C. Mr. Mohammad Yusuf Ibrahimbhai Noor



C. Mr. Mohammad Yusuf Ibrahimbhai Noor

D. Mrs. Saidaben Yakubbhai Bharuchi

E. Mrs. Rabiyaaben Gulamnabi Campwala

Sr. C, D, and E through their registered P.O.A.

Holder as Mr. Mohammad Yasin Ibrahimbhai Noor

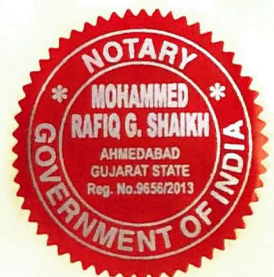
IDENTIFIED BY ME
S. I. KURESHJI
S. I. KURESHJI
Sd/- 11/5/20

SOLEMNLY AFFIRMED
BEFORE ME

Mohammed Rafiq G. Shaikh

Mohammed Rafiq G. Shaikh
NOTARY
GOVT. OF INDIA

11 MAY 2020




 भारत सरकार
 Government of India



मोहमद जुनेद समसुद्दीन सैयद
 Mohammad Juned Samsuddin Saiyed
 पुरुष / MALE

7445 6408 7165

आधार - सामान्य माहसिली अधिकार



1800-100-1947
 help@uidai.gov.in www.uidai.gov.in
 R.O. Box No. 1947
 Bengaluru-560 007

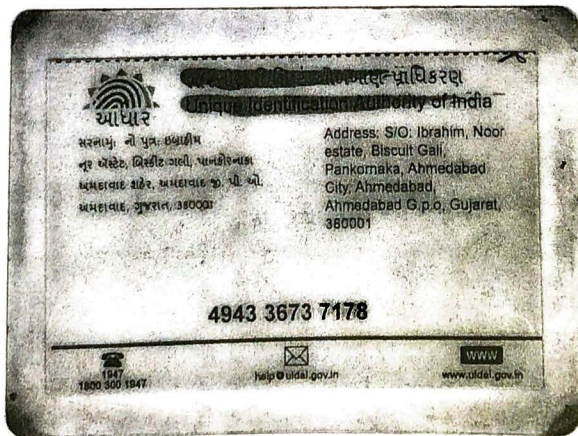
1047

34, MOHAMMAD SOHEB
 SOCIETY, MAKTAMPURA,
 SARKHEJ, VEJALPUR ROAD
 Ahmedabad City, Jhupura
 Ahmedabad, Gujarat, 380055

Address:

34, मोहम्मद सोहेब सोसायटी, मकामपुरा,
 सरखेज, वेजलपुर रोड, गुजरात, 380055

भारतीय न्यायपालिका
 Ministry of Law and Justice, India





भारत सरकार
GOVERNMENT OF INDIA

नूर यासीन

Nur Yasin

जन्म तारीख/ DOB: 10/09/1945

पुरुष / MALE



8392 8041 7895

आधार-सामान्य माहसुली अधिकार



भारतीय विनाश प्रहसन प्राधिकरण
INDIAN CANCELLATION AUTHORITY OF INDIA

सरनामु :

S/O: छत्राश्रम, 2918, भांड नी

शेर, म्युनिसिपल विद्यालय न

778 पास, जमालपुर,

अमदावाद शहर, अमदावाद,

गुजरात - 380001

Address:

S/O: Ibrahim, 2918, Khand Ni Sheri,

Nr Municipal School No 7/8,

Jamalpur, Ahmedabad City,

Ahmedabad,

Gujarat - 380001

8392 8041 7895

Aadhaar-Aam Admi ka Adhikar