

300/-



FORM 'B'

(See rule 3 (4))

Book No. 11A
Page No. 90
K. No. 239
K. O. 21/9/2019
KALPANA D. OZA
NOTARY
GOVT. OF INDIA

21 SEP 2019

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Ashish Patel duly authorized by the promoter Sundaram Landscape LLP for project **Avan Business Centre**, situate on Survey. No.84/B, 91/1 & 91/2, Block No., T.P.S.No.-80 (Bhat-Shugad), F.P.No.-26/1, 26/2 & 26/3, Sub plot 55 Moje Bhat, Taluka Gandhinagar District Gandhinagar, with area of Plot:1929.12 s.q.mtr. vide authorization dated 19/09/2019.

I, Ashish Patel duly authorized by the promoter of **Avan Business Centre** do hereby solemnly declare, undertake and state as under that;

1. Sundaram Landscape LLP has a legal title to the land on which the development of Venus Avan Commercial is proposed;

AND

2. a legally valid authentication of title of such land of the real estate project is enclosed herewith.
3. the said land is free from all encumbrances.

4. the time period within which the project shall be completed by me/us is 31/12/2022.
5. 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.
6. the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
7. the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.
8. 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.
9. I/we shall take all the pending approvals on time, from the competent authorities.
10. I/we have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

For, **SUNDARAM LANDSCAPE LLP**
Designated Partner / Authorized Signatory
Deponent

Ashish Patel

THE AHMEDABAD MERCANTILE
CO-OP BANK LTD.,
PREMCHANDNAGAR RD.,
AHMEDABAD-380 015
GUJARAT
R000003304-386702
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SEP 21 2019
SPECIAL
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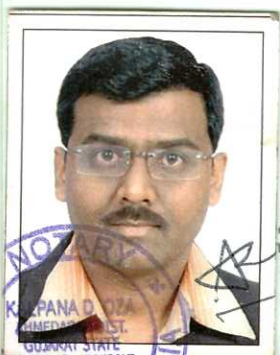
Verification

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 _____

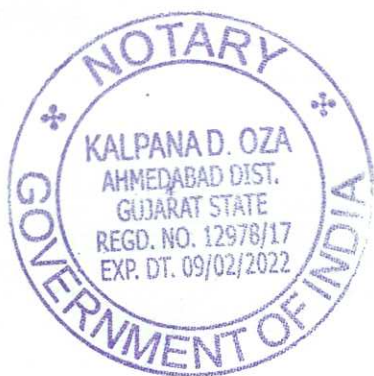
For, **SUNDARAM LANDSCAPE LLI**

[Signature]
Designated Partner/Authorized Signatory
Deponent



[Signature]

Witness - *[Signature]*



BEFORE ME

[Signature]

KALPANA D. OZA
NOTARY
GOVT. OF INDIA

21 SEP 2019

D. OZA
AHMEDABAD DIST.
GUJARAT STATE
REGD. NO. 12978/17
EXP. DT. 09/02/2022
GOVERNMENT OF INDIA

Form-7

GUJARAT STATE
Driving Licence

Number: GJ01/206606/99 Issued on: 09/09/2003

Name: PATEL ASHISH
RAMANLAL

Address: SHAKUNTEL TNT,
CHANDLODA,
AHMEDABAD 382481

DoB: 04/05/1978

is licenced to drive MC EX500C W/GR

Valid for Transport Vehicles from 27/11/1998 to 21/11/2019

Holder's Signature: [Signature] LMV-09-09-03

Licencing Authority: AHMEDABAD

for RERA
Arrested
21/9

NOTARY
KALPANAD. OZA
AHMEDABAD DIST.
GUJARAT STATE
REGD. NO. 12978/17
EXP. DT. 09/02/2022
GOVERNMENT OF INDIA

SUNDARAM LANDSCAPE LLP

1101, VENUS AMADEUS, JODHPUR CHAR RASTA
AHMEDABAD 380 015

True Copy of Resolution passed by all the partners on 19/09/2019.

The partners of Sundaram Landscape LLP hereby solemnly affirm and declare that Mr. Ashish Patel is authorized to act and appear on behalf of the Firm for "Venus Avan Business Centre" and to produce accounts, documents etc. and to receive any document in relation to The Real Estate (Regulation and Development) Act, 2016.

All his actions in relation to this business will be binding on us.

Full Name: Jitendra Kumar Lalwani

Signature:



Partner/Director

Full Name: Dilip kumar Lalwani

Signature:



Partner/Director

Full Name: Kamal Lalwani

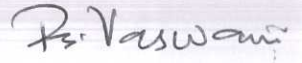
Signature:



Partner/Director

Full Name: Rajesh Vaswani

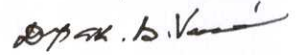
Signature:



Partner/Director

Full Name: Deepak B. Vaswani

Signature:



Partner/Director

Acceptance as an authorized signatory

I Ashish Patel hereby solemnly accord my acceptance to act as authorized signatory for the above referred business and all my acts shall be binding on the business.

Place: Ahmedabad

Date: 19-09-2019

