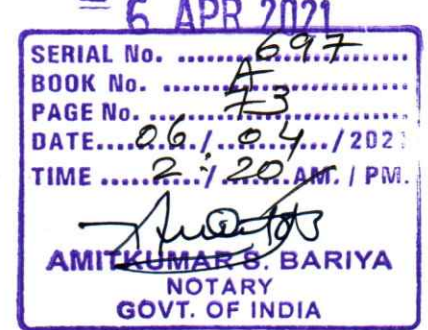




Affidavit cum Declaration of Mr. Nirat Sanjay Shah, duly authorized by Vishwanath Weathercraft LLP (hereinafter referred to as "Promoter") of "Greencraft Residences" project, vide its authorization dated 06/04/2021.

I, Mr. Nirat Sanjay Shah, duly authorized by the promoter of "Greencraft Residences" do hereby solemnly declare, undertake and state as under that;

1. We have a legal title to the land situated and lying at Survey No. 235/P of TPS No. 5 (Vejalpur) of FP No. 91 of Mouje: Jodhpur, Taluka: Vejalpur & District- Ahmedabad, on which the development of "Greencraft Residences" is proposed;
2. The said land is free from all encumbrances.
3. The time period within which the project shall be completed by us is 31st December, 2024.
4. Seventy per cent of the amounts realised by 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 The amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 The amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect or a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.



MUTJAN NAGRIK SAHKARI BANK LTD.
LAW GARDEN BRANCH,
AHMEDABAD.
[Signature]

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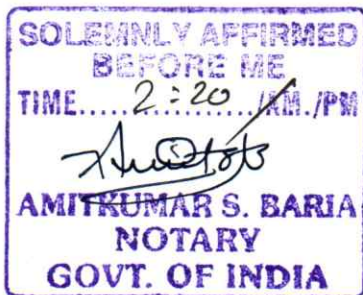
9. We have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

FOR, VISHWANATH WEATHERCRAFT LLP

Nihal Shah

DESIGNATED PARTNER

Deponent



Verification

= 6 APR 2021

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

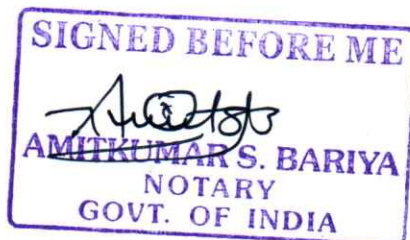
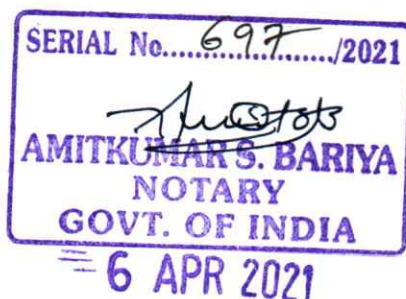
Verify by me at Ahmedabad on this 6 day of April 2021.

FOR, VISHWANATH WEATHERCRAFT LLP

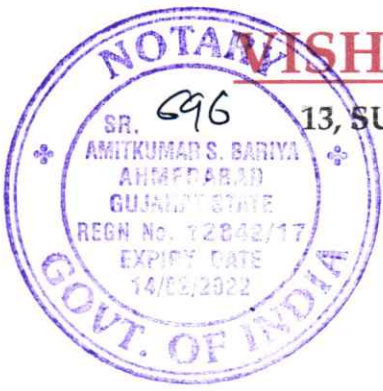
Nihal Shah

DESIGNATED PARTNER

Deponent



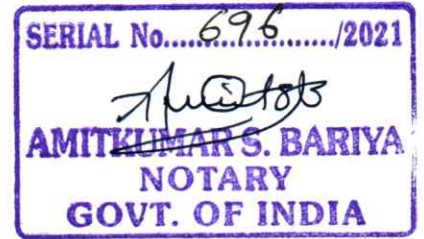
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VISHWANATH WEATHERCRAFT LLP

13, SUPERMARKET, ASHRAM ROAD, AHMEDABAD - 380009
(M) 99 25 25 5678

6 APR 2021



AUTHORITY LETTER

To authorize Mr. Nirat Sanjay Shah to sign the documents for the purpose of RERA registration of Real Estate Project(s) and related matter thereto:

We, the Partners of Vishwanath Weathercraft LLP, have decided to authorize Mr. Nirat Sanjay Shah to sign all the statutory and necessary documents to be filed with the Gujarat Real Estate Regulatory Authority for registration of real estate project "Greencraft Residences" proposed to be developed and related matter thereto.

Date: 6th April, 2021

Place: Ahmedabad

For, VISHWANATH WEATHERCRAFT LLP

NAME OF THE PARTNER	SIGNATURE
NIRAT SANJAY SHAH	
SWAGAT HITESH VYAS	
HARDIKSINH DHARMENDRASINH SOLANKI	
VIJAYKUMAR DASHRATHLAL SHAH	
GREENCRAFT CONCEPTS LLP THROUGH NIRAT SANJAY SHAH, AUTHORIZED SIGNATORY	FOR, GREENCRAFT CONCEPTS LLP DESIGNATED PARTNER



6 APR 2021

