

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty

Serial No. 827 /2021

CBDave

CHAITALI B. DAVE
NOTARY
GOVT. OF INDIA
22 JUN 2021

Certificate No. : IN-GJ87079102756528T

Certificate Issued Date : 22-Jul-2021 05:27 PM

Account Reference : IMPACC (AC)/ gj13187611/ AHMEDABAD/ GJ-AH

Unique Doc. Reference : SUBIN-GJGJ1318761109477457523452T

Purchased by : RAMDEV CORPORATION

Description of Document : Article 5(h) Agreement (not otherwise provided for)

Description : AGREEMENT

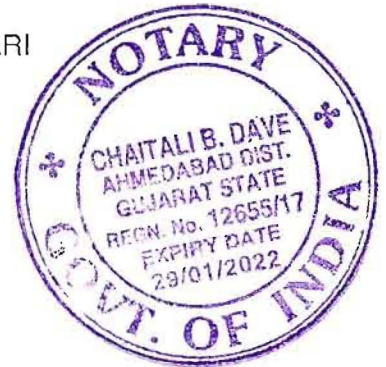
Consideration Price (Rs.) : 0
(Zero)

First Party : RAMDEV CORPORATION

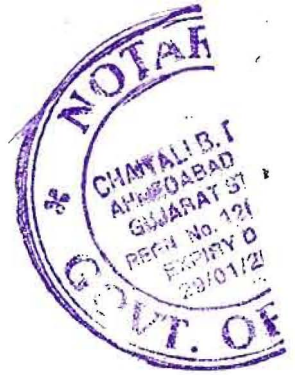
Second Party : LALITBHAI GOVABHAI RABARI

Stamp Duty Paid By : RAMDEV CORPORATION

Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



KC 0007860094



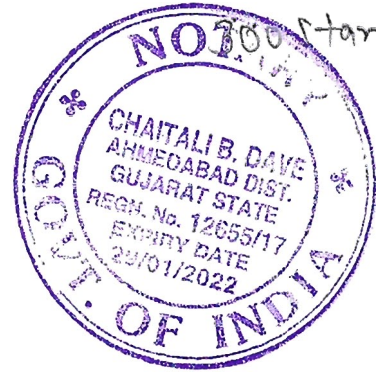
Warning

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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."

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Form B

Rules 3 (4) of the Gujarat Real Estate (Regulation and Development)(General) Rules, 2017

Affidavit cum Declaration

Project name: **RAMDEV ALTEZZA** ; situated on the Plot Bearing **Survey No. 475/2/P, F.P. No. 131 of Draft T.P. Scheme No. 409/B(Zundal) Village Zundal Taluka Gandhinagar District Gandhinagar PIN 382421** admeasuring 2054.00 Sq. Mts. Area.

Affidavit cum declaration of **Mr. Lalitbhai Govabhai Rabari** duly authorized by **M/s Ramdev Corporation**, the promoter of the proposed project "**RAMDEV ALTEZZA**", vides its authorization dated 22/07/2021;

I, **Lalitbhai Govabhai Rabari** duly authorized by **M/s Ramdev Corporation**, Promoter of the Proposed Project "**RAMDEV ALTEZZA**", do hereby solemnly declare, undertake and state as under that:

1. We have a legal title to the land on which the development of the project "**RAMDEV ALTEZZA**" 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 30th June 2024
4. Seventy percent of the amounts realized 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 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 account 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 utilized 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.

For, M/s Ramdev Corporation



LX *Rabari*

Lalitbhai Govabhai Rabari

Authorised Signatory



Verification

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

Verified by Me **Mr. Lalitbhai Govabhai Rabari** on this 29th day of **July, 2021**.



For, M/s Ramdev Corporation

LX

Lalitbhai Govabhai Rabari

Authorised Signatory



BEFORE ME

CHAITALI B. DAVE
NOTARY
GOVT. OF INDIA

22 JUN 2021



Date: 22/07/2021

Authority Letter

We, all partners of a Partnership Firm promoter of project "Ramdev Altezza" do hereby authorise and appoint **Mr. Lalitbhai Govabhai Rabari**, one of the partner as an **Authorized Signatory and Project Head** for the said project.

Mr. Lalitbhai Govabhai Rabari is hereby authorized to provide details, sign documents, and to do all the necessary things as he deemed fit for approval and registration of the project with AUDA, RERA and all other statutory authorities.

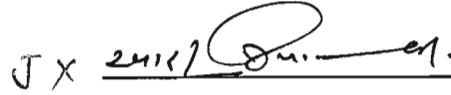
We all the partners of the firm **M/s Ramdev Corporation**, a Partnership firm are giving our consent to the above written fact with full and conscious mind with joint liability.

For, Ramdev Corporation

1) Lalitbhai Govabhai Rabari

LX 

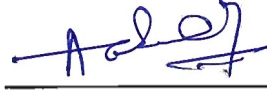
2) Jayrambhai Vashibhai Rabari

JX 

3) Desai Jayrambhai Nagjibhai



4) Sadhu Amit Arunbhai



5) Bhaskarray Kantilal Gandhi

