



सत्यमेव जयते

INDIA NON JUDICIAL Government of Gujarat

Certificate of Stamp Duty

SERIAL No. V/97...../2019

Certificate No.

IN-GJ40540787075984R

Certificate Issued Date

27-Nov-2019 10:58 AM

Account Reference

IMPACC (AC)/ gj13087211/ GULBAI TEKRA/ GJ-AH

Unique Doc. Reference

SUBIN-GJGJ1308721122776334271987R

Purchased by

Vipulbhai Bachubhai Patel

Description of Document

Article 4 Affidavit

Description

To submit before RERA

Consideration Price (Rs.)

0

(Zero)

First Party

Vipulbhai Bachubhai Patel

Second Party

Not Applicable

Stamp Duty Paid By

Vipulbhai Bachubhai Patel

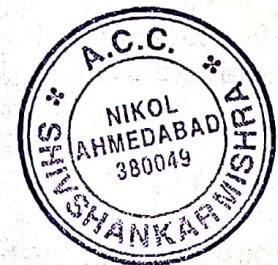
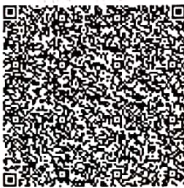
Stamp Duty Amount(Rs.)

300

(Three Hundred only)

S. D. MISHRA
NOTARY
GOVT. OF INDIA

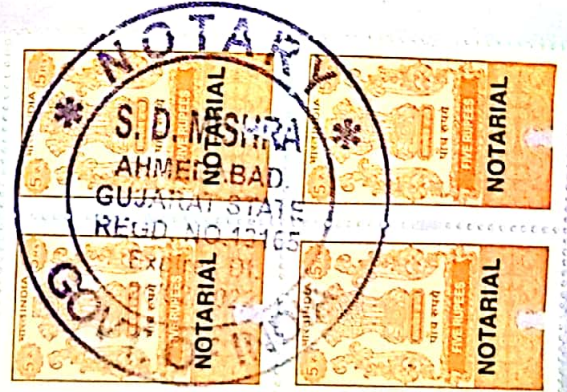
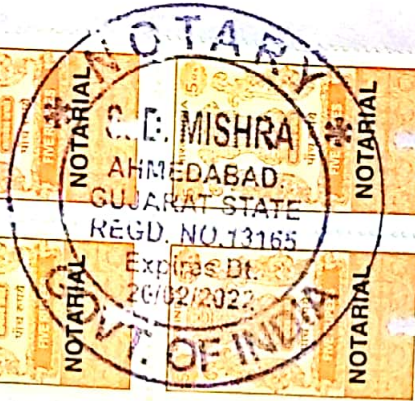
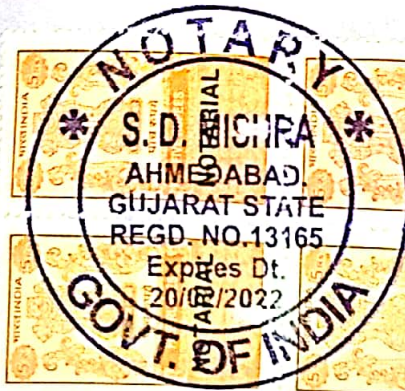
127 NOV 2019



MA 0000374196

Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shclinstamp.com". Any discrepancy in the details on this Certificate and as available on the website renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.



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./Ms. **VIPULBHAI BACHUBHAI PATEL**
Promoter /duly authorized by the Promoter of **PARIJAT** (Name of
Proposed Project), vide its/his/her/their authorization dated
23/09/2017.



I, **VIPULBHAI BACHUBHAI PATEL** Promoter/duly authorized by the Promoter of **PARIJAT** (Name of the Proposed Project) 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 **PARIJAT** (Name of the proposed project) is proposed;

OR

SOPAN DEVELOPERS have/has a legal title to the land on which the development of **PARIJAT** (Name of the Proposed Project) is to be carried out;

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.

OR

details of encumbrances _____
including details of any rights, title, interest or name of any party in or over such land, along with details.

3. the time period within which the project shall be completed by me/us is 31/07/2020.

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.

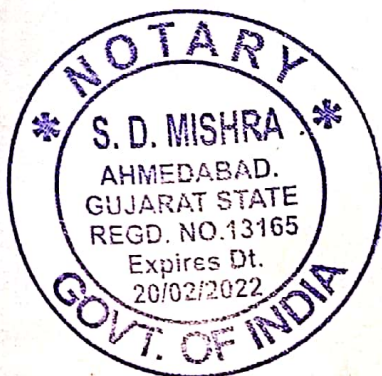


5. the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
6. the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice 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.

VIPULBHAI BACHUBHAI PATEL



Deponent



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 Ahmedabad on this 27th day of November 2019.

VIPULBHAI BACHUBHAI PATEL



Deponent



**SIGNED
BEFORE ME**



**S. D. MISHRA
NOTARY
GOVT. OF INDIA
27 NOV 2019**

