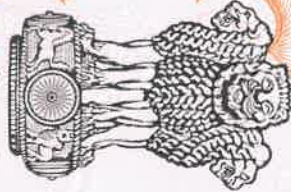


INDIA NON JUDICIAL

Government of Gujarat

Certificate of Stamp Duty

सत्यमेव जयते



Certificate No.

IN-GJ03247745403644T

Certificate Issued Date

28-Jan-2021 03:45 PM

Account Reference

IMPACC (SV)/ gj13163404/ SURAT/ GJ-SU

Unique Doc. Reference

SUBIN-GJGJ1316340443219193042292T

Purchased by

SOKU DEVELOPERS

Description of Document

Article 29 Indemnity Bond

Description

AFFIDAVIT

Consideration Price (Rs.)

0

(Zero)

First Party

SOKU DEVELOPERS

Second Party

Not Applicable

Stamp Duty Paid By

SOKU DEVELOPERS

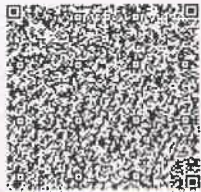
Stamp Duty Amount(Rs.)

300

(Three Hundred only)

12 8 JAN 2021

Register Serial No.: 189572021
Date: 28 JAN 2021
My Commission Expires
On 7 February 2025



LB

0019222850

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at www.stampcert.govt.in or using e-Stamp facilities from all banks in India.
2. Any discrepancy in the details on this Certificate and as available on the website / Mobile App / Internet is reported.
3. 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))

Affidavit cum Declaration

Affidavit cum Declaration of **Mr./Ms. Nilesh Prafulchandra Jariwala and Harsh Dipak Shah** promoter /duly authorized by the promoter of Fortune Highstreet (Name of proposed project), vide its/his/her/their authorization dated 28/01/2021.

I, **Nilesh Prafulchandra Jariwala and Harsh Dipak Shah** promoter/duly authorized by the promoter of Fortune Highstreet (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 Fortune Highstreet (Name of the proposed project) is proposed;

OR

____ N.A. ____ have/has a legal title to the land on which the development of
____ N.A. ____ (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.

the said land is free from all encumbrances.

OR

details of encumbrances ____ N.A. ____ 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 30/09/2022.
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.

K. S. Jariwal

N.P. Jariwal



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

FOR SOKU DEVELOPERS
N. P. Jarivala
PARTNER

FOR SOKU DEVELOPERS
Verification
K. S. Jarivala
PARTNER

FOR SOKU DEVELOPERS
K. S. Jarivala
PARTNER
Deponent

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 Surend on this 28 day of 01-2021

N. P. Jarivala
Nilesh Prafulchandra Jarivala



Deponent

Harsh Dipak Shah



K. S. Jarivala
Komal Sunil Jarivala



BEFORE ME
28 JAN 2021

BHARAT J. JARIWALA
NOTARY
SURAT DIST. (GUJ.)
GOVT. OF GUJARAT

Register Serial No.: 149512
Date: 28 JAN 2021
My Commission Expires
On 7 February 2025





सत्यमेव जयते

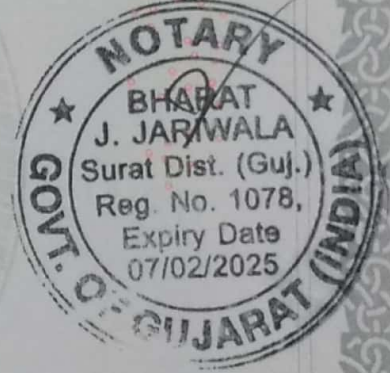
INDIA NON JUDICIAL

Government of Gujarat

Certificate of Stamp Duty

Register Serial No. 5040/124
Date: 10 MAR 2021
My Commission Expires
On 7 February 2025

Certificate No. : IN-GJ26337611656874T
Certificate Issued Date : 10-Mar-2021 03:20 PM
Account Reference : IMPACC (SV)/ gj13105704/ SURAT/ GJ-SU
Unique Doc. Reference : SUBIN-GJGJ1310570488915954208368T
Purchased by : SOKU DEVELOPERS
Description of Document : Article 29 Indemnity Bond
Description : AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : SOKU DEVELOPERS
Second Party : Not Applicable
Stamp Duty Paid By : SOKU DEVELOPERS
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



10 MAR 2021



LJB 0019111488

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App 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.



ભારત સરકાર

Unique Identification Authority of India
Government of India

નોંધણીની ઓળખ / Enrollment No.: 2143/44309/28792

To,
જરીવાલા નીલેશ પ્રફુલચંદ્ર
Jariwala Nilesh Pratulchandra
S/O: Pratulchandra
6/1240,
bhut sheri
galemandi mahdharpara
Surat City
Surat Surat City Surat
Gujarat 395003
9824327891

Ref: 1052 / 02M / 202156 / 202363 / P



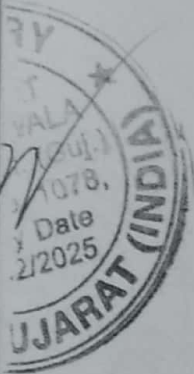
SB565299551FH



તમારો આધાર નંબર / Your Aadhaar No. :

8816 5940 3598

મારો આધાર, મારી ઓળખ



ભારત સરકાર

Government of India

જરીવાલા નીલેશ પ્રફુલચંદ્ર
Jariwala Nilesh Pratulchandra

જન્મ તારીખ / DOB - 15/09/1972

પુરુષ / Male



8816 5940 3598

મારો આધાર, મારી ઓળખ

N. P. Jariwala

Affidavit Cum Declaration

Affidavit cum declaration of Mr. Nilesh Prafulchandra Jariwala authorized signatory of Soku Developers for the project FORTUNE HIGHSTREET situated at Block No. 28/2 – 28/3, FP No 95 - 96, TP No 31 (Adajan), Nr Madhuvan Circle, L.P. Savani Road, Surat.

I Nilesh Prafulchandra Jariwala authorized signatory of proposed project duly authorized by the promoter of the project, do hereby, solemnly declare, undertake and state as under;

I /we submitted and got approval of our plan/layout in which drainage layout and sewerage disposal system is not shown as per GDCR/NBC. I/we hereby undertake that till the drainage connectivity is provided by the concerned authority, Septic Tanks and Soak well would be provided in accordance with (IS 2470). The provision for disposal of drainage would be as per Rule 23.10.1 of the new GDCR -2017.

OR

Our project **FORTUNE HIGHSTREET** is in the Surat Municipal Corporation area. There exist drainage network in surrounding of project area. We shall connect drainage network of our project with existing drainage network of Surat Municipal Corporation. with prior permission of Surat Municipal Corporation prior to giving possession to allottees.

I/we further undertake that I/We will take building use permission from planning authority after providing/constructing/executing drainage and sewerage disposal system as per GDCR/NBC. A copy of the same will be submitted to Gujarat RERA thereafter, for their record.

We also undertake to maintain the same in good working order till the maintenance is handed over to the service society of the allottees.

We understand that the entire responsibility for the same will be that of Promoter/Architect/Engineer/Site Supervisor/Land Owner.

N. P. Jariwala
Deponent

Verification

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

★ Verify by me at Surat on this 10th day of March 2021.



N. P. Jariwala
Nilesh Prafulchandra Jariwala



N. P. Jariwala
Deponent



SOLEMNLY AFFIRMED
BEFORE ME

[Signature]
BHARAT J. JARIWALA
NOTARY
SURAT DIST. (GUJ.)
GOVT OF GUJARAT

10 MAR 2021

Register Serial No. *5040/2021*
Date: *10 MAR 2021*
My Commission Expires
On 7 February 2025

