

72/37



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty



Certificate No. : IN-GJ76498612381911S
Certificate Issued Date : 22-Feb-2020 11:20 AM
Account Reference : IMPACC (AC)/ gj13107711/ RAJKOT/ GJ-RA
Unique Doc. Reference : SUBIN-GJGJ1310771192825046652961S
Purchased by : ATUL V PATEL ADV
Description of Document : Article 4 Affidavit
Description : Not Applicable
Consideration Price (Rs.) : 0
(Zero)
First Party : DARSHAN ENTERPRISE
Second Party : Not Applicable
Stamp Duty Paid By : DARSHAN ENTERPRISE
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



DARSHAN ENTERPRISE
Handwritten Signature
PARTNER



MA 0005436295

Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shcilestamp.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.



SHCIL



Warning

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FORM 'B'
(See Rule 3(4))

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE RPOMOTER OR ANY
PERSON AUTHORIZED BY THE PROMOTER
Affidavit cum Declaration

Affidavit cum Declaration of Mr. / Ms. **Pravinbhai Devshibhai Boda** promoter / ~~duly authorized by~~
~~the promoter of Darshan Plus~~ (Name of proposed project), ~~vide its / his / her / their authorization~~
~~dated.~~

I, **Pravinbhai Devshibhai Boda** promoter / duly authorized by the promoter of **Darshan Plus**
(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 **Darshan Plus** (name of the
proposed project) is proposed ;

OR

_____ have / has a legal title to the land on which the development of _____
_____ (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.

DARSHAN ENTERPRISE
Pravinbhai Boda
PARTNER



1. The first part of the document is a letterhead, which includes the name of the organization, the title of the official, and the date of the document.

2. The second part of the document is a statement of the purpose of the document, which is to provide information to the recipient regarding the subject matter of the document.

3. The third part of the document is a statement of the findings of the investigation, which are based on the information provided by the source.

4. The fourth part of the document is a statement of the conclusions of the investigation, which are based on the findings of the investigation.

5. The fifth part of the document is a statement of the recommendations of the investigation, which are based on the conclusions of the investigation.

6. The sixth part of the document is a statement of the action to be taken, which is based on the recommendations of the investigation.

7. The seventh part of the document is a statement of the distribution of the document, which is based on the action to be taken.

8. The eighth part of the document is a statement of the signature of the official, which is based on the distribution of the document.

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 31/12/2021.
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.

DARSHAN ENTERPRISE
[Signature]
PARTNER

Deponent

Pravinbhai Devshibhai Boda

Designated Partner of Darshan Enterprise

Verification

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

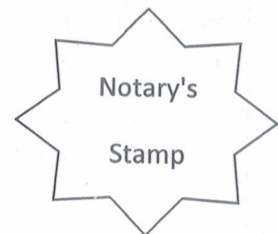
Verify by me at Rajkot on this 18th day of February, 2020

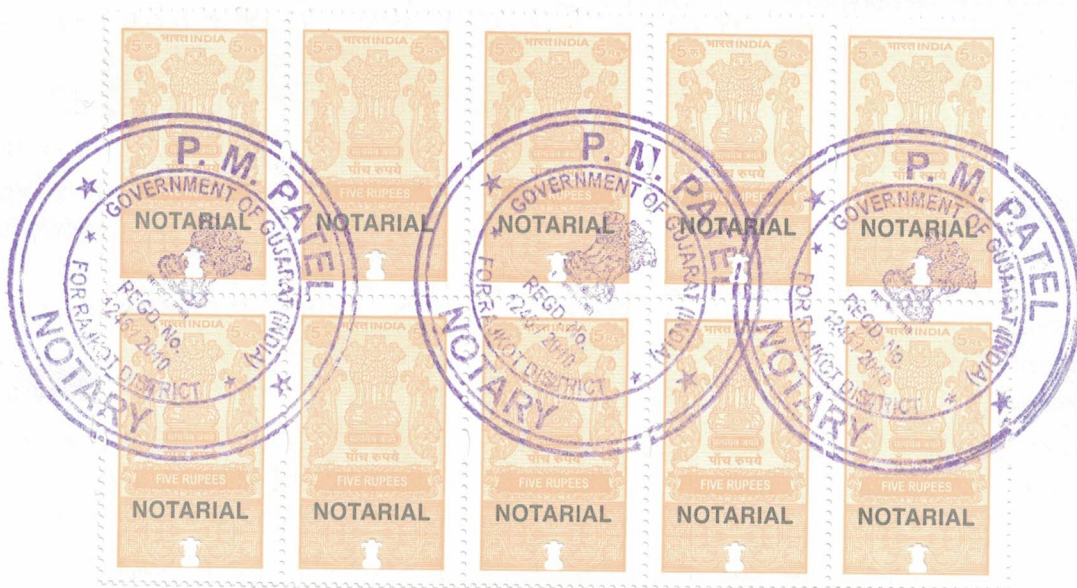
DARSHAN ENTERPRISE
[Signature]
PARTNER

Deponent

Pravinbhai Devshibhai Boda

Designated Partner of Darshan Enterprise





Solemnly Affirmed Before Me by
Prajivabhai D. Boda
who is Identified By Shri A.V. Patel
Advocate Who Is Personally Known to
Me On This 22 Day of Feb. 2020.


(P. M. PATEL)
NOTARY

Page No 37
Serial No. 731
Receipt No. 731
Date 22-2-2020





ભારત સરકાર

Government of India



બોડા પ્રવિણભાઈ દેવશીભાઈ

Boda Pravinbhai Devshibhai

જન્મજી વર્ષ / Year of Birth : 1970

પુરુષ / Male



2688 2531 2077



માધાર - સામાન્ય માણસનો અધિકાર

DARSHAN ENTERPRISE

PARTNER



ભારતીય વિશિષ્ટ ઓળખાણ પ્રાધિકરણ
Unique Identification Authority of India

સરનામું:

S/O: બોડા દેવશીભાઈ, મીત, દર્શન
બંગ્લોઝ, બ્લોક નં-5, ઉત્સવ પાર્ક,
સાધુવાસવાણી રોડ, રાજકોટ, રાજકોટ
સૌ યુની એરિયા, ગુજરાત, 360005

Address:

S/O: Boda Devshibhai, Meet,
Darshan bungalow, Block no-5,
Utsav Park, Sadhuvasvani Road,
Rajkot, Rajkot Sau Uni Area,
Gujarat, 360005



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1800 300 1947



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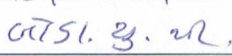
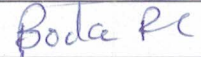
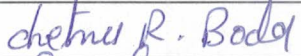
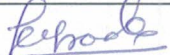
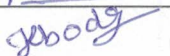
Darshan Enterprise

"Darshan Bungalows" Block No. 5, Sadhuvasvani Road,
Opp. Shilpan Basera, University Road, Rajkot

POWER OF ATTORNEY FOR RERA

KNOW ALL MEN BY THESE PRESENTS THAT We, undersigned **all the partner of M/s Darshan Enterprise, Rajkot** hereby authorize **Pravinbhai D. Boda in the capacity of Partner**, of the M/s Darshan Enterprise to do all or any of the act, matters and things related to RERA Registration and any other RERA compliance of Darshan Enterprise on our behalf.

WE HEREBY RATIFY and confirm all and whatsoever our representative shall lawfully do or purport to do under or by virtue of these presents.

NAME OF THE PERSON	SIGNATURE
Pravinbhai D. Boda	
Urmilaben P. Boda	
Meet P. Boda	
Rameshbhai C. Boda	
Chetnaben R. Boda	
Kishorkumar C. Boda	
Jasminaben K. Boda	

Dated: 18.02.2020

Place: Rajkot



THE KALUPUR COMMERCIAL
CO-OP. BANK LTD.
RAJKOT BRANCH
RAJKOT - 360005
30015
No. GUJ / SOS / 1409 / 2017



STAMP DUTY
00000

GUJARAT
SPECIAL ADHESIVE

Rs. 0000300

30.6.2020

365575

GUJARAT

Zero*Zero*Zero*Zero*ThreeZero*Zero

0724 5816551

AFFIDAVIT

Affidavit cum declaration of Mr. Pravinbhai Devshibhai Boda Promoter/duly authorised signatory of Darshan Enterprise for project Darshan Plus at TP No. 22 (Raiya Draft), FP No. 47/2, OP No. 47, Plot No. 7+8+9/1, S.P. No. _____, Block/Survey No. 181/P, Moje – Raiya Ta. Raiya, Dist. Rajkot.

I Mr. Pravinbhai Devshibhai Boda authorised signatory by the promoter Darshan Enterprise do hereby solemnly declare, undertake and state that,

I have submitted an application for rera registration vide acknowledgment number : PR/RAJKOT/RAJKOT/RAJKOT TPO/200616/009214 for my above mentioned project.

In the submitted plans (approved by competent authority) are not showing rera carpet area. But the Form – 3 submitted by me as prepared by chartered accountants CA. Princy D. Mehta is showing rera carpet area, which is true and correct according to best knowledge.

I am aware that from 31.08.2019 it is mandatory to pay rera registration fees as per carpet area vide notification no – GH/V/116 of 2019/RAR-102018-1005-L dated 31.08.2019. If any shortfall remains in fees as per form 3 carpet area calculation, I/We are bound to pay the same.

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Serial No. 18131-

Receipt No. 18131-

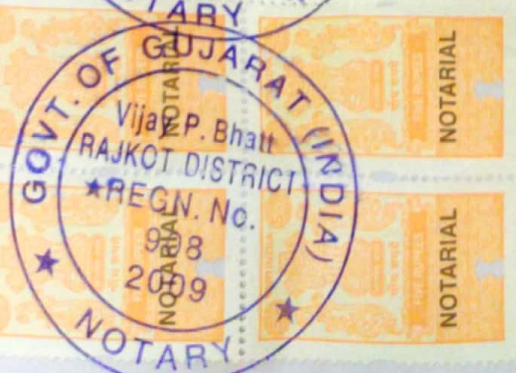
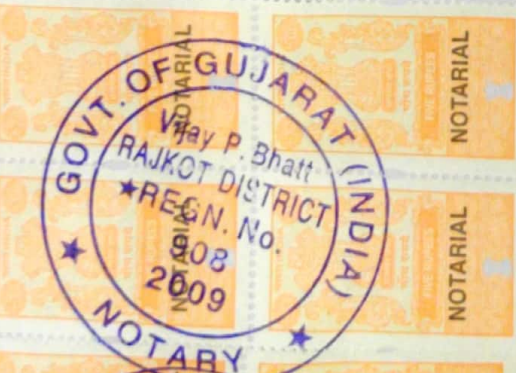
Date 30/6/2020

DARSHAN ENTERPRISE

Pravinbhai Boda
PARTNER

Promoter

Mr. Pravinbhai Devshibhai Boda
Designated partner of Darshan Enterprise



Attested by

Vijay P. Bhatt
VIJAY P. BHATT
Govt. of Gujarat
NOTARY
(RAJKOT)





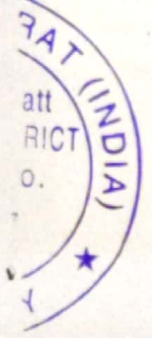
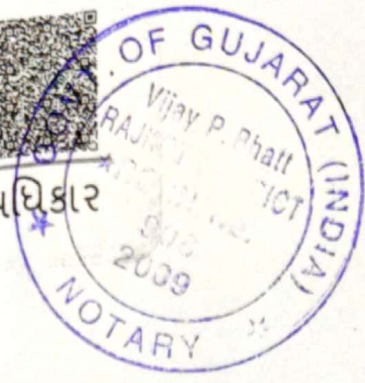
ભારત સરકાર
Government of India
બોડા પ્રવિણભાઈ દેવશીભાઈ
Boda Pravinbhai Devshibhai
જન્મનું વર્ષ / Year of Birth : 1970
પુરુષ / Male



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આધાર - સામાન્ય માણસનો અધિકાર

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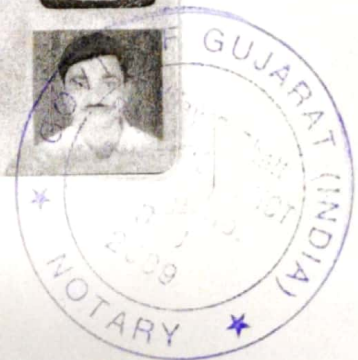
આયકર વિભાગ
INCOME TAX DEPARTMENT

ભારત સરકાર
GOVT. OF INDIA

BODA PRAVINBHAI D
D T BODA
26/11/1970
Permanent Account Number
AEGPV7496H

[Handwritten signature]
Signature

[Handwritten signature]





ભારતીય વિશિષ્ટ ઓળખાણ પ્રાધિકરણ
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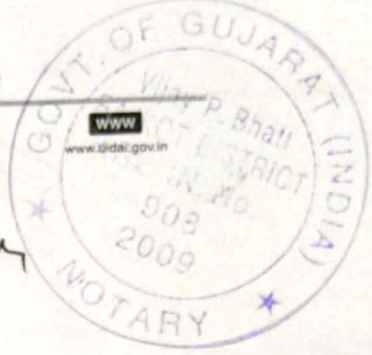
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P. Bhatti