

Sr.No. 4442 /2023

Date. 22-MAR-2023



IN-GJ29357194948353V

INDIA NON JUDICIAL

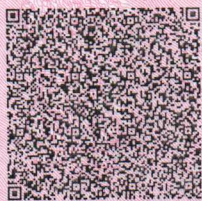
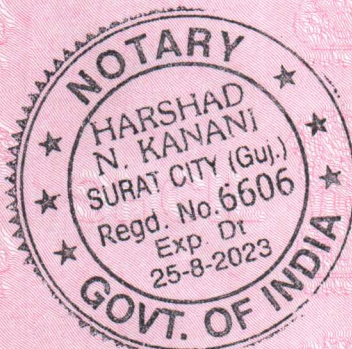
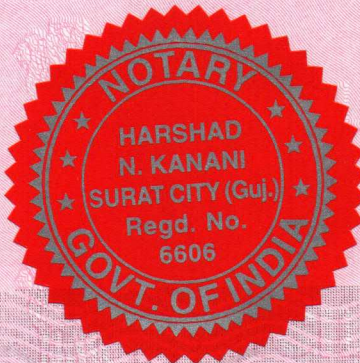
Government of Gujarat

Certificate of Stamp Duty



सत्यमेव जयते

Certificate No. : IN-GJ29357194948353V
Certificate Issued Date : 22-Mar-2023 11:48 AM
Account Reference : IMPACC (AC)/ gj13214111/ NANPURA/ GJ-SU
Unique Doc. Reference : SUBIN-GJGJ1321411185786957848252V
Purchased by : JITESHBHAI RANCHHODBHAI HADVANI
Description of Document : Article 5(h) Agreement (not otherwise provided for)
Description : AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : JITESHBHAI RANCHHODBHAI HADVANI
Second Party : Not Applicable
Stamp Duty Paid By : JITESHBHAI RANCHHODBHAI HADVANI
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



₹300

IN-GJ29357194948353V



JD 0044990943

Statutory Alert:

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2. The onus of checking the legitimacy is on the users of the certificate.
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- Any alteration to this certificate renders it invalid and would constitute a criminal offence.
- Kindly contact Stock Holding Branch / Centre in case of discrepancy.
- For information related to e-Stamping you may write to us on our email id estamp.ahmedabad@stockholding.com or visit our Branch/Centre.

સૂચના

- આ ઈ-સ્ટેમ્પ પ્રમાણપત્રની વિગતો www.shcilestamp.com દ્વારા અથવા સ્ટોક હોલ્ડિંગની "ઈસ્ટેમ્પિંગ" મોબાઈલ એપ્લિકેશન અથવા સ્ટોક હોલ્ડિંગની શાખા / કેન્દ્ર (જેની વિગતો www.stockholding.com પર ઉપલબ્ધ છે) પર જઈ ને ચકાસી શકાય છે.
- આ પ્રમાણપત્રમાં કરેલ કોઈપણ ફેરફાર અમાન્ય છે અને તે ફોજદારી ગુનો બને છે.
- આ ઈ-સ્ટેમ્પ પ્રમાણપત્રમાં કોઈપણ વિસંગતતા જણાય તો સ્ટોક હોલ્ડિંગની શાખા / કેન્દ્ર પર સંપર્ક કરવો.
- ઈ-સ્ટેમ્પિંગ સંબંધિત જાણકારી માટે અમને estamp.ahmedabad@stockholding.com પર ઈ-મેઈલ કરવો અથવા અમારી શાખા / કેન્દ્ર ની મુલાકાત લેવી.



4442

FORM 'B'

(See rule 3 (4))

Affidavit cum Declaration

Affidavit cum Declaration of Mr. **Jiteshbhai Ranchhodbhai Hadvani** Promotor of **Angel Heights** vide its/his/her/their authorization Dated 22.03.2023

I, **Jiteshbhai Ranchhodbhai Hadvani** promoter of **Angel Heights** do hereby solemnly declare, undertake and state as under that;

1. I have a legal title to the land on which the development of Angel Heights is proposed;

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.
3. the time period within which the project shall be completed by us is 30.03.2027
4. seventy per cent 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. I 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. I shall take all the pending approvals on time, from the competent authorities.

22.03.2023. Jiteshbhai Hadvani

Download Date: 20/02/2020



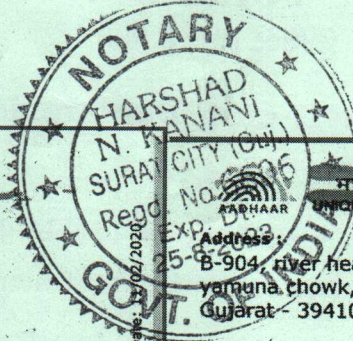
भारत सरकार
GOVERNMENT OF INDIA



Hadvani Jiteshbhai
Ranchodbhai
DOB: 01/12/1972
MALE

7283 7633 3747
VID : 9189 5583 9122 7617

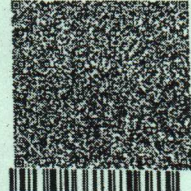
મારો આધાર, મારી ઓળખ



Issue Date: 20/02/2020

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

Address:
B-904, river heaven app,
yarnuna chowk, Chorasi, Surat,
Gujarat - 394101

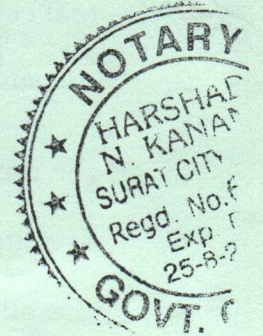


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help@uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1947,
Bengaluru-560 001



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

Verification

ગુજરાત, ૨૦૧૨, ૨૨ માર્ચ

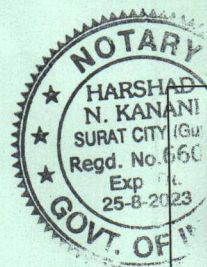
The contents of above Affidavit cum Declaration are true and correct and nothing material has been concealed by me/us therefrom.

Verify by Me at Surat on this 22th March 2023

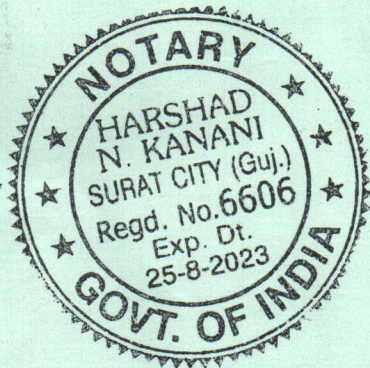


ગુજરાત, ૨૦૧૨, ૨૨ માર્ચ

Jiteshbhai Ranchhodbhai Hadvani



ગુજરાત, ૨૦૧૨, ૨૨ માર્ચ



BEFORE ME

HARSHAD N. KANANI
NOTARY
SURAT CITY (GUJARAT)
GOVT. OF INDIA

Reg. Sr. No. 4442
22 MAR 2023
My Commission Expires
on 25-08-2023

Sr.No.....4443...../2023

Date 22 MAR 2023



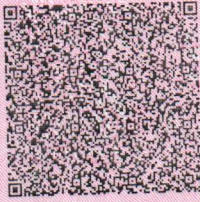
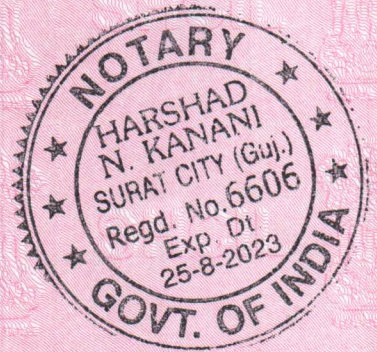
IN-GJ29358648973041V



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty

Certificate No. : IN-GJ29358648973041V
Certificate Issued Date : 22-Mar-2023 11:49 AM
Account Reference : IMPACC (AC)/ gj13214111/ NANPURA/ GJ-SU
Unique Doc. Reference : SUBIN-GJGJ1321411185789641659939V
Purchased by : JITESHBHAI RANCHHODBHAI HADVANI
Description of Document : Article 5(h) Agreement (not otherwise provided for)
Description : AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : JITESHBHAI RANCHHODBHAI HADVANI
Second Party : Not Applicable
Stamp Duty Paid By : JITESHBHAI RANCHHODBHAI HADVANI
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



₹300

IN-GJ29358648973041V



JD 0044990944

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- For information related to e-Stamping you may write to us on our email id estamp.ahmedabad@stockholding.com or visit our Branch/Centre.

સૂચના

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- આ ઈ-સ્ટેમ્પ પ્રમાણપત્રમાં કોઈપણ વિસંગતતા જણાય તો સ્ટોક હોલ્ડિંગની શાખા / કેન્દ્ર પર સંપર્ક કરવો.
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Affidavit Cum Declaration Of

I, Jiteshbhai Ranchhodbhai Hadvani Proprietor of the Project Angel Heights Situated At **Block No. 9, T.P.S. No. 22(Sarthana-Valak), F.P. : 54/SUB Plot No. 1, O.P. No. 54, Moje Sarthana, taluka-Puna, Surat 395006.**

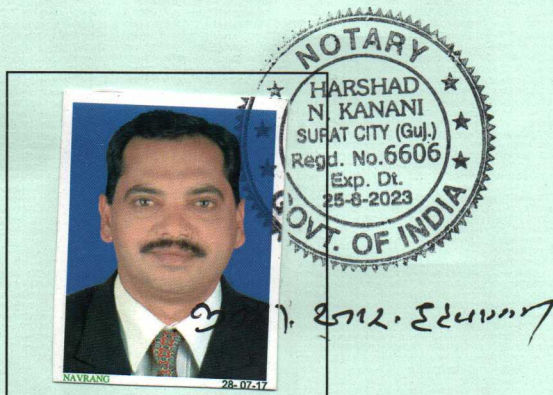
I, Jiteshbhai Ranchhodbhai Hadvani, In capacity of the Authorised Signatory aged adult, Having PAN: ABDPH5921K, Aadhar: 7283 7633 3747, Presently Residing at B-904, River Heaven App., Yamuna Chowk Mota Varachha, Surat-394101, having being duly authorized by the promoters of the project, do hereby, solemnly affirm, Declare, Undertake and state as under;

I submitted and got approval of our plan/layout in which drainage layout and sewerage disposal system is not shown as per GDCR/NBC. I 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.

I further undertake that I 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.

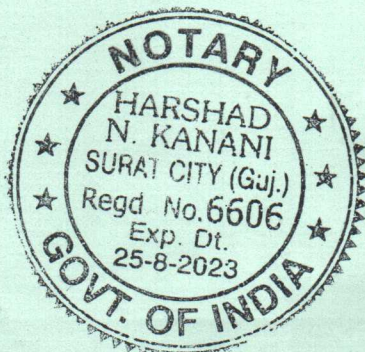
We also undertake to maintain the same in good working order till the maintenance is handed over to the service society of the allottees.

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



જીતેશભાઈ રાંછોદભાઈ હાદવણી

Deponent



BEFORE ME

HARSHAD N. KANANI
NOTARY
SURAT CITY (GUJARAT)
GOVT. OF INDIA

4443
Reg.Sr.No. <u>4443</u>
22 MAR 2023
My Commission Expires on 25-08-2023

Download Date: 20/02/2020



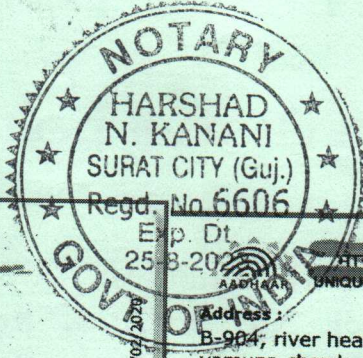
भारत सरकार
GOVERNMENT OF INDIA



Hadvani Jiteshbhai
Ranchodbhai
DOB: 01/12/1972
MALE

7283 7633 3747
VID : 9189 5583 9122 7617

મારો આધાર, મારી ઓળખ

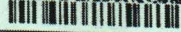


Issue Date: 11/02/2020

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UNIQUE IDENTIFICATION AUTHORITY OF INDIA

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