

THE VALLABH VIDYANAGAR
COMM. CO-OP BANK LTD.,
VALLABH VIDYANAGAR-388120.
GUJ/SOS/AUTH/AVI 184 /2007

भारत 30814
192051

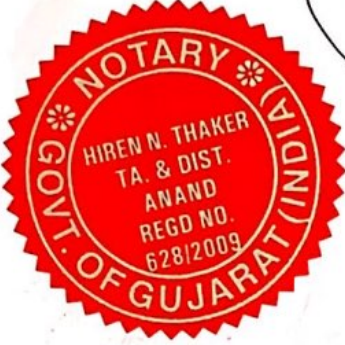


SPECIAL
ADHESIVE
गुजरात
FEB 10 2020

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R.0000300/- PB6546

INDIA STAMP DUTY GUJARAT



FORM 'B' [See rule 3(4)]

Affidavit cum Declaration



Affidavit cum Declaration of **Mr. MAHESHBHAI KARSHANBHAI SUTARIYA** promoter of the proposed project **ATMIYA LA VALLEY** vide its/his/their authorization dated **10.02.2020** ;

I, **Mr. MAHESHBHAI KARSHANBHAI SUTARIYA** promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That I have / has a legal title to the land on which the development of the project 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. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me is **1.10.2024**
4. That seventy per cent of the amounts realised by me/promoter 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. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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. That I/promoter 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

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- percentage of completion of the project.
8. That I/promoter shall take all the pending approvals on time, from the competent authorities.
9. That I/promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

x એમ. કે. સુતરીયા

Deponent



એમ. કે. સુતરીયા



Verification

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

Verify by me at 2020 on this 10 day of February.

x એમ. કે. સુતરીયા

Deponent

IDENTIFIED BY ME

Hiren
ADVOCATE/PERSON
Name, Hiren N. Thaker
Hiren

Reg. No. 3394/2020
Date: 16-2-2020

ATTESTED BY ME

Hiren
HIREN N. THAKER
NOTARY
GOVT. OF GUJARAT



HIREN N. THAKER
Advocate-Notary
"Drashti", Opp. Saurashtra Colony,
Mota Bazar, Vallabh Vidyanagar,
Dist.: Anand, Gujarat, India.
Mo.: 9428403536

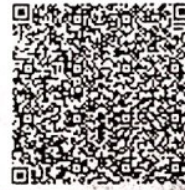


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ભારત સરકાર
Government of India

સૂતરીયા મહેશભાઈ
Sutariya Maheshbhai
જન્મ તારીખ / DOB : 10/02/1971
પુરુષ / Male



4050 4845 0311



ભારતીય વિશિષ્ટ ઓળખાણ પ્રાધિકાર
Unique Identification Authority of India

મુ.
કરશનભાઈ, 1.નં.9,
લેનારાયણ સોસાયટી, વેડ-ડાહોલી
કતારગામ, સુરત સિટી, ડાહોલી,
ગુજરાત, 395004

Address:
S/O: Karshanbhai, 1.no.9,
laxminarayan society, ved-dabho
road, katargam, Surat City,
Dabholi, Surat, Gujarat, 395004

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COMM. CO-OP BANK LTD.,
VALLABH VIDYANAGAR-388120.
GU/SOS/AUTH/AVI 184 /2007

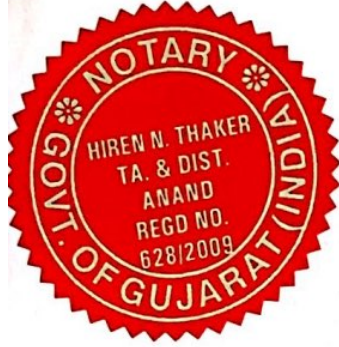
भारत 30815
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ADHESIVE
गुजरात
FEB 10 2020

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R.0000100/- PB6546

INDIA STAMP DUTY GUJARAT



TO WHOM SO EVER IT MAY CONCERN

We, the owner of the land located at R.S No. 1803/p2, BAKROL, TA.-D. : ANAND, on which plotting scheme by the name "ATMIYA LA VALLEY " is approved, hereby authorize Shree MAHESHBHAI KARSHANBHAI SUTARIYA residing at 402, atmiya amrut, raghuvir chamber, v v nagar, ta.d.:anand to appear/response, certify and/or to carry on any procedure necessary for registration for the project ATMIYA LA VALLEY under gujrat real estate authority act, 2016.

Date : 10/02/2020

Place : ANAND

x એમ. કે. સુતરીયા

I undersigned, MAHESHBHAI KARSHANBHAI SUTARIYA residing 402, Atmiya amrut, raghuvir chamber, v v nagar, ta.d.:anand herewith accept the afore mentioned duties/responsibilities to apper/represent, certify and/or to carry on any procedure necessary for the project ATMIYA LA VALLEY under the gujrat real estate authority act, 2016.

Date : 10/02/2020

Place : ANAND

x એમ. કે. સુતરીયા

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Reg. No. 3393/2020

Date : 10-2-2020

ATTESTED BY ME

[Signature]

**HIREN N. THAKER
NOTARY
GOVT. OF GUJARAT**

HIREN N. THAKER

Advocate-Notary
"Drashti", Opp. Saurashtra Colony,
Mota Bazar, Vallabh Vidyanagar,
Dist.: Anand, Gujarat, India.
Mo.: 9428403536

IDENTIFIED BY ME

[Signature]

ADVOCATE PERSON

Name, Rajin J.
Patel

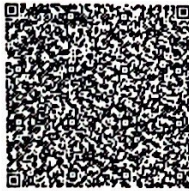


सत्यमेव जयते

INDIA NON JUDICIAL Government of Gujarat Certificate of Stamp Duty



Certificate No. : IN-GJ60541075482151S
Certificate Issued Date : 28-Oct-2020 05:44 PM
Account Reference : IMPACC (AC)/ gj13061711/ ANAND/ GJ-AN
Unique Doc. Reference : SUBIN-GJGJ1306171158707958915633S
Purchased by : MAHESHBHAI KARSHANBHAI SUTARIYA
Description of Document : Article 4 Affidavit
Description : AFFIDAVIT
Consideration Price (Rs.) : 0
 (Zero)
First Party : MAHESHBHAI KARSHANBHAI SUTARIYA
Second Party : Not Applicable
Stamp Duty Paid By : MAHESHBHAI KARSHANBHAI SUTARIYA
Stamp Duty Amount(Rs.) : 300
 (Three Hundred only)

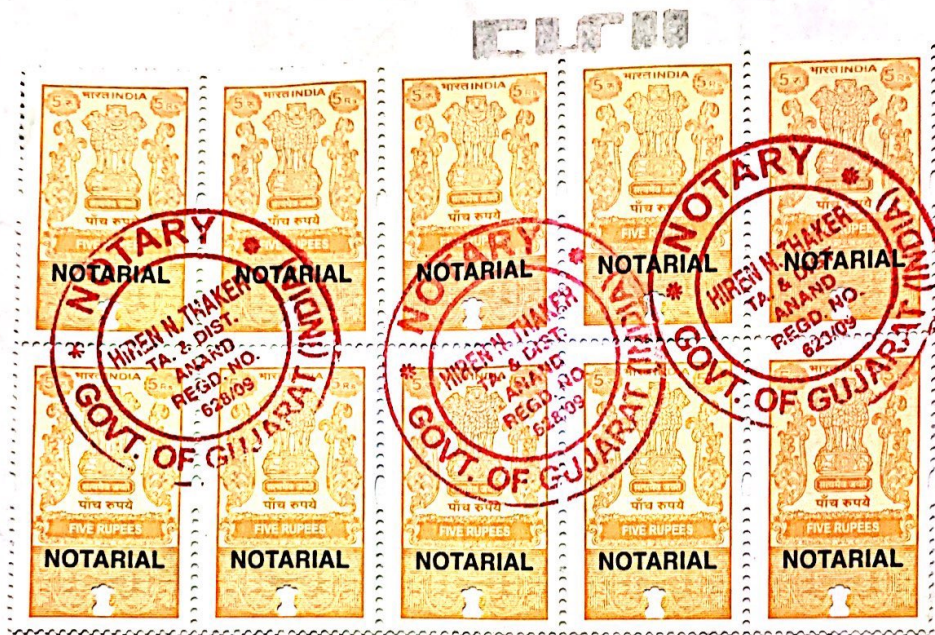


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Statutory Alert:

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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.



Warning

"The contents of this certificate can be verified and authenticated world-wide by any members of the public at www.shcilestamp.com or at any Authorised collection center address displayed at www.shcilestamp.com free of cost."

"Any alteration to this certificate renders it invalid. Use of an altered certificate without all the security features could constitute a criminal offence."

"This document contains security features like coloured background with Lacey Geometric Flexible patterns and Subtle Logo images, Complex ornamental design borders, Anti - copy text, the appearance of micro printing, artificial watermarks and other Overt and Covert features."



Affidavit cum Declaration

NOTARY

Affidavit cum Declaration of Mr. MAHESHBHAI KARSHANBHAI SUTARIYA promoter of the proposed project ATMIYA LA VALLEY, R.S NO. 1803/P2, BAKROL, TA.D. : ANAND

I, Mr. MAHESHBHAI KARSHANBHAI SUTARIYA promoter of the proposed project do hereby solemnly declare, undertake and state as under:

I submitted and got approval of our plan / lay out in which drainage lay out and sewerage disposal system is not shown as per GDCR / NBC. I/We here by undertake that till the drainage connectivity is provided by the concern authority, Septic Tank and Soak well would be provide in accordance with (IS2470). The provision for disposal of drainage would be as per rule 23.10.1 of the new GDCR-2017. OR

Our project ATMIYA LA VALLEY is in the ANAND NAGAR PALIKA AREA. There exist drainage network in surrounding of project area. we shall connect drainage network of our project with existing drainage network of ANAND NAGAR PALIKA area. With prior permission of ANAND NAGAR PALIKA prior to giving possession to allottees.

I further undertake that I will take plotting 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 there after, for their record.

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

We understand that the entire responsibility for the same will be that of promoter/architect/engineer/site super wiser/land owner.

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Deponent



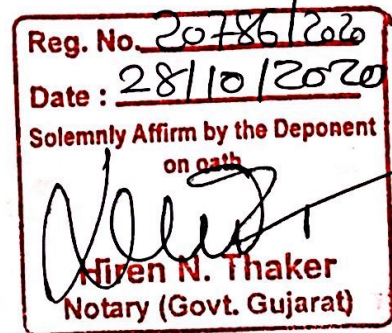
IDENTIFIED BY ME

Jeein

ADVOCATE/PERSON

Name, *J. Patel*

.....



HIREN N. THAKER

Advocate-Notary

"Drashti" Opp. Saurashtra Colony,

Mota Bazar, Vallabh Vidyanagar

Dist. Anand, Gujarat, India

Mo. : 94284 03536

ભારતીય વિશિષ્ટ ઓળખાણ પ્રાધિકરણ
Unique Identification Authority of India

સરનામું:
S/O: કરશનભાઈ, 1 નં. 9,
લક્ષ્મીનારાયણ સોસાયટી, વેડ-ડાબોલી
રોડ, કતારગામ, સુરત સિટી, ડાહોલી,
સુરત, ગુજરાત, 395004

Address:
S/O: Karshanbhai, 1 no. 9,
laxminarayan society, ved-dabholy
road, katargam, Surat City,
Dabholi, Surat, Gujarat, 395004

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ભારત સરકાર
Government of India

સુતરીયા મહેશભાઈ
Sutariya Maheshbhai
જન્મ તારીખ / DOB : 10/02/1971
પુરુષ / Male

4050 4845 0311

મમ.કે. સુતરીયા