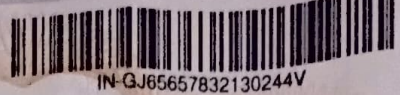
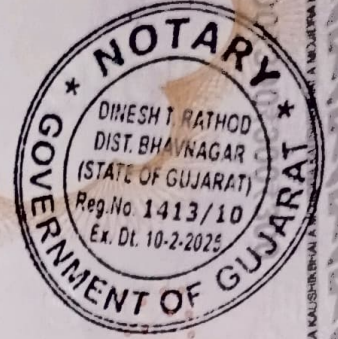


Regd. Sr. No. 1222/23
Date : 18 MAY 2023



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty



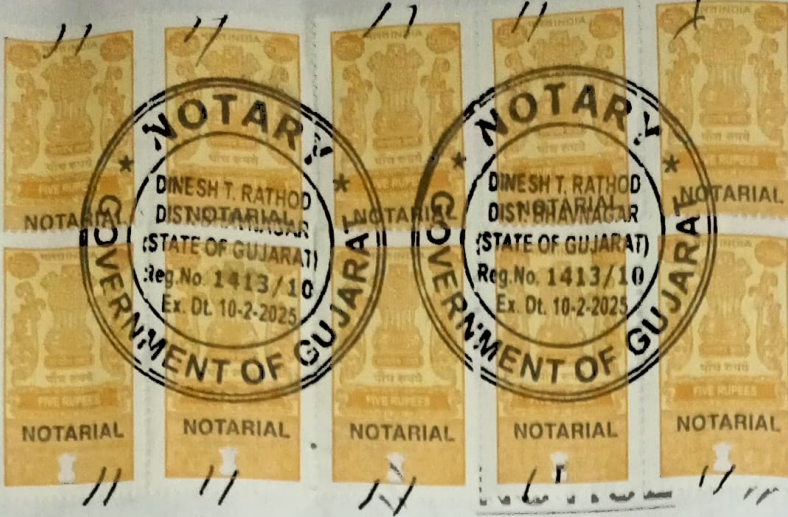
Certificate No. : IN-GJ65657832130244V
Certificate Issued Date : 18-May-2023 01:46 PM
Account Reference : IMPACC (AC)/ gj13342811/ BHAVNAGAR/ GJ-BV
Unique Doc. Reference : SUBIN-GJGJ1334281157644212434672V
Purchased by : KAUSHIKBHAI A MOJIDRA
Description of Document : Article 5(h) Agreement (not otherwise provided for)
Description : DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : KAUSHIKBHAI A MOJIDRA
Second Party : Not Applicable
Stamp Duty Paid By : KAUSHIKBHAI A MOJIDRA
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



IN-GJ65657832130244V

JD 0027319516

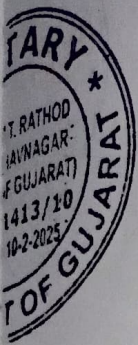
Statutory Alert:
1. The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile App of Stock Holding.
Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.



- The contents of this e-stamp certificate can be verified at www.shcilestamp.com, Stock Holding mobile application "EStamping" or at Stock Holding Branch/ Centre (the details of which are available at www.stockholding.com).
- 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.



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

Regd. Sr. No. 1222/23
Date : 18 MAY 2023

Affidavit cum Declaration

Affidavit-cum-Declaration of **Mr. Kaushik Ashokbhai Mojidra** Promoter of the RUDRA RESIDENCY / duly authorized by the promoter of the RUDRA RESIDENCY, vide its/his/their authorization dated **10th April, 2023.**

I, **Mr. Kaushik Ashokbhai Mojidra** Promoter of the proposed project / duly authorized by the promoter of the KALPATARU INFRA (a Partnership Firm) do hereby solemnly declare, undertake and state as under:

1. That, I / Promoter have / has a legal title to the land on which the development of the project is proposed

OR

KALPATARU INFRA (a Partnership Firm) have/has a legal title to the land on which the development of the RUDRA RESIDENCY 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. That, the said land is free from all encumbrances.

OR

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

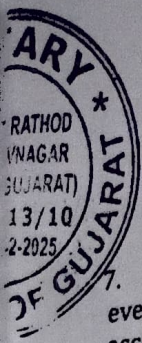
3. That the time period within which the project shall be completed by me/Promoter is 30 Sep 2024

4. That, seventy per cent of the amounts realized 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.

L. A. Me23200



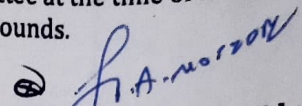
Regd. Sr. No. 222/23
Date : 18 MAY 2023

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 utilized for the project and the withdrawal has been in compliance with the proportion to the 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 rule and regulations made under the Act.

10. That, I / promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

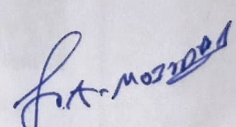

Kaushik Ashokbhai Mojindra

Verification

I, the deponent above, do here by verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

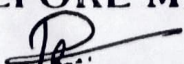
Verified on this 18th Day April, 2023




Kaushik Ashokbhai Mojindra



**SIGNED
BEFORE ME**


**DINESH T. RATHOD
NOTARY-BHAVNAGAR
GOVT. OF GUJARAT
18 MAY 2023**

**MY COMMISSION
EXPIRES ON 10-02-2025**



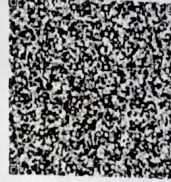


ભારત સરકાર
Government of India

ભારતીય વિશિષ્ટ ઓળખ પ્રાધિકરણ
Unique Identification Authority of India

નામાકન ક્રમ સંખ્યા / Enrollment No.: 0124/18402/09912

To
મોજદ્રા કૌશિક અશોકભાઈ
Mojdra Kaushik Ashokbhai
plot no.C/1910 vrundavan park
patel society kaliyabid
VTC Bhavnagar,
PO: Bhavnagar Takhteshwar,
Sub District: Bhavnagar, District: Bhavnagar,
State: Gujarat,
PIN Code 364002,
Mobile 7878612612
10878998
UA049413577IN



આપનો આધાર નંબર / Your Aadhaar No. :

6023 7317 7985

મારો આધાર, મારી ઓળખ



ભારત સરકાર
Government of India



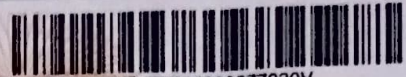
મોજદ્રા કૌશિક અશોકભાઈ
Mojdra Kaushik Ashokbhai
જન્મ તારીખ / DOB 18/12/1986
પુરુષ / MALE

6023 7317 7985

મારો આધાર, મારી ઓળખ

J. S. Mervadi

Regd. Sr. No. 1423/23
Date : 6 JUN 2023



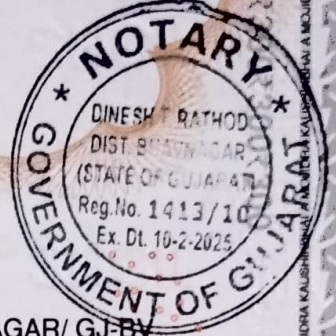
IN-GJ78765290677930V



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty

2300



Certificate No. : IN-GJ78765290677930V
Certificate Issued Date : 06-Jun-2023 05:22 PM
Account Reference : IMPACC (AC)/ gj13342811/ BHAVNAGAR/ GJ-BV
Unique Doc. Reference : SUBIN-GJGJ1334281183761672568233V
Purchased by : KAUSHIKBHAI A MOJIDRA
Description of Document : Article 5(h) Agreement (not otherwise provided for)
Description : AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : KAUSHIKBHAI A MOJIDRA
Second Party : Not Applicable
Stamp Duty Paid By : KAUSHIKBHAI A MOJIDRA
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



2300

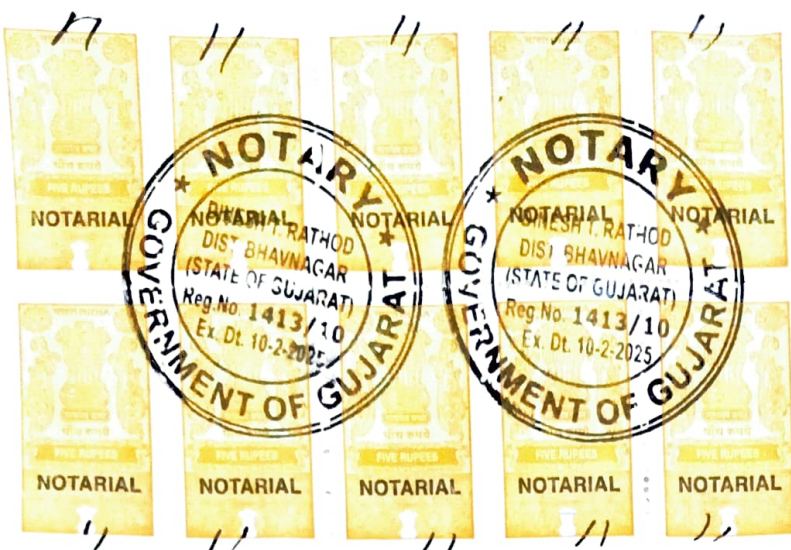


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JD 0027319699

Statutory Alert:

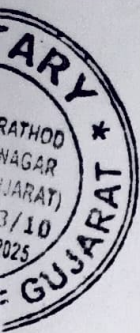
1. The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.



- The contents of this e-stamp certificate can be verified at www.shcilestamp.com, Stock Holding mobile application "EStamping" or at Stock Holding Branch/ Centre (the details of which are available at www.stockholding.com).
- 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.



Affidavit Cum Declaration

Regd. Sr. No. 1423/23
Date: 6 JUN 2023

Affidavit cum declaration of Mr. Kaushik Mojindra authorised signatory of M/s Kalpataru Infra for the project RUDRA RESIDENCY situated at situated on Plot No. C-3209, C-3209/A, C-3210, C-3211 and C-3212, R. S. No. 471/2-3-4,, Division of Moje:- Vadva Kaliyabid, Ta. & Dist :- Bhavnagar PIN :- 364002

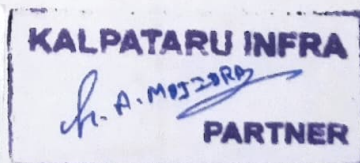
I_Kaushik Mojindra an authorised signatory of proposed project duly authorized by the promoter of the project, do hereby, solemnly declare, undertake and state as under;

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.

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.



Deponent

**SIGNED
BEFORE ME**

DINESH T. RATHOD
NOTARY-BHAVNAGAR
GOVT. OF GUJARAT
6 JUN 2023



**MY COMMISSION
EXPIRES ON 10-02-2025**





ભારત સરકાર
Government of India

ભારતીય વિશિષ્ટ ઓળખ પ્રાધિકરણ
Unique Identification Authority of India

નામાંકન ક્રમ સંખ્યા / Enrollment No.: 0124/18402/09912

To

મોજદ્રા કૌશિક અશોકભાઈ

Mojdra Kaushik Ashokbhai

plot no.C/1910 vrundavan park

patel society kaliyabid

VTC: Bhavnagar,

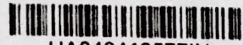
PO: Bhavnagar Takhteshwar,

Sub District: Bhavnagar, District: Bhavnagar,

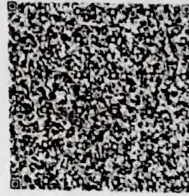
State: Gujarat,

PIN Code: 364002.

Mobile: 7878612612



UA049413577IN



આપનો આધાર નંબર / Your Aadhaar No. :

6023 7317 7985

મારો આધાર, મારી ઓળખ



Government of India



મોજદ્રા કૌશિક અશોકભાઈ

Mojdra Kaushik Ashokbhai

જન્મ તારીખ / DOB 18/12/1986

પુરુષ / MALE

6023 7317 7985

મારો આધાર, મારી ઓળખ

A. M. J. J. J. J.

AUTHORITY LETTER

We the partners of M/s. Kalpataru Infra (Firm) give our consent and authorized shree Kaushik Ashokbhai Mojindra as an Authorized partner of the Firm for Rera Registration purpose.

PARTNERS

1. Shri Arpit Ashokbhai Mojindra. *Arpit*

2. Shri Kaushik Ashokbhai Mojindra. *K.A. Mojindra*

3. Shri Mukesh Gunvantbhai Mokani. *મુકેશ ગુનવંતભાઈ મોકાની*

4. Shri Ashokbhai Gopalbhai Meghani. *અશોકભાઈ ગોપાલભાઈ મેઘાણી*

5. Shri Vijaybhai Jagdishbhai Balgamiya *વિજયભાઈ જગદીશભાઈ બાલગમિયા*

6. Shri Shreyak Devendrabhai Parikh *શ્રેયાક દેવેન્દ્રભાઈ પરીક*

7. Shri Ajaykumar Vinaychand Sheth *Ajaykumar*

8. Shri Darshan Vithhalbhai Ramani *D.V. Ramani*

Place: Bhavnagar

Date: 10.04.2023



Kalpataru
Infra

ACCEPTANCE

I, **Kaushik Ashokbhai Mojidra**, Partner of M/s. Kalpataru Infra (Firm) hereby accept the authority given to me as Authorized partner of the Firm for Rera Registration purpose.

Shri Kaushik Ashokbhai Mojidra

Partner
Kalpataru Infra

KALPATARU INFRA

Kaushik Ashokbhai Mojidra
PARTNER