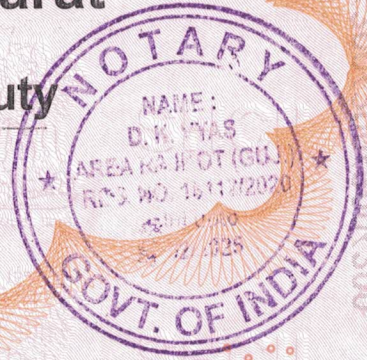


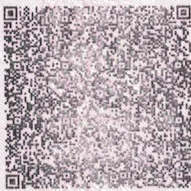
INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty



सत्यमेव जयते



Certificate No. : IN-GJ32966163751254U
Certificate Issued Date : 23-Sep-2022 12:20 PM
Account Reference : IMPACC (AC)/ gj13146711/ RAJKOT/ GJ-RA
Unique Doc. Reference : SUBIN-GJGJ1314671195394129926351U
Purchased by : DHARMESH DELVADIYA
Description of Document : Article 5(h) Agreement (not otherwise provided for)
Description : AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : NEW CITY ENTERPRISE
Second Party : Not Applicable
Stamp Duty Paid By : NEW CITY ENTERPRISE
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



IN-GJ32966163751254U

JD 0025408284

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shcifilestamp.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.

FORM 'B'

(See rule 3 (4))

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

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. NIRAV SHETH** promoter /duly authorized by the promoter of **NEW CITY ENTERPRISE** vide his authorization dated **23rd Sep 2022**.

I, **Mr. NIRAV SHETH** promoter/duly authorized by the promoter of **NEW CITY ENTERPRISE** do hereby solemnly declare, undertake and state as under that;

1. I have a legal title to the land on which the development of **NEW CITY MALL** 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 me is **31st Dec 2025**.
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 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.

New City Enterprise

A. Sheth

Partner

8. I shall take all the pending approvals on time, from the competent authorities.
9. I have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

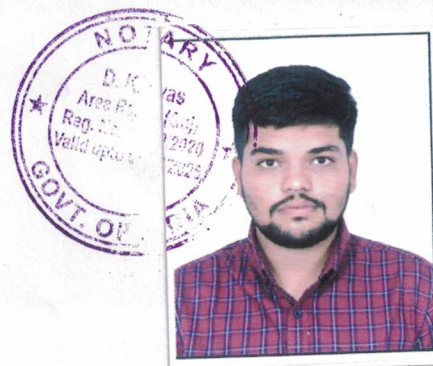
New City Enterprise
Nisem
Partner
Deponent

Verification

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

Verify by me at Rajkot on this 23rd Sep 2022.

New City Enterprise
Nisem
Partner
Deponent



Before Me
Solemnly Affirmed
[Signature]
D. K. Vyas
(Notary)

Book No.....01/05.....
Page No.....431.....
Serial No.....10832.....
Receipt No.....10832.....
Date.....22/09/2022.....





New City Enterprise

Nirav

Partner

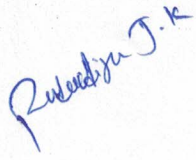
New City Enterprise

New City Enterprise,Manharpur Village,Revenue S.R.No 161 P1
P2, Jamnagar Road Rajkot-360007

Declaration for Authorized Signatory

We Sheth Niravkumar Samirbhai, Jayantibhai Khodabhai Radadiya, Patel Mukesh Shambhubhai , Partners Of **NEW CITY ENTERPRISE** hereby solemnly affirm and declare that **Sheth Niravkumar** to act as an authorized signatory for the business **NEW CITY ENTERPRISE**, **PROJECT NAME: NEW CITY MALL** for which application for registration is being filed/ is registered under the RERA.

All his actions in relation to this business will be binding on us. Signatures of the persons who are Partners are provided below.

S. No.	Full Name	Designation/Status	Signature
1.	Sheth Niravkumar Samirbhai	Partner 	
2.	Jayantibhai Khodabhai Radadiya	Partner 	

New City Enterprise

New City Enterprise,Manharpur Village,Revenue S.R.No 161 P1
P2, Jamnagar Road Rajkot-360007

3.	Patel Mukesh Shambhubhai	Partner	 
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Acceptance as an authorized signatory

I **Sheth Niravkumar Samirbhai** hereby solemnly accord my acceptance to act as authorized signatory for the above referred business and all my acts shall be binding on the business.

Place: Rajkot

Date : 23/09/2022

Signature of Authorized Signatory

New City Enterprise
Designation/Status



Partner