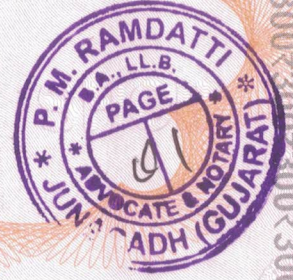


INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty



सत्यमेव जयते

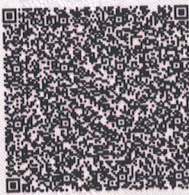
₹300



₹300 ₹300 ₹300 ₹300

Certificate No. : IN-GJ32307568796553U
Certificate Issued Date : 22-Sep-2022 12:57 PM
Account Reference : IMPACC (SV)/ gj13085204/ JUNAGADH/ GJ-JU
Unique Doc. Reference : SUBIN-GJGJ1308520494094020657117U
Purchased by : SANJAYBHAI PARMAR
Description of Document : Article 14 Bond
Description : AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : AKSHAR INFRATECH
Second Party : Not Applicable
Stamp Duty Paid By : AKSHAR INFRATECH
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)

Serial No. 8250
Book No. 3
Page No. 29
Receipt No. 8250
Date 22 SEP 2022



₹300



IN-GJ32307568796553U

JD 0013640673

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.



FORM 'B'

[Seerule3(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. KETANKUMAR DHIRAJLAL RAJPARA** promoter of the proposed project/ duly authorized by the promoter **AKSHAR INFRATECH** of the proposed project **AKSHAR SWARNBHOOMI**, vide its/his/their authorization dated 19th January, 2022.

I, **KETANKUMAR DHIRAJLAL RAJPARA** promoter of the proposed project/ duly authorized by the promoter **AKSHAR INFRATECH**, of the proposed project **AKSHAR SWARNBHOOMI**, 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
2. The said land is free from all encumbrances.



3. That the time period within which the project shall be completed by me/promoter is 31/12/2027.
4. That seventy percent 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 accounts 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 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 rules and regulations made under the Act.

28/09/2022

Deponent

VERIFICATION

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

Verify by me at _____ on this _____ day of _____, 2022

28/09/2022

Deponent



**Solemnly Affirmed
&
SIGNED BEFORE ME**

(P. M. RAMDATTI)
NOTARY
GOVT. OF INDIA
JUNAGADH (GUJARAT)
22 SEP 2022

AKSHAR INFRATECH

B/H. BABYLAND SCHOOL, NR. NATHCOMPEX, ZANZARDA CHAWKDI, JUNAGADH, GUJARAT
362001

AUTHORISATION LETTER TO APPOINT MR KETANKUMAR DHIRAJLAL RAJPARA FOR RERA REGISTRATION OF REAL ESTATE PROJECT "AKSHAR SWARNBHOOMI" BEING DEVELOPED BY THE FIRM AND MATTERS INCIDENTAL THERETO

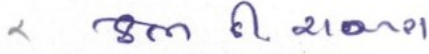
RESOLVED THAT MR. KETANKUMAR DHIRAJLAL RAJPARA (Partner) be and is hereby appointed as Authorized representative to sign and submit all the necessary papers, letters, form etc. to be submitted by the firm in connection with registration of its real estate project "AKSHAR SWARNBHOOMI" with Gujarat Real Estate Regulatory Authority and matters incidental thereto. The acts done and documents shall be binding on the firm, until the same is withdrawn by giving written notice thereof.

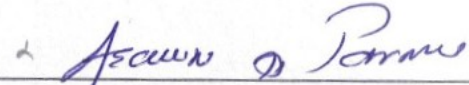
Certified to be true

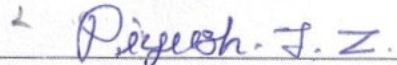
For **AKSHAR INFRATECH**

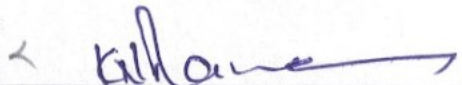
Date: 19th January, 2022

Partners

KETANKUMAR DHIRAJLAL RAJPARA 

ASHVINKUMAR DURLABHJI PARMAR 

PIYUSHBHAI JAYANTIBHAI ZINZUVADIA 

KIRITKUMAR NANDLAL RANINGA 

- 300 Stamp
- Notary



AFFIDAVIT CUM DECLARATION

AFFIDAVIT CUM DECLARATION of **Mr. KETANKUMAR DHIRAJLAL RAJPARA** authorized signatory of **AKSHAR INFRATECH** for the project **AKSHAR SWARNBHOOI**, situated at Opp. Milstone, Zanzarda Chowk, Junagadh, 362001.

I, **KETANKUMAR DHIRAJLAL RAJPARA** as authorized signatory of proposed project **AKSHAR SWARNBHOOI**, 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. 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 form 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.

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

I/we understand that the entire responsibility for the same will be that of Promoter/Architect/Engineer/Site Supervisor/Land Owner.

જામીનકર્તા ૩૦.૧.૨૦૨૨

Deponents



Solemnly affirmed in
Presence of witness

(P. M. RAMDATTI)
NOTARY
GOVT. OF INDIA
JUNAGADH (GUJARAT)

25 JAN 2022