

सत्यमेव जयते

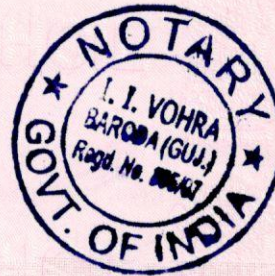
INDIA NON JUDICIAL
Government of Gujarat

Certificate of Stamp Duty

Reg. No. 2672

Date : 26/10/2020

Certificate No. : IN-GJ58754835724421S
Certificate Issued Date : 26-Oct-2020 08:42 AM
Account Reference : IMPACC (SV)/ gj13227104/ BARODA/ GJ-BA
Unique Doc. Reference : SUBIN-GJGJ1322710455175946431452S
Purchased by : MAHESH PARMAR
Description of Document : Article 4 Affidavit
Description : Not Applicable
Consideration Price (Rs.) : 0
(Zero)
First Party : DELTA ENTERPRISE
Second Party : Not Applicable
Stamp Duty Paid By : DELTA ENTERPRISE
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



LB 0001605960

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.

300/- stamp

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./Ms. HARSH SHAH PARTNER OF Delta Enterprise promoter /duly
authorized by the promoter of THE EMPIRE, Survey No. 62 a, Khata No. 487 (Name of proposed
project, AREA OF PLOT 2162 SQ MTR, VILL. UNDERA, DIST. VADODARA, AUTHORITY NAME
: VADODARA URBAN DEVELOPMENT AUTHORITY, vide its/his/her/their authorization dated
27/11/2013

I, MR. . HARSH SHAH promoter/duly authorized by the promoter of THE EMPIRE (Name
of the proposed project) vide its/his/her/their authorization dated 16th JUNE 2019,
do hereby solemnly declare, undertake and state as under that;

1. I/we have a legal title to the land on which the development of THE EMPIRE (Name of the
proposed 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. The said land is free from all encumbrances.
3. The time period within which the project shall be completed by me/us is 31/11/2021.
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/we 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.

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

Handwritten signature

Deponent

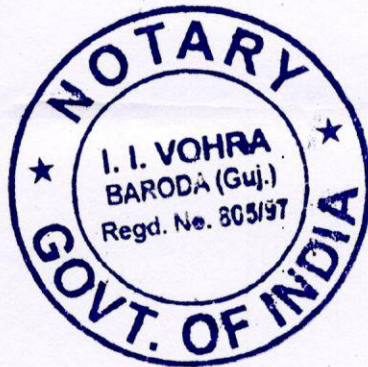


Verification

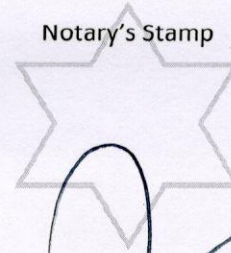
The contents of above Affidavit cum Declaration are true and correct and nothing material has been concealed by me/us therefrom.

Verify by me at _____ on this _____ day of _____

Deponent



Notary's Stamp



SOLEMNLY AFFIRMED
BEFORE ME

(I. I. VOHRA)
NOTARY
(GOVT. OF INDIA)