

Serial No. 6025 Date 19/4/2023

Name AKSHAR BUILDER

& Address V.V. No. 1, Daxa Road, Pochi, Gandhinagar, Ahmedabad-382009

Value Rs 800/-

(Words) Three hundred pipes

The Ahmedabad Dist. Co-op. Bank Ltd

Licence No GUJ/SOS/AUTH/AV/0007/2017/1524

A K Patel

BANK LTD

SECTOR - 6

GANDHINAGAR - 382009

NO: GUJ/SOS/AUTH/AV/0007/2017



INDIA

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Rs. 0000300

365560

SPECIAL ADHESIVE

19.4.2023

GUJARAT

BOOK NO. 4
PAGE NO. 18
SR. NO. 90/2023
DATE: 19/4/2023

FORM 'B'

(See rule 3 (4))

M.N. CHAVDA
NOTARY

GOVT. OF INDIA

19 APR 2023

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

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Saurabh Bhikhabhai Patel promoter /duly authorized by the promoter (Promoter Name: AKSHAR BUILDER) of SAHJANAND SKYLINE (Name of proposed project), vide its/his/her/their authorization dated 30-12-2020.

I, Saurabh Bhikhabhai Patel promoter/duly authorized by the promoter of AKSHAR BUILDER (Name of the proposed project) 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 AKSHAR BUILDER (Name of the proposed project) is proposed;

OR

_____ have/has a legal title to the land on which the development of _____ (Name of the proposed project) 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. the encumbrance is created in favour of Aditya Birla Housing Finance Limited.

Type of Encumbrance: Financial Encumbrance for Construction/ Project Finance.

Sanctioned Amount of Loan : Rs. 20 Crore

Mortgage Deed No. 9451 dated 01/03/2023

3. the time period within which the project shall be completed by me/us is 31-03-2027.

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.



19 APR 2023



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 the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.

FOR, AKSHAR BUILDER

S. b. Patil

PARTNER
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 Gandhinagar on this 13th day of April, 2023.

IDENTIFIED BY ME

M. N. Chavda

ADVOCATE / PERSON

Adv. Enr. No.

NAME: M. N. Chavda

ADD: Gandhinagar

DATE: 19 APR 2023

Deponent

FOR, AKSHAR BUILDER

S. b. Patil

PARTNER



FOR, AKSHAR BUILDER

S. b. Patil
PARTNER



Notary's Stamp

SOLEMNLY AFFIRMED
BEFORE ME

M. N. CHAVDA
NOTARY

GOVT. OF INDIA
19 APR 2023