

262/A
5/7/2021

THE AHMEDABAD MERCANTILE
CO-OP BANK LTD.,
SOLA ROAD, AHMEDABAD.

भारत 28147
167575

SPECIAL
ADHESIVE
GUJARAT
JUL 05 2021

GUJ/SOS/AUTH/AVI/188/2007

F. P. No. 144, Sr No. 479/4 T.P.S. No. 409/B
Near Pushkar Residency, Off S. G. Ring Road
Zundal, Gandhinagar

INDIA STAMP

CAPSTONE REALTY

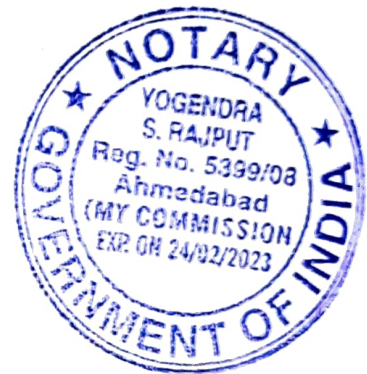
R-0000300-PB6531

LETTER OF AUTHORITY

We, partners of M/s. Capstone Realty, authorize Mr. Shubham Dineshkumar Patel to sign on behalf of us for all the legal works of the firm like GST registration, applications, GST return filing, RERA registrations, RERA returns, appearing on behalf of firm, appointing consultants, other taxes or any other legal Work. We have no objection to give authority to Mr. Shubham Dineshkumar Patel. Any act carried out by Mr. Shubham Dineshkumar Patel on behalf of M/s Capstone Realty shall have the same effect as acts of ours.

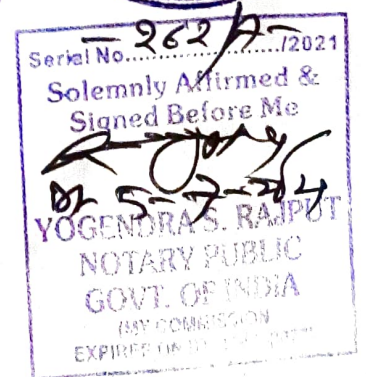
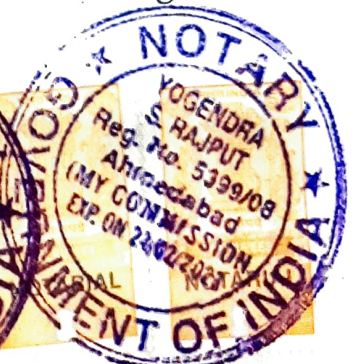
(Nayan Ramanbhai Patel)

(Vismay Laljibhai Patel)



I, Shubham Dineshkumar Patel, hereby solemnly accord my acceptable to act as authorised signatory for the above referred business and all my acts shall be binding on the business.

(Shubham Dineshkumar Patel)





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25-1-22
J.S.

FORM 'B'
[See rule 3(4)1]

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. SHUBHAM DINESHKUMAR PATEL promoter of the proposed project and duly authorized Signatory and partner of M/S CAPSTONE REALTY the proposed project, CAPSTONE ZURI (FP NO 144 (REVENUE SURVEY NO 479/4), TOWN PLANING SCHEM NO 409/B (ZUNDAL), BESIDE PUSHKAR RESIDENCY OFF S P RING ROAD VILLAGE ZUNDAL, TALUKA GANDHINAGAR, GANDHINAGR - 382421) vide his authorization dated 15/12/2021

I, Mr. SHUBHAM DINESHKUMAR PATEL duly authorized by the promoter of the proposed project CAPSTONE ZURI do hereby solemnly declare, undertake and state as under:

- 1 we have a legal title to the land on which the development of CAPSTONE ZURI 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. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by us is 14/12/2025
4. seventy per cent of the amounts realised by 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

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

Shubham D. Patel.

Deponent

SHUBHAM DINESHKUMAR PATEL

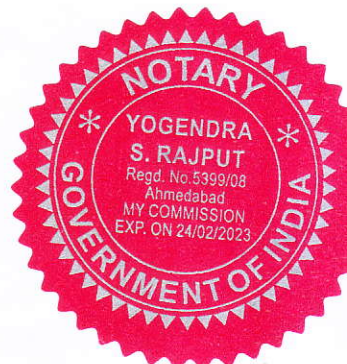
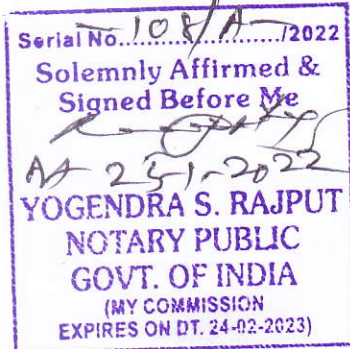
Verification

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

Verify by me at _____ on this 25th day of JANUARY

Shubham D. Patel.

Deponent







ભારત સરકાર
Government of India

પટેલ શુભમ
Patel Shubham
જન્મ તારીખ / DOB : 15/05/1993
પુરુષ / Male

5155 3099 4199

આધાર - સામાન્ય માણસનો અધિકાર

આધાર
Unique Identification Authority of India

સરનામું:
ના દ્વારા: દિનેશકુમાર, 14, મધુરમ
રેસીડેન્સી, ગણેશ હાઉસિંગ કોર્પોરેટ
ઓફીસ પાસે, 100ફટ હેબતપુર રોડ,
થાલતેજ, થાલતેજ, અમદાવાદ,
દસ્ક્રોઈ, ગુજરાત, 380059

Address:
S/O: Dineshkumar, 14, Madhuraam
Residency, Near Ganesh Housing
Corporate Office, 100Ft Hebatpur
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Shubham D. Patel.



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