



IN-GJ15270059062465W



सत्यमेव जयते

INDIA NON JUDICIAL Government of Gujarat

Certificate of Stamp Duty

Sr. No. : 4-27 / 2024

ALPA R. VYAS
NOTARY
GOVT. OF INDIA

20 JAN 2024

Certificate No. : IN-GJ15270059062465W

Certificate Issued Date : 20-Jan-2024 12:32 PM

Account Reference : IMPACC (FI)/ gjelimp10/ POLYTECHNIC/ GJ-AH

Unique Doc. Reference : SUBIN-GJGJELIMP1052988023102229W

Purchased by : SUN DIVINE CORPORATION THROUGH MEHUL T PATEL

Description of Document : Article 14 Bond

Description : DECLARATION

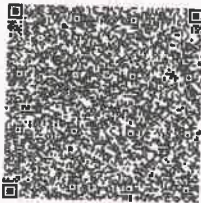
Consideration Price (Rs.) : 0
(Zero)

First Party : SUN DIVINE CORPORATION THROUGH MEHUL T PATEL

Second Party : Not Applicable

Stamp Duty Paid By : SUN DIVINE CORPORATION THROUGH MEHUL T PATEL

Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



IN-GJ15270059062465W

IE 0026947879

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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'

(See rule 3 (4))

Affidavit cum Declaration



Affidavit cum Declaration of **Mr. Mehul Tulsidas Patel** duly authorized by the promoter – **Sun Divine Corporation** for Project **Sun Skyview**, vide C.S.No./S.No.311/A/2, 311/A/3, Block No., TP- 1 (Shela), FP-48/1/2, 48/1/3, Moje Shela, District Ahmedabad, with area of Plot: 4377 s.q.mtr. and authorization dated 06/01/2024.

I, **Mehul Tulsidas Patel** duly authorized by the promoter - **Sun Divine Corporation** for project **Sun Skyview** do hereby solemnly declare, undertake and state as under that;

1. **Deep Narendra Patel** has a legal title to the land on which the development by **Sun Divine Corporation** for Project **Sun Skyview** 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 **31/12/2027**.
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.
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, SUN DIVINE CORPORATION
Munish Talwar
PARTNER

Deponent

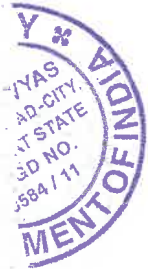
Verification

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

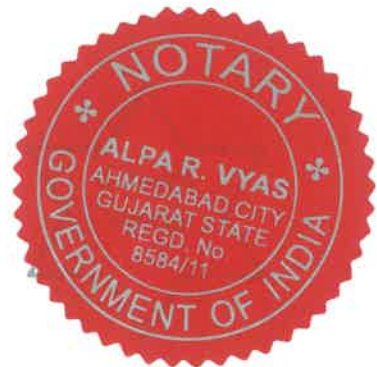
Verify by me at Ahmedabad on this 20 JAN 2024 day of _____

For, SUN DIVINE CORPORATION
Munish Talwar
PARTNER

Deponent



20 JAN 2024





ભારતીય વિશિષ્ટ ઓળખાણ પ્રાધિકરણ

ભારત સરકાર
Unique Identification Authority of India
Government of India

નોંધણીની ઓળખ / Enrollment No.: 2141/43462/63943

To,
મેહુલ તુલસીદાસ પટેલ
Mehul Tulsidas Patel
12
sarvodaya society
bhuyagdev cross road opp.agrawal tower
Ahmedabad City
Ghatlodia Ahmedabad City Ahmedabad
Gujarat 380061
9227219595

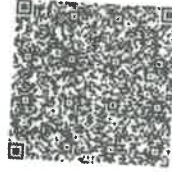
08/05/2017



Ref: 1247 / 14Q / 382211 / 382231 / P



SB288387083FH



તમારો આધાર નંબર / Your Aadhaar No. :

6899 4198 7898

મારો આધાર, મારી ઓળખ



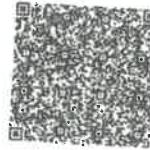
ભારત સરકાર

Government of India



મેહુલ તુલસીદાસ પટેલ
Mehul Tulsidas Patel

જન્મ તારીખ / DOB : 30/12/1977
પુરુષ / Male



6899 4198 7898

મારો આધાર, મારી ઓળખ





IN-GJ15268998061614W



सत्यमेव जयते

INDIA NON JUDICIAL Government of Gujarat

Certificate of Stamp Duty Sr. No. : 5-29/2024

ALPA R. VYAS
NOTARY
GOVT. OF INDIA

20 JAN 2024

Certificate No.

IN-GJ15268998061614W

Certificate Issued Date

20-Jan-2024 12:31 PM

Account Reference

IMPACC (FI)/ gjelimp10/ POLYTECHNIC/ GJ-AH

Unique Doc. Reference

SUBIN-GJGJELIMP1052998255298594W

Purchased by

SUN DIVINE CORPORATION THROUGH MEHUL T. PATEL

Description of Document

Article 14 Bond

Description

AFFIDAVIT CUM DECLARATION

Consideration Price (Rs.)

0

(Zero)

First Party

SUN DIVINE CORPORATION THROUGH MEHUL T. PATEL

Second Party

Not Applicable

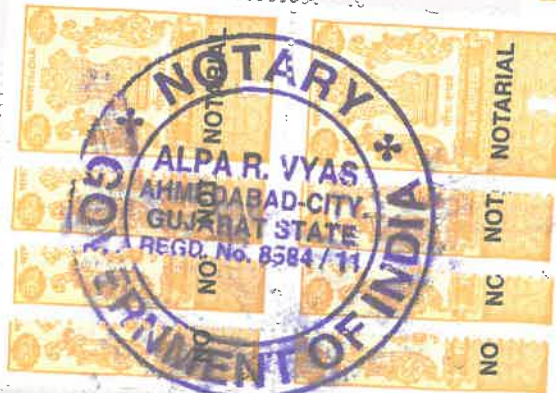
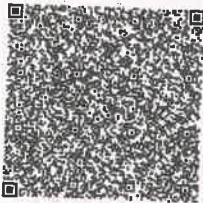
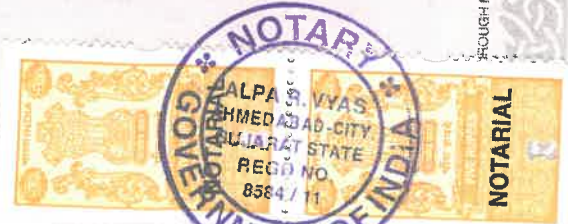
Stamp Duty Paid By

SUN DIVINE CORPORATION THROUGH MEHUL T. PATEL

Stamp Duty Amount(Rs.)

300

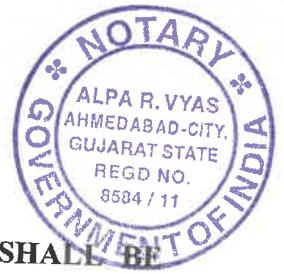
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3. In case of any discrepancy please inform the Competent Authority.



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

Affidavit cum Declaration of **Mr. Mehul Tulsidas Patel**, partner/duly authorized by the promoter of firm **Sun Divine Corporation (Sun Skyview)**, the partners of the proposed project;

I, **Mehul Tulsidas Patel**, promoter/duly authorized by all the promoter/partners of the proposed project **Sun Skyview, Opp. Skycity, Club O7 Road, Shela, Ahmedabad, Gujarat - 380058**, do hereby solemnly declare, undertake and state as under:

We will sell the units approved against TDR FSI only after informing such allottees about the conditions of approving authority that construction of these units will be carried out only after the BU permission of the Project from which TDR FSI is received.

Verification

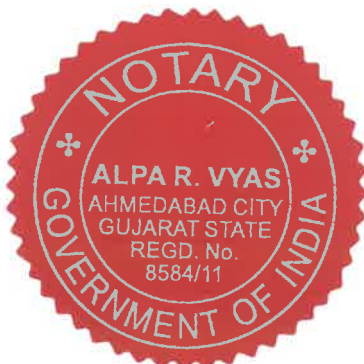
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

20 JAN 2024

Verify by me at Ahmedabad on this day of January, 2024.

For, **SUN DIVINE CORPORATION**

Mehul Tulsidas Patel
PARTNER
Deponent



20 JAN 2024





ભારતીય વિશિષ્ટ ઓળખાણ પ્રાધિકરણ

ભારત સરકાર
Unique Identification Authority of India
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નોંધણીની ઓળખ / Enrollment No.: 2141/43462/63943

To,
મેહુલ તુલસીદાસ પટેલ
Mehul Tulsidas Patel
12
sarvoday society
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Gujarat 380061
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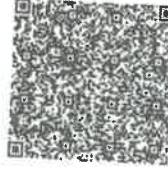
08/05/2017



Ref: 1247 / 14Q / 382211 / 382231 / P



SB288387083FH



તમારો આધાર નંબર / Your Aadhaar No. :

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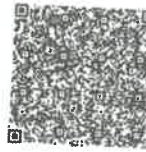
ભારત સરકાર

Government of India



મેહુલ તુલસીદાસ પટેલ
Mehul Tulsidas Patel

જન્મ તારીખ / DOB : 30/12/1977
પુરુષ / Male



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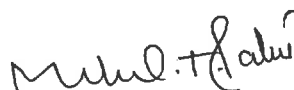
મારો આધાર, મારી ઓળખ



True Copy of Resolution passed by all the partners on 06/01/2024.

The partners of **Sun Divine Corporation** - hereby solemnly affirm and declare that **Mr. Mehul Tulsibhai Patel** is authorized to act and appear on behalf of the Firm and to produce accounts, documents etc. and to receive any document in relation to The Real Estate (Regulation and Development) Act, 2016.

All his actions in relation to this business will be binding on us.

Full Name:	Narendrabhai Kantilal Patel	Signature:	
			Partner
Full Name:	Deep Narendra Patel	Signature:	
			Partner
Full Name:	Mehul Tulsibhai Patel	Signature:	
			Partner
Full Name:	Alpesh Dasrathbhai Patel	Signature:	
			Partner

Acceptance as an authorized signatory

I **Mehul Tulsibhai Patel** 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: Ahmedabad

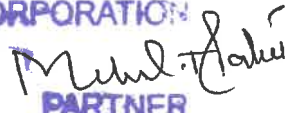
Date: 06-01-2024

SUN DIVINE CORPORATION

Sindhuhavan Road, Bodakdev,
Ahmedabad - 380059, Gujarat, India.
T: +91 90813 39933, +91 99789 32051
E: info@sunbuilders.in  www.sunbuilders.in



For, SUN DIVINE CORPORATION


PARTNER