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Before me



ગુજરાત ગુજરાત GUJARAT

BH 870068

જા.નં. ૨૬૧૦૬ તા. ૨૭.૨.૨૦૧૮

મંદાડીની આર. પટેલ

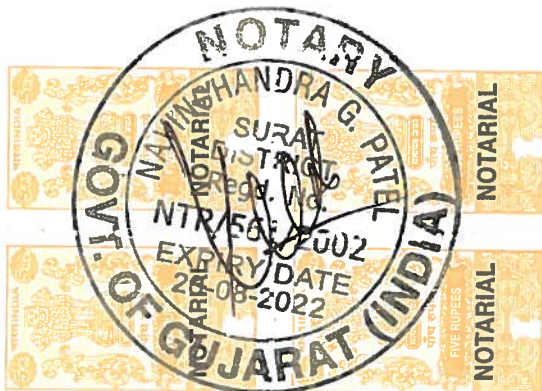
જાણીતા વાણીજ્ય સ્થાપના સ્કેમ ડેવલપર

જાણીતા વાણીજ્ય નં. ૩/૨૦૦૦ ઇ.પી.

P. J.

મિતેશ દમણમાલ ડુંગરાણી  
શુશીર મો, પાંડિપોલ-૨  
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Handani



Serial No. :- 786/2018  
Date :- 27/2/18

AFFIDAVIT CUM DECLARATION

Handani

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### Affidavit cum Declaration

Affidavit cum Declaration of **Mr. Mitesh Ramanbhai Dungrani** promoter of **LA-VICTORIA** the proposed project duly authorized by the promoters of the proposed project, vide his reauthorization dated. 26/02/2018 Block No 355 T.p.14 F.p.54,55 Nr Galaxy Circle ,Pal Road Surat

I, **Mitesh Ramanbhai Dungrani** promoter of the proposed project duly authorized by the promoter of **LA-VICTORIA** the proposed project do here by solemnly declare, undertake and states under:

1. That I/promoter have legal title to the land on which the development to the project is proposed. **LA-VICTORIA**

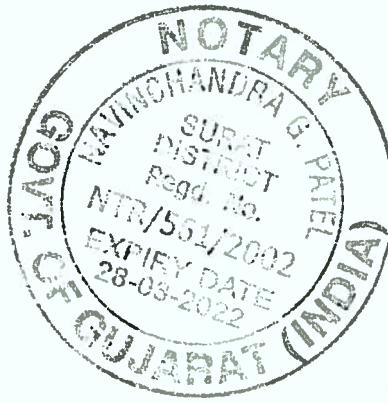
AND

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. That the time period within which the project shall be completed by promoter is 31 December -2020.
4. That seventy percent of the amounts realised 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.

*Mitesh Dungrani*





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.

Place : Surat.

Date : 26/02/2018

Deponent

Mr. Mitesh Ramanbhai Dungrani

### VERIFICATION

The contents of above Affidavit cum Declaration are true and correct and nothing material has been concealed by us there from. Verify by me at Surat on this 26/02/2018.



Deponent.

Mr. Mitesh Ramanbhai Dungrani



**BEFORE ME**

(Navinchandra G. Patel)

NOTARY  
SURAT DISTRICT  
State of Gujarat

Serial No. :- 786/2018  
Date :- 27 FEB 2018