



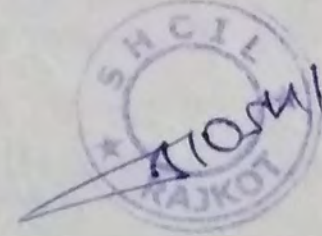
सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty

Certificate No. : IN-GJ47647830156433S
Certificate Issued Date : 30-Sep-2020 04:09 PM
Account Reference : SHCIL (FI)/ gjshcil01/ RAJKOT/ GJ-RA
Unique Doc. Reference : SUBIN-GJGJSHCIL0133060498338374S
Purchased by : OM ENTERPRISE PARTNERSHIP FIRM
Description of Document : Article 4 Affidavit
Description : -
Consideration Price (Rs.) : 0
(Zero)
First Party : OM ENTERPRISE PARTNERSHIP FIRM
Second Party : NOT APPLICABLE
Stamp Duty Paid By : OM ENTERPRISE PARTNERSHIP FIRM
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)

OM ENTERPRISE.

[Signature]
PARTNER.



LB 0010518273

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)]

**DECLARATION , SUPORTTED 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. **RITESH DILIPBHAI MADIA** (as an authorized managing partner of **M/S. OM ENTERPRISE, PARTNERSHIP FIRM**) promoter of the proposed project / duly authorized by the promoter of the proposed project vide its/his/their authorization dated 02-01-2018:

I, **RITESH DILIPBHAI MADIA** (as an authorized managing partner of **M/S. OM ENTERPRISE, PARTNERSHIP FIRM**) aged 39 R/o B/12. **Raghukul Apartment, Kasturba Road, Near Bahumani Bhavan, Rajkot** promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That I / promoter have / has a legal title to the land on which the development of the project is proposed

or

M/S. OM ENTERPRISE, PARTNERSHIP FIRM have/has a legal title to the land on which the development 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 with application.

2. That the said land is free from all encumbrances.
3. That the time period within which the project or phase thereof, as the case may be, shall be completed by promoter is 31-10-2023
4. That seventy per cent of the amounts realised by 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.

OM ENTERPRISE

PARTNER.



आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

रितेश दिलिपभाई माडिया
D G MADIA

10/08/1978
Permanent Account Number
ALJPM1512F

R. D. Madia
Signature



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 only 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. 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 utilised 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 specified by the rules and regulations made the Act,

Signed before me by Ritesh
 Shri. Dilipbhai Madia
 Who is Identified by Shri. Seen
 Advocate who is personally known to me
 on 86 Oct 20 20 M. J. Chaudhary
 Page No. 992
 Serial No. 11571
 Receipt No. 11571
 Date. 26/10/2020

OM ENTERPRISE
R. D. Madia
 PARTNER.

RITESH DILIPBHAI MADIA (as an
 authorized managing partner of M/S. OM
 ENTERPRISE, PARTNERSHIP FIRM)

Deponent

Verification

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

Verified by me at **RAJKOT** on this **8Th** day of **October 2020**

OM ENTERPRISE
R. D. Madia
 PARTNER.

RITESH DILIPBHAI MADIA (as an
 authorized managing partner of M/S. OM
 ENTERPRISE, PARTNERSHIP FIRM)

Deponent



INDIA NON JUDICIAL
Government of Gujarat

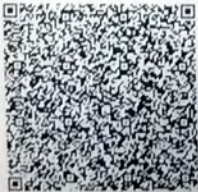


सत्यमेव जयते

Rs.
100

Certificate of Stamp Duty

Certificate No. : IN-GJ64743520693323S
Certificate Issued Date : 07-Nov-2020 11:38 AM
Account Reference : SHCIL (FI)/ gjshcil01/ RAJKOT/ GJ-RA
Unique Doc. Reference : SUBIN-GJGJSHCIL0167010569198619S
Purchased by : ROHIT PATODIYA
Description of Document : Article 18 Certificate or Other Document
Description : AFFIDAVIT
Consideration Price (Rs.) : 0
(Zero)
First Party : OM ENTERPRISE
Second Party : NA
Stamp Duty Paid By : OM ENTERPRISE
Stamp Duty Amount(Rs.) : 100
(One Hundred only)



LB0013139714

Statutory Alert

The veracity of this Stamp Certificate should be verified at www.shcilstamp.com or using a Stamp Mobile App of Stock Holding Corporation of India. The details on this Certificate and as available on the website / Mobile App renders it invalid. In case of checking the legitimacy is on the users of the certificate. In case of any discrepancy please inform the Competent Authority.

SHCIL



Warning

"The contents of this certificate can be verified and authenticated world-wide by any members of the public at www.shcilestamp.com or at any Authorised collection center address displayed at www.shcilestamp.com free of cost."

"Any alteration to this certificate renders it invalid. Use of an altered certificate without all the security features could constitute a criminal offence."

"This document contains security features like coloured background with Lacey Geometric Flexible patterns and Subtle Logo images, Complex ornamental design borders, Anti - copy text, the appearance of micro printing, artificial watermarks and other Overt and Covert features."

0013733114

(Notarized Declaration on 100 Rs. Stamp)
Affidavit Cum Declaration

Affidavit cum declaration of Mr. RITESH DILIPBHAI MADIA authorised signatory of OM ENTERPRISE for the project RATNAM PRIME situated at Vardhmannagar, Ghanteshwar, Opp. SRP Camp, New 150 Feet Ring Road, Jamnagar Road, RAJKOT – 360 006.

I RITESH DILIPBHAI MADIA authorised signatory of proposed project duly authorized by the promoter of the project, do hereby, solemnly declare, undertake and state as under;

I /we submitted and got approval of our plan/layout in which drainage layout and sewerage disposal system is not shown as per GDCR/NBC. I/we hereby undertake that till the drainage connectivity is provided by the concerned authority, Septic Tanks and Soak well would be provided in accordance with (IS 2470). The provision for disposal of drainage would be as per Rule 23.10.1 of the new GDCR -2017.

I/we further undertake that I/We will take building use permission from planning authority after providing/constructing/executing drainage and sewerage disposal system as per GDCR/NBC. A copy of the same will be submitted to Gujarat Rera thereafter, for their record.

We also undertake to maintain the same in good working order till the maintenance is handed over to the service society of the allottees.

We understand that the entire responsibility for the same will be that of promoter/Architect/Engineer/Site Supervisor/Land Owner.



Deponent

R. G. Gadhvi

Signed before me by Ritesh Dilip
Shri. Om madia
who is Identified by Shri. seal
Advocate who is personally known to me
on this 9 day of Nov 2020

M. J. Chaudhary