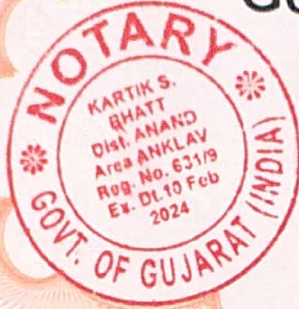


INDIA NON JUDICIAL
Government of Gujarat



सत्यमेव जयते

Rs.
100

Certificate of Stamp Duty

Certificate No. : IN-GJ28488909180779R
Certificate Issued Date : 17-Oct-2019 02:39 PM
Account Reference : IMPACC (AC)/ gj13028211/ BORSAD/ GJ-AN
Unique Doc. Reference : SUBIN-GJGJ1302821199414032943980R
Purchased by : NILESH J SHAH
Description of Document : Article 4 Affidavit
Description : RERA AFFIDAVIT
Consideration Price (Rs.) : 0
(Zero)
First Party : KEVAL JAYESHKUMAR SHAH
Second Party : Not Applicable
Stamp Duty Paid By : KEVAL JAYESHKUMAR SHAH
Stamp Duty Amount(Rs.) : 100
(One Hundred only)

Serial No. 5504
Page No. 113
Book No. 04
Date 21/10/2019



SR 0000810542

Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shcilestamp.com". Any discrepancy in the details on this Certificate and as available on the website 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.



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty

Certificate No. : IN-GJ29551398355355R
Certificate Issued Date : 21-Oct-2019 01:15 PM
Account Reference : IMPACC (AC)/ gj13028211/ BORSAD/ GJ-AN
Unique Doc. Reference : SUBIN-GJGJ1302821101423430085461R
Purchased by : NILESH J SHAH
Description of Document : Article 4 Affidavit
Description : RERA AFFIDAVIT
Consideration Price (Rs.) : 0
(Zero)
First Party : KEVAL JAYESHKUMAR SHAH
Second Party : Not Applicable
Stamp Duty Paid By : KEVAL JAYESHKUMAR SHAH
Stamp Duty Amount(Rs.) : 200
(Two Hundred only)



MA 0000104208

Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.sholestamp.com". Any discrepancy in the details on this Certificate and as available on the website 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, 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. KEVAL JAYESH SHAH promoter /duly authorized by the promoter of INDRA AASHRAY (KARUNA BUILDERS), vide his authorization dated 01.11.2018.

I, KEVAL JAYESH SHAH promoter/duly authorized by the promoter of INDRA AASHRAY (KARUNA BUILDERS), 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 INDRA AASHRAY is proposed;

OR

I/WE have/has a legal title to the land on which the development of INDRA AASHRAY 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 said land is free from all encumbrances.
3. The time period within which the project shall be completed by me/us is 26.10.2020
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.

shabkeval

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.

shahkeval J

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 Anand on this 17th day of October 2019

Solemnly Affirmed as above by
Mr./Mrs. Keval J. Shah
Who is identified by an Advocate/
Witness Mr. Aliton Shah
is personally know to me.

21/10/19

Kashish

ADVOCATE & NOTARY
(K.S.Bhatt) At. Ankav Di. Anand
Ex. Dt. 10 Feb. 2024

