

Sr.No. 533 of 2023

Date: 02 MAY 2023

My Commission Expires
on 15th May 2025

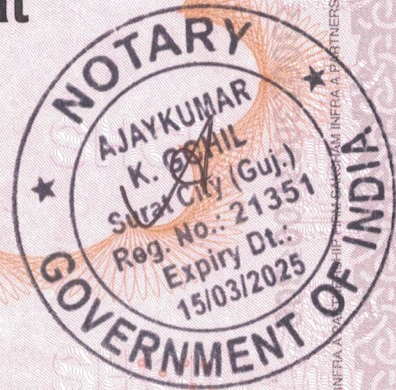


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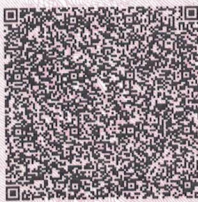


सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty



Certificate No. : IN-GJ56261194700104V
Certificate Issued Date : 02-May-2023 05:37 PM
Account Reference : IMPACC (AC)/ gj13108611/ SURAT/ GJ-SU
Unique Doc. Reference : SUBIN-GJGJ1310861139078540498402V
Purchased by : SAKSHAM INFRA A PARTNERSHIP FIRM
Description of Document : Article 14 Bond
Description : AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : SAKSHAM INFRA A PARTNERSHIP FIRM
Second Party : Not Applicable
Stamp Duty Paid By : SAKSHAM INFRA A PARTNERSHIP FIRM
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



₹300

IN-GJ56261194700104V

IE 0000702616

Statutory Alert:

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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. PRATIKKUMAR GORDHANBHAI VAGHANI** Promoter/duly Authorized
by Promoter of **SAKSHAM INFRA** for the Project **SAMARTHYA NORTH VILLE** vide his authorization dated
02/05/2023.

I, **Mr. PRATIKKUMAR GORDHANBHAI VAGHANI** promoter/duly authorized by the promoter of
SAKSHAM INFRA for the Project **SAMARTHYA NORTH VILLE** do hereby solemnly declare, undertake and
state as under that;

1. we have a legal title to the land on which the development of **SAMARTHYA NORTH VILLE** is
proposed;

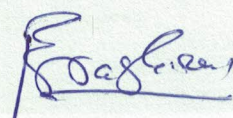
OR

SAKSHAM INFRA have/has a legal title to the land on which the development of **SAMARTHYA
NORTH VILLE** 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 us is 31/03/2025.
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. 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.

[Signature]

Deponent

Verification

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

PLACE : SURAT

DATE :

[Signature]

Deponent



[Signature]

[Signature]
BEFORE ME
AJAYKUMAR K. GOHIL
NOTARY
SURAT CITY (GUJ.)
GOVT. OF INDIA



Sr.No. 533 of 2023
Date: 02 MAY 2023
My Commission Expires
on 15th March-2025

**I KNOW THE SIGNATORY
AND IDENTIFIED BY ME**

[Signature]
ADVOCATE



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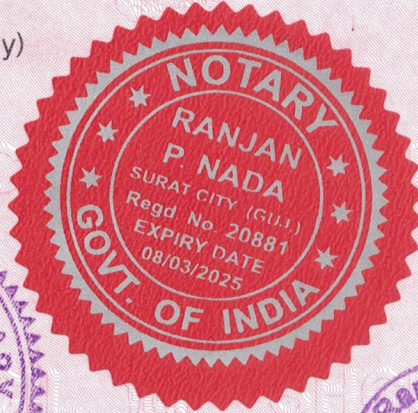
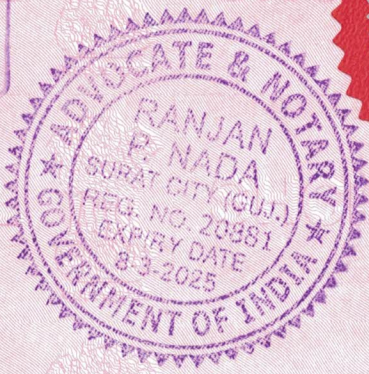
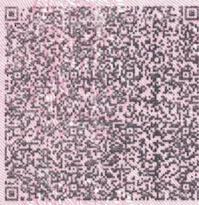


सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty

Certificate No. : IN-GJ88632349741055V
Certificate Issued Date : 21-Jun-2023 12:20 PM
Account Reference : IMPACC (AC)/ gj13231011/ NANPURA/ GJ-SU
Unique Doc. Reference : SUBIN-GJGJ1323101103216567832625V
Purchased by : PRATIKKUMAR GORDHANBHAI VAGHANI
Description of Document : Article 4 Affidavit
Description : AFFIDAVIT
Consideration Price (Rs.) : 0
(Zero)
First Party : PRATIKKUMAR GORDHANBHAI VAGHANI
Second Party : Not Applicable
Stamp Duty Paid By : PRATIKKUMAR GORDHANBHAI VAGHANI
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)

Book No. 3
Register No. 1495/2023
Date: 21/6/2023
My Commission Expires
on 8th March, 2025



JD 0045375406

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AFFIDAVIT

Affidavit cum declaration of **MR. PRATIKKUMAR GORDHANBHAI VAGHANI** authorized signatory of **SAKSHAM INFRA** for the project of **SAMARTHYA NORTH VILLE** situated a BLOCK NO. 265/A and 265/B, Moje- AMBHETA, TALUKA - OLPAD, SURAT-395005.

I **MR. PRATIKKUMAR GORDHANBHAI VAGHANI** authorized signatory of proposed project duly authorized by the promoter of **SAKSHAM INFRA** for the project of **SAMARTHYA NORTH VILLE**, 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/form 4 from planning authority after providing / constructing / executing drainage and sewerage disposal system as per GDCR/NCB. 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.



PROMOTER

[Signature]

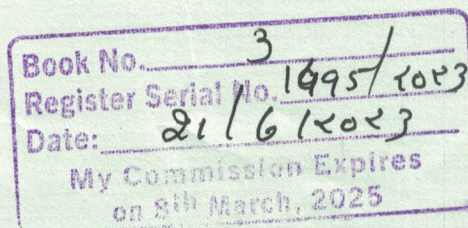
MR. PRATIKKUMAR GORDHANBHAI VAGHANI



[Signature]

**SOLEMNLY AFFIRMED
BEFORE ME**

[Signature]
RANJAN P. NADA
ADVOCATE & NOTARY
SURAT CITY (GUJ.)
GOVT. OF INDIA





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AFFIDAVIT

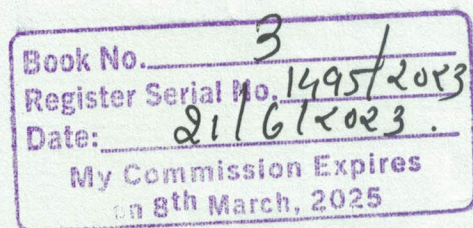
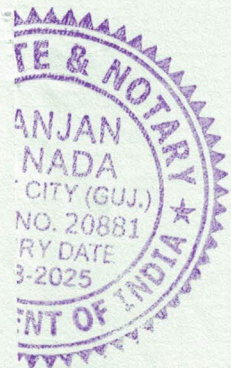
Affidavit cum declaration of **MR. PRATIKKUMAR GORDHANBHAI VAGHANI** authorized signatory of **SAKSHAM INFRA** for the project of **SAMARTHYA NORTH VILLE** situated a BLOCK NO. 265/A and 265/B, Moje- AMBHETA, TALUKA - OLPAD, SURAT-395005.

I **MR. PRATIKKUMAR GORDHANBHAI VAGHANI** authorized signatory of proposed project duly authorized by the promoter of **SAKSHAM INFRA** for the project of **SAMARTHYA NORTH VILLE**, do hereby, solemnly declare, undertake and state as under;

I / We will Provide all information about building control line to each and every proposed allottee of the Project **SAMARTHYA NORTH VILLE** and we will mention the same in our Sale Agreement and Sale deed also for knowledge of proposed allottee of the Project.

(DEPONENT)

Pratik Kumar Vaghani



Pratik Kumar Vaghani

SOLEMNLY AFFIRMED
BEFORE ME

Ranjan P. Nada
RANJAN P. NADA
ADVOCATE & NOTARY
SURAT CITY (GUJ.)
GOVT. OF INDIA