



गुजरात गुजरात GUJARAT

अनु. नं. २२०१४ २५/१२/२०१८ २००१-२८ FEB 2018
BE 033578

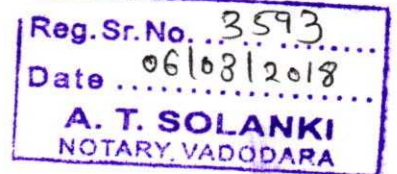
नाम.....
हेकातु.....
हस्ते.....

ला. नं. १/८८
(सुनील सुपेन्द्रभाई पटेल)
रहे. १३, विष्णुप्रसाद सोसायटी
शास्त्रीबाग पाछा
वाडी, वडोदरा

स्टेम्प पेन्डरनी सह

: ओडीस :-

२०२, सुमंगल येम्बरस,
राम-वे प्लाजा पास, जंबुनेट
इंडिया नगर, वडोदरा-००



FORM 'B'

(See rule 3 (4))

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Niteshkumar Maganbhai Patel duly authorized by the promoter of proposed project Name: **Rosedale County, Part A:** old survey No. 373/1, Block No. 390, Area of Plot: 12,950 sq.mtrs & **Part B:** old survey No. 375/1/C, Block No. 391, PAIKI, Area of Plot: 11,129 sq.mtrs Moje: Dhanyavi, Taluka Vadodara, Authority Name: Vadodara TPO, District: Vadodara, vide their authorization dated 06/3/2018



Affidavit cum Declaration of Mr. **Niteshkumar Maganbhai Patel** duly authorized by the promoter of proposed project, vide their authorization dated : 06/03/2018

I, **Niteshkumar Maganbhai Patel** duly authorized by the promoter of **Calla Associates** (Name ROSEDALE COUNTY project) do hereby solemnly declare, undertake and state as under that;

1. That **CALLA ASSOCIATES** 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 herewith.

2. That the said land is free from all encumbrances.

3. That the time period within which the project shall be completed by us is **30-08-2018** from the date of signing the affidavit.

4. That seventy per cent of the amounts realized 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. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.



7. That the 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 promoter shall take all the pending approvals on time, from the competent authorities.

9. That promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

Deponent

Verification

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

Verify by me at Vadodara on this 06th day of March 2018

Deponent



I know the Signatory
Personally who has signed
in my Presence in the
Document and is the same
person to whom identity
before you.....

ATTESTED

Am 06/3/18

A. T. SOLANKI
NOTARY, VADODARA

