

4011
31/03/23

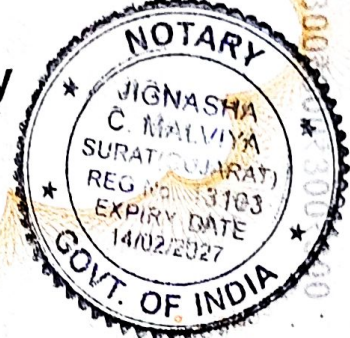


IN-GJ36300798043397V

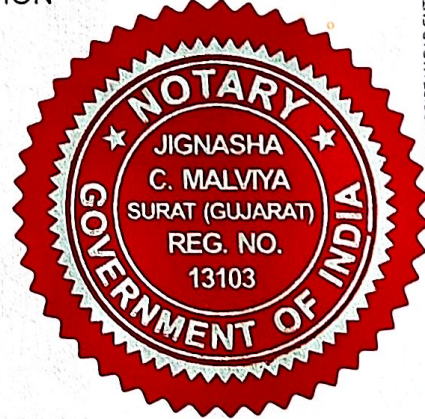


सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty



Certificate No. : IN-GJ36300798043397V
Certificate Issued Date : 31-Mar-2023 02:14 PM
Account Reference : IMPACC (AC)/ gj13321711/ NANPURA/ GJ-SU
Unique Doc. Reference : SUBIN-GJGJ1332171199465958604144V
Purchased by : VARAD ENTERPRISE
Description of Document : Article 14 Bond
Description : AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : VARAD ENTERPRISE
Second Party : Not Applicable
Stamp Duty Paid By : VARAD ENTERPRISE
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



Reg Sr.No. 4011
Date 31 MAR 2023
MY COMMISSION IS
EXPIRES ON 14-02-2027

JID 0024619211

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shellestamp.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.

Affidavit cum Declaration



Affidavit cum Declaration of **Mr. SIDDHARTH JAYANTIBHAI KAPURIYA** Partners of "**VARAD ENTERPRISE**", A PARTNERSHIP FIRM, Promoters of the project "**GIRIRAJ HOMES**" duly authorized by the PARTNERS of the project, vide its/his/their authorization dated : 25/03/2023.

I, **Mr. SIDDHARTH JAYANTIBHAI KAPURIYA**, partners / promoters of the "**GIRIRAJ HOMES**" duly authorized by the partners of "**VARAD ENTERPRISE**", A PARTNERSHIP FIRM, Promoters of the project "**GIRIRAJ HOMES**" CARRIED OUT AT OLD BLOCK NO. 77/A AND 77/B, NEW BLOCK NO. 97+98, MOJE: - PASODRA, TA: - KAMREJ, DIST.: - SURAT 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 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 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 promoter is dated: 31/12/2026.
4. That seventy per cent 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.
7. That I/ 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 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 prescribed by the rules and regulations made under the Act.

Deponent




Mr. SIDDHARTH JAYANTIBHAI KAPURIYA

Verification

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

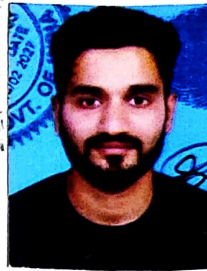
Verified by me at SURAT on this day of , MONTH, 2023.



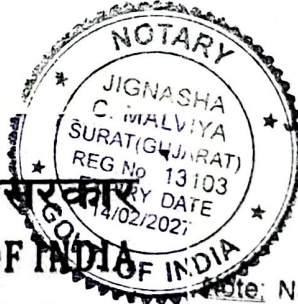

Mr. SIDDHARTH JAYANTIBHAI KAPURIYA



Deponent



SOLEMNLY AFFIRMED
BEFORE ME



Jignasha C. MALVIYA
NOTARY
SURAT (GUJARAT)
GOVT. OF INDIA

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

SIDDHARTH J KAPURIYA
JAYANTIBHAI BHIMJIBHAI
KAPURIYA
09/05/1991

Permanent Account Number

BOHPK9233D

Signature



Note: No Responsibility of any kind is taken of the contains of this Document which has been signed only in my Presence & NOTARY.

VARAD ENTERPRISE

"GIRIRAJ HOMES" CARRIED OUT AT OLD BLOCK NO. 77/A AND 77/B, NEW
BLOCK NO. 97+98, MOJE: - PASODRA, TA: - KAMREJ, DIST.: - SURAT.

=====

Date: 25/03/2023

TO WHOM SOEVER IT MAY CONCERN

Subject : Authority letter

This is to inform your good self that we, partners of **VARAD ENTERPRISE, A PARTNERSHIP FIRM**, having registered address at "**GIRIRAJ HOMES**" CARRIED OUT AT OLD BLOCK NO. 77/A AND 77/B, NEW BLOCK NO. 97+98, MOJE: - PASODRA, TA: - KAMREJ, DIST.: - SURAT Hereby **empowered and authorized Mr. SIDDHARTH JAYANTIBHAI KAPURIYA** by this authorization letter, for dealing in estate purchase and sale, signing the documents like sales deed, purchase deeds, various agreements, Plan or any other agreement relating to land, building, flats, shops, offices, units etc. and also relating to operation of bank accounts on behalf of the firm. He is also authorized to appear and represent the firm against the Revenue Authorities, Registering Authorities, Local Authorities, Electricity Companies / Corporations / Boards / RERA Authorities, Income tax Authorities, Sales tax Authorities or any other Government, Semi-Government Authorities, Banking Authorities and to sign, submit, admit the required documents.

Thanking You,

Yours faithfully,

1. CHUNILAL LIMBABHAI BARVALIYA
2. NAYAN NATVARLAL SAVSAVIYA
3. SHAILESHBHAI DURLABHBHAI PATEL

X *21.2.2023*
X *[Signature]*
X *[Signature]*

Acceptance as an authorized signatory

I, **Mr. SIDDHARTH JAYANTIBHAI KAPURIYA** hereby solemnly accord my acceptance to act as authorized signatory for the above referred business and all my acts shall be binding on the business.

Place: Surat

Date: 25/03/2023.

X *[Signature]*
.....
Mr. SIDDHARTH JAYANTIBHAI KAPURIYA