



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty



Certificate No. : IN-GJ12899095649620U
Certificate Issued Date : 17-Aug-2022 10:33 AM
Account Reference : IMPACC (AC)/ gj13107011/ RAJKOT/ GJ-RA
Unique Doc. Reference : SUBIN-GJGJ1310701155956860567660U
Purchased by : R T KOTHIYA ADVOCATE
Description of Document : Article 5(h) Agreement (not otherwise provided for)
Description : Not Applicable
Consideration Price (Rs.) : 0
(Zero)
First Party : VIPUL MOHANBHAI VASOYA
Second Party : Not Applicable
Stamp Duty Paid By : VIPUL MOHANBHAI VASOYA
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



JD 0010333428

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, 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 **VIPUL MOHANBHAI VASOYA** promoter /duly authorized by the promoter of **JAY GURUDEV DEVELOPERS** (Project Name: **SOMNATH HEIGHTS**, Project Address: Revenue Survey No. 105/1-2-3 Paiki, TP Scheme No. 13, O P No. 5 Paiki, F P No. 5/1, Plot No. 1,2,3,4+5+6/A, Sub Plot No. 1+2+3+4+5+6/A/3, New 80 Feet Road, Beside Somnath Real Home Society, Near Kartik Party Plot, Rajkot) vide its /his /her/ their authorization dated 14/07/2022.

I, **VIPUL MOHANBHAI VASOYA** promoter /duly authorized by the promoter of **JAY GURUDEV DEVELOPERS** (Project Name: **SOMNATH HEIGHTS**, Project Address: Revenue Survey No. 105/1-2-3 Paiki, TP Scheme No. 13, O P No. 5 Paiki, F P No. 5/1, Plot No. 1,2,3,4+5+6/A, Sub Plot No. 1+2+3+4+5+6/A/3, New 80 Feet Road, Beside Somnath Real Home Society, Near Kartik Party Plot, Rajkot) 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 **SOMNATH HEIGHTS** is proposed;

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.

W-11 M. VASOYA

- 
2. The said land is free from all encumbrances.
 3. The time period within which the project shall be completed by me/us is **31.12.2024.**
 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. 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.

विपिन अ. एस. शर्मा

Deponent

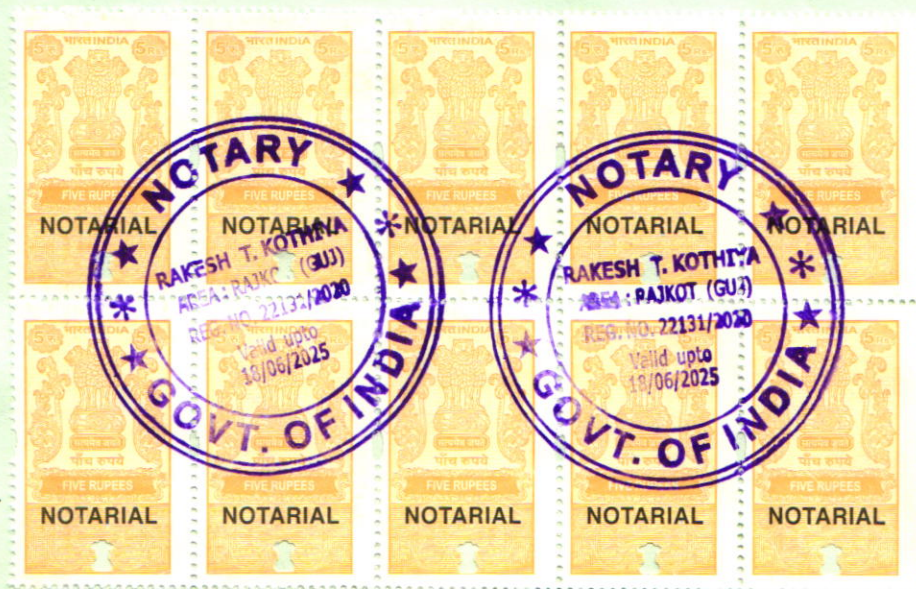
Verification

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 Rajkot on this 9th day of August, 2022.

With Mr. M. M. M.

Deponent



Page No. 95/2022
Serial No. 1893
Receipt No. 1893
Date 17/08/2022

Before Me

[Signature]
RAKESH T. KOTHIYA
NOTARY (GOVT. OF INDIA)
RAJKOT - GUJARAT

भारत सरकार
Government of India

Vipulbhai Mohanbhai Vasoya
DOB : 18/09/1982
Male

5885 7299 7741

मेरा आधार, मेरी पहचान



आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT OF INDIA

VASOYA VIPUL MOHANBHAI
MOHANBHAI MANJIBHAI VASOYA

18/09/1982
Permanent Account Number
AIPPV9221P

आधार
Unique Identification Authority of India

Address:
A-23, shandar residency, morbi road, Rajkot, Rajkot
Bedipara, Gujarat, 360003

5885 7299 7741

1947
help@uidai.gov.in
www.uidai.gov.in

Vipul M. Vasoya

JAY GURUDEV DEVELOPERS

80 FFET ROAD, SOMNATH SOCIETY, NR. KARTIK PARTY PLOT, RAJKOT 360 003.

To Whom So Ever Concern

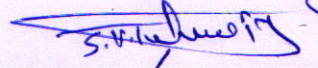
We, Sagar Vinubhai Talaviya, Dharmesh Laljibhai Atkotiya & Others hereby Severally/Jointly authorized to **VIPUL MOHANBHAI VASOYA** to represent me for The Real Estate (Regulation and Development) Act, 2016 and Gujarat the Real Estate (Regulation and Development) Rules, 2017, Rera Authorities or any other authorities for making registration, any agreement, deeds, documents, etc. and to sign and execute all documents and papers as may be required by any such authority(ies), etc. for the project called "**SOMNATH HEIGHTS**" situated at Revenue Survey No. 105/1-2-3 Paiki, TP Scheme No. 13, O P No. 5 Paiki, F P No. 5/1, Plot No. 1,2,3,4+5+6/A, Sub Plot No.1+2+3+4+5+6/A/3 ,Rajkot, and to do all such acts and things as may be necessary or incidental thereto."

I will Severally/Jointly liable for act, agreement or documents provided or done by him under RERA Act\Rules for the above mention Project.

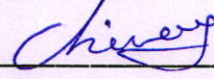
Place: Rajkot

Date : 14/07/2022

Sagar Vinubhai Talaviya



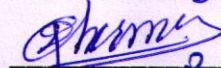
Chirag Vinubhai Talaviya



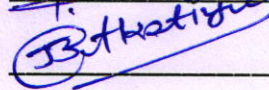
Darshit Bharatbhai Talaviya



Dharmesh Laljibhai Atkotiya



Jay Bipinbhai Atkotiya



JAY GURUDEV DEVELOPERS

80 FFET ROAD, SOMNATH SOCIETY, NR. KARTIK PARTY PLOT, RAJKOT 360 003.

ACCEPTANCE

I, **VIPUL MOHANBHAI VASOYA**, Partner of Firm accept the above authority do hereby accept the same and to do all such acts & things as may be necessary or incidental thereto;

Vipul M. Vasoya

(Vipul Mohanbhai Vasoya)

Partner

Place: Rajkot

Date : 14/07/2022