

Sr. No. : 6466 / 2018

SUNIL J. CHAVDA
NOTARY
GOVT. OF INDIA

02 AUG 2018

THE KALUPUR COMMERCIAL
CO-OP BANK LTD

Nava Nkol Road Branch,
Dist. - AHMEDABAD - 382370

No. G3375051AUM11AV13/1/2015

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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 NAYNESH BABUBHAI GAJERA duly authorized by
Varni Concepts, the partners of the proposed project, vide their authorization
dated 15th July, 2018:

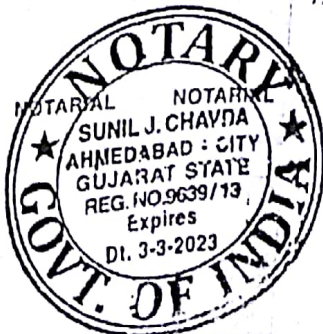
I, Nayneshkumar Babubhai Gajera duly authorized by the committee members
of the proposed project do hereby solemnly declare, undertake and state as under:

1. That promoter has a legal title to the land on which the development of the
project 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.

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 31st December, 2021.
4. That seventy percent of the amounts realised by 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shall be withdrawn in proportion to the percentage of completion of the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 That the amounts from the separate account shall be withdrawn after it is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 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



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

Sunil J. Chavda
Deponent

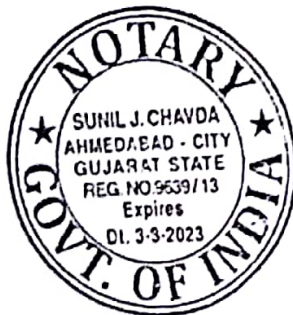
Verification

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

Verify by me at Ahmedabad on this day of July, 2018.



Sunil J. Chavda
Deponent



SOLEMNLY AFFIRMED
BEFORE ME

57 *Sunil J. Chavda*

SUNIL J. CHAVDA
NOTARY
GOVT. OF INDIA

02 AUG 2018

