



गुजरात गुजरात GUJARAT

BC 707399

अ. नं. ५८६२ ता. २५/११/१७
नाम: **VIJAY D. PANCHAL**
पेशा: **ADVOCATE & NOTARY**
रेजि. नं. ९४१/२००९
इस्ते: ५९, Amin Nagar Society,
Chhani, Vadodara.
मोबा. नं. ९८२५० ६१६८
आपका अफसरी
दस्तावेजों की जांच
सुरक्षा के लिए
कृपया ध्यान दें

Regd. No.: 18643
Date: 5/8/2017

AFFIDAVIT CUM DECLARATION

Affidavit Cum Declaration of Mr. Ashokbhai Ishwarlal Patel duly authorized by the promoter of the proposed project, vide its authorization dtd. 4/8/17.

1. I, Ashokbhai Ishwarlal Patel duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:-



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2. That Shreeji Reality has a legal title to the land on which the development of the proposed project is to be carried out

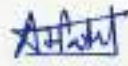
AND

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.

3. That the said land is free from all encumbrances.
4. That the time period within which the project shall be completed by the promoter is 12 months from the date of signing the affidavit.
5. That seventy per cent of the amounts realized 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.
6. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
7. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.
8. 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 utilised for the project and the withdrawal has been compliance with the proportion to the percentage of completion of the project.

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9. The promoter shall take all the pending approvals on time, from the competent authorities.
10. That promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
11. That promoter shall not discriminate against my allotted at the time of allotment of any apartment, plot or building as the case may be, on any grounds.


Deponent

VERIFICATION

The contents on my above Affidavit Cum Declaration are true and correct and nothing material has been concealed by me therefrom.
Verified by me at Vadodara on this 5th August 2017.




Deponent



Solemnly Affirmed Declared
Sworn Before me By... *A. Z. Patel*
[Signature]
VIJAY D. PANCHAL
NOTARY