

THE VALLABH VIDYANAGAR
COMM. CO-OP BANK LTD.,
VALLABH VIDYANAGAR-388120.
GUJ/SOS(AUTH/AVI/ 184 /2007

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SPECIAL
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गुजरात
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INDIA STAMP DUTY GUJARAT



NOTARY

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 **Mr. Puransingh Ramsingh Rathore** Proprietor of **M/s Raghukul Builders** Promoter of the proposed project **Raghukul Flora**

I, **Puransingh Ramsingh Rathore** promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That I have a legal title to the land on which the development of the project is proposed
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me/promoter is **31.03.2023**.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.

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7. That I/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.



Verification

Puransingh Rathore
Puransingh Ramsingh Rathore
Proprietor of Raghukul Builder
Deponent

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 **ANAND** on this 17th December, 2019.

Puransingh Rathore
Puransingh Ramsingh Rathore
Proprietor of Raghukul Builders
Deponent

IDENTIFIED BY ME
ADVOCATE PERSON
Name: *Hiren N. Thaker*

Reg. No. 37721/19
Date : 23-12-19
Solemnly Affirm by the Deponent
Hiren N. Thaker
Hiren N. Thaker
Notary (Govt. Gujarat)

HIREN N. THAKER
Advocate-Notary
"Drashu", Opp. Saurashtra Colony,
Mota Bazar, Vallabh Vidyanagar,
Dist.: Anand, Gujarat, India,
Mo.: 9428403536



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PISTTE
23-12-19
[Handwritten signature]

HIRSHI M. TRAKAR
Notary Public
Anand, Dist. Anand
Gujarat, India
Mobile No. 9824020000



INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty

Certificate No. : IN-GJ19528260395974S
Certificate Issued Date : 31-Jul-2020 03:07 PM
Account Reference : IMPACC (AC)/ gj13061711/ ANAND/ GA-AN
Unique Doc. Reference : SUBIN-GJGJ13061711775889177466075
Purchased by : PURANSINGH RAMSINGH RATHORE
Description of Document : Article 4 Affidavit
Description : AFFIDAVIT
Consideration Price (Rs.) : 0
(Zero)
First Party : PURANSINGH RAMSINGH RATHORE
Second Party : Not Applicable
Stamp Duty Paid By : PURANSINGH RAMSINGH RATHORE
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



NOTARY



NOTARY



LB 0006681855

Disclaimer: This Certificate should be verified at www.stampsonline.gov.in. Any discrepancy at the details on this Certificate will be the responsibility of the user. The user is advised to check the signature on the certificate of the notary. The user is advised to check the signature on the certificate of the notary.



Affidavit Cum Declaration

Affidavit cum declaration of Mr. Puransingh Ramsingh Rathore, promoter of the project Raghukul Flora, situated at Near MGVC Grid, Karamsad-Sandesar Road, Anand-388325, Gujarat.

I, Mr. Puransingh Ramsingh Rathore, promoter of proposed project, do hereby, solemnly declare, undertake and state as under;

I submitted and got approval of our plan/layout in which Location of Drainage line / Septic Tank & Soak Pit / Septic Tank & Soak Well in Lay Out Plan for sewerage Disposal system are not shown as per CGDCR/ NBC. I hereby undertake that till the drainage connectivity is provided by the concerned authority, Septic Tanks and Soak well would be provided in accordance with (IS 2470). The provision for disposal of drainage would be as per Rule 23.10.1 of the new CGDCR -2017.

I further undertake that, I will take building use permission from planning authority after providing/constructing/executing drainage and sewerage disposal system as per CGDCR/NBC. A copy of the same will be submitted to Gujarat Rera thereafter, for their record.

I also undertake to maintain the same in good working order till the maintenance is handed over to the service society of the allottees.

I understand that the entire responsibility for the same will be that of promoter/Architect/Engineer/Site Supervisor/Land Owner.

(Signature)
(Mr. Puransingh Ramsingh Rathore)



Reg. No. 12871220
Date : 31-7-2020
Solemnly Affirm by the Deponent on oath
(Signature)
Hiren N. Thaker
Notary (Govt. Gujarat)

Date: 31.07.2020
Place: Anand
HIREN N. THAKER
Advocate-Notary
"Draashtri" Opp. Saurashtra Colony,
Mota Bazar, Vallabhi Vidyanagar
Dist. Anand, Gujarat, India
Mo : 94284 12522