

1492/2023



IN-GJ41243759297552V

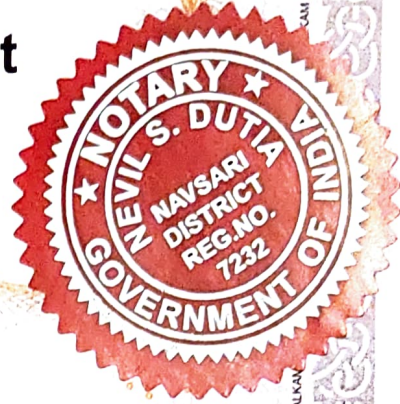


सत्यमेव जयते

INDIA NON JUDICIAL

Government of Gujarat

Certificate of Stamp Duty



Certificate No. : IN-GJ41243759297552V

Certificate Issued Date : 10-Apr-2023 10:48 AM

Account Reference : IMPACC (FI)/ gjelimp10/ NAVSARI/ GJ-NV

Unique Doc. Reference : SUBIN-GJGJELIMP1009430693710780V

Purchased by : VAASTU DEVELOPERS PARTNER MALKAM D VANDRIWALA

Description of Document : Article 29 Indemnity Bond

Description : AFFIDAVIT

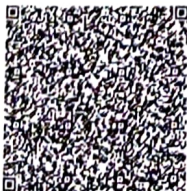
Consideration Price (Rs.) : 0
(Zero)

First Party : VAASTU DEVELOPERS PARTNER MALKAM D VANDRIWALA

Second Party : Not Applicable

Stamp Duty Paid By : VAASTU DEVELOPERS PARTNER MALKAM D VANDRIWALA

Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



मल्लम एलडी वीरेश्वर

JD 0038978151

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.

VAASTU DEVELOPERS PARTNER MALKAM D VANDRIWALA VAASTU DEVELOPERS PARTNER MALKAM D VANDRIWALA VAASTU DEVELOPERS PARTNER MALKAM D VANDRIWALA

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./Ms. **MALKAM DARA VANDRIWALA** (AUTHORISED PARTNER OF **VAASTU DEVELOPERS PARTNERSHIP FIRM**) promoter /duly authorized by the promoter of **VEDANTA HEIGHTS** (M WARD NO. : 14, TIKA NO. : 117,C.S. NO. : 4718, R.S. NO. : 158/B, HISSA NO. : 2, T.P.S. NO. : 3, O.P. NO. : 60, F.P. NO.: 70, MOJE : NAVSARI CITY, TIGHRA ROAD SOUTH SIDE, TA. : NAVSARI, DIST. : NAVSARI-396427), vide its/his/her/their authorization dated **10/3/2023**.

I, **MALKAM DARA VANDRIWALA** (AUTHORISED PARTNER OF **VAASTU DEVELOPERS PARTNERSHIP FIRM**) promoter/duly authorized by the promoter of **VEDANTA HEIGHTS** (M WARD NO. : 14, TIKA NO. : 117,C.S. NO. : 4718, R.S. NO. : 158/B, HISSA NO. : 2, T.P.S. NO. : 3, O.P. NO. : 60, F.P. NO.: 70, MOJE : NAVSARI CITY, TIGHRA ROAD SOUTH SIDE, TA. : NAVSARI, DIST. : NAVSARI-396427) do hereby solemnly declare, undertake and state as under that;

1. I/we have a legal title to the land on which the development **VEDANTA HEIGHTS** (M WARD NO. : 14, TIKA NO. : 117,C.S. NO. : 4718, R.S. NO. : 158/B, HISSA NO. : 2, T.P.S. NO. : 3, O.P. NO. : 60, F.P. NO.: 70, MOJE : NAVSARI CITY, TIGHRA ROAD SOUTH SIDE, TA. : NAVSARI, DIST. : NAVSARI-396427) 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. the said land is free from all encumbrances.
3. the time period within which the project shall be completed by me/us is **31/12/2025**.
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.

m m 141 212419

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.



Verification



महोदय
Deponent

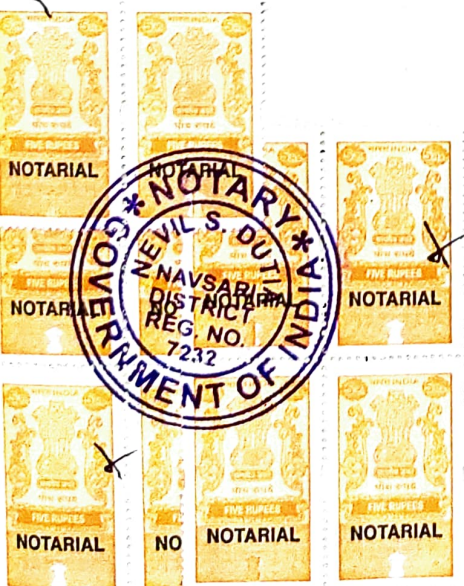
The contents of above Affidavit cum Declaration are true and correct and nothing material has been concealed by me/us therefrom.

Verify by me at NAVSARI on this 10th day of April - 2023

BEFORE ME

NEVIL S. DUTIA
ADVOCATE & NOTARY
GOVERNMENT OF INDIA
REG. NO.: 7232
SR. NO.: 1892/2023
DATE.: 10 APR 2023

Deponent





ભારતીય વિશિષ્ટ ઓળખાણ માધિયમ

ભારત સરકાર
Unique Identification Authority of India
Government of India

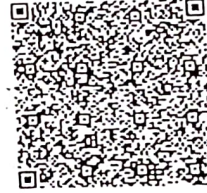
નોંધણીની ઓળખ / Enrollment No.: 2131/31012/03543

To
વાંદરીવાલા માલકમ દારા
Vandriwala Malkam Dara
S/O: Vandriwala Dara
plot no- 5/ 6 pushpak co op ha. so.
luncikui
Navsari
Navsari
Navsari Navsari
Gujarat 396445
9825055410

08/06/2016
367439519



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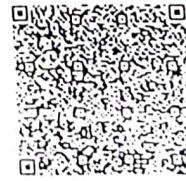
તમારો આધાર નંબર / Your Aadhaar No. :

3168 2444 4206

મારો આધાર, મારી ઓળખ



ભારત સરકાર
Government of India
વાંદરીવાલા માલકમ દારા
Vandriwala Malkam Dara
જન્મ તારીખ / DOB : 30/07/1965
પુરુષ / Male



3168 2444 4206

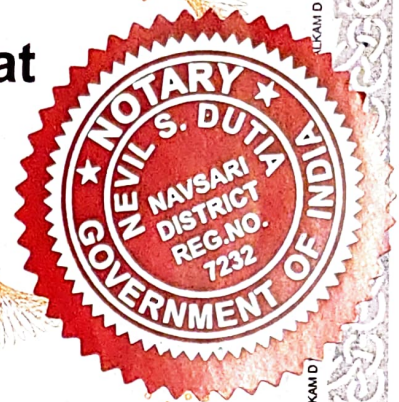
મારો આધાર, મારી ઓળખ
માલકમ દારા, વોંદરીવાલા.

IN-GJ41243069731480V

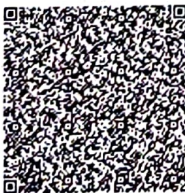


सत्यमेव जयते

INDIA NON JUDICIAL
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Certificate of Stamp Duty



Certificate No.	IN-GJ41243069731480V
Certificate Issued Date	10-Apr-2023 10:47 AM
Account Reference	IMPACC (FI)/ gjelimp10/ NAVSARI/ GJ-NV
Unique Doc. Reference	SUBIN-GJGJELIMP1009432215383902V
Purchased by	VAASTU DEVELOPERS PARTNER MALKAM D VANDRIWALA
Description of Document	Article 29 Indemnity Bond
Description	AFFIDAVIT
Consideration Price (Rs.)	0 (Zero)
First Party	VAASTU DEVELOPERS PARTNER MALKAM D VANDRIWALA
Second Party	Not Applicable
Stamp Duty Paid By	VAASTU DEVELOPERS PARTNER MALKAM D VANDRIWALA
Stamp Duty Amount(Rs.)	300 (Three Hundred only)



നിയമം ഉണ്ടാകുമ്പോൾ

JID 0038978150

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Affidavit Cum Declaration

Affidavit cum declaration of Mr. MALKAM DARA VANDRIWALA authorised signatory of VAASTU DEVELOPERS PARTNERSHIP FIRM for the project VEDANTA HEIGHTS situated at M WARD NO. : 14, TIKA NO. : 117, C.S. NO. : 4718, R.S. NO. : 158/B, HISSA NO. : 2, T.P.S. NO. : 3, O.P. NO. : 60, F.P. NO. : 70, MOJE : NAVSARI CITY, TIGHRA ROAD SOUTH SIDE, TA. : NAVSARI, DIST. : NAVSARI-396427

I MALKAM DARA VANDRIWALA authorised signatory of proposed project duly authorized by the promoter of the project, do hereby, solemnly declare, undertake and state as under;

I/we submitted and got approval of our plan/layout in which drainage layout and sewerage disposal system is not shown as per GDCR/NBC. I/we hereby undertake that Our VEDANTA HEIGHTS is in the NAVSARI-VIJALPOR NAGARPALIKA AREA .There exist drainage network in surrounding of project area. We shall connect drainage network of our project with existing drainage network of NAVSARI-VIJALPOR NAGARPALIKA. With prior permission of NAVSARI-VIJALPOR NAGARPALIKA prior to giving possession to allottees.

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

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



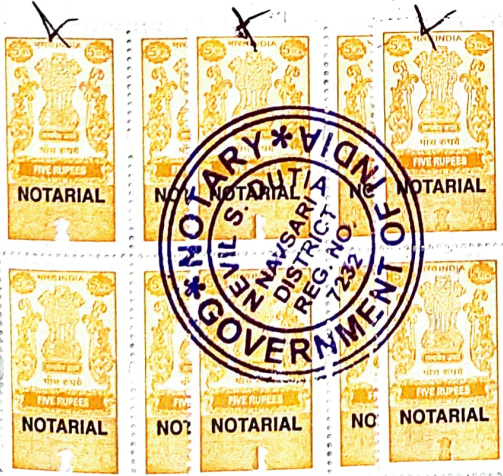
Deponent

BEFORE ME

NEVIL S. DUTIA
ADVOCATE & NOTARY
GOVERNMENT OF INDIA
REG. NO. : 7232

SR. NO. : 1891/2023
DATE.:

10 APR 2023





ભારતીય વિશિષ્ટ ઓળખાણ માધિયમ
ભારત સરકાર
Unique Identification Authority of India
Government of India
નોંધણીની ઓળખ / Enrollment No.: 2131/31012/03543

To
વાંદરીવાલા માલકમ દારા
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S/O: Vandriwala Dara
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તમારો આધાર નંબર / Your Aadhaar No. :

3168 2444 4206

મારો આધાર, મારી ઓળખ



ભારત સરકાર
Government of India
વાંદરીવાલા માલકમ દારા
Vandriwala Malkam Dara
જન્મ તારીખ / DOB : 30/07/1965
પુરુષ / Male



3168 2444 4206

મારો આધાર, મારી ઓળખ
માલકમ દારા વાંદરીવાલા

8/889, Kumbharwad, Shahid Chowk, Navsari-396445
Mobile : 98241 99581, 98250 55410 E-Mail : vaastudevelopers@yahoo.com



Date : - 10/4/2023

Authority Latter

We, On 10/3/2023, The Promoters Of “VEDANTA HEIGHTS (M WARD NO. : 14, TIKA NO. : 117,C.S. NO. : 4718, R.S. NO. : 158/B, HISSA NO. : 2, T.P.S. NO. : 3, O.P. NO. : 60, F.P. NO.: 70, MOJE : NAVSARI CITY, TIGHRA ROAD SOUTH SIDE, TA. : NAVSARI, DIST. : NAVSARI-396427)” hereby Authorizing “**MALKAM DARA VANDRIWALA**” one of our partner of firm “ **VAASTU DEVELOPERS**” to sign or to Communication with the rera Authority and declaring him as a signing authority for **VAASTU DEVELOPERS** for the project “**VEDANTA HEIGHTS**” (M WARD NO. : 14, TIKA NO. : 117,C.S. NO. : 4718, R.S. NO. : 158/B, HISSA NO. : 2, T.P.S. NO. : 3, O.P. NO. : 60, F.P. NO.: 70, MOJE : NAVSARI CITY, TIGHRA ROAD SOUTH SIDE, TA. : NAVSARI, DIST. : NAVSARI-396427)” on behalf of the Us.

Date :10/4/2023

Palace :NAVSARI

Sign :

1. VIMAL MAHENDRABHAI CHAUHAN

Authorised Partner :

1. MALKAM DARA VANDRIWALA

VAASTU DEVELOPERS
નિર્માણ દિગ્ગજીવન
PARTNERS