



IN-GJ35489770918670V



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty

₹300

₹300

Certificate No. : IN-GJ35489770918670V
Certificate Issued Date : 01-Sep-2023 07:32 PM
Account Reference : IMPACC (AC)/ gj13089911/ GULBAI TEKRA/ GJ-AH
Unique Doc. Reference : SUBIN-GJGJ1308991195700193879929V
Purchased by : SUHAG D PATEL
Description of Document : Article 4 Affidavit
Description : AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : RAMESHBHAI KANTIBHAI PATEL
Second Party : Not Applicable
Stamp Duty Paid By : RAMESHBHAI KANTIBHAI PATEL
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



₹300

IN-GJ35489770918670V

IE 0014868704

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

2 SEP 2023

Serial No. 9-81 Dt. / / 20

JITENDRA M. DAVE
NOTARY
GOVT. OF INDIA
2 SEP 2023

NOTICE

- The contents of this e-stamp certificate can be verified at www.shcilestamp.com, Stock Holding mobile application "EStamping" or at Stock Holding Branch/ Centre (the details of which are available at www.stockholding.com).
- Any alteration to this certificate renders it invalid and would constitute a criminal offence.
- Kindly contact Stock Holding Branch / Centre in case of discrepancy.
- For information related to e-Stamping you may write to us on our email id estamp.ahmedabad@stockholding.com or visit our Branch/Centre.

સૂચના

- આ ઈ-સ્ટેમ્પ પ્રમાણપત્રની વિગતો www.shcilestamp.com દ્વારા અથવા સ્ટોક હોલ્ડિંગની "ઈસ્ટેમ્પિંગ" મોબાઈલ એપ્લિકેશન અથવા સ્ટોક હોલ્ડિંગની શાખા / કેન્દ્ર (જેની વિગતો www.stockholding.com પર ઉપલબ્ધ છે) પર જઈ ને ચકાસી શકાય છે.
- આ પ્રમાણપત્રમાં કરેલ કોઈપણ ફેરફાર અમાન્ય છે અને તે ફોજદારી ગુનો બને છે.
- આ ઈ-સ્ટેમ્પ પ્રમાણપત્રમાં કોઈપણ વિસંગતતા જણાય તો સ્ટોક હોલ્ડિંગની શાખા / કેન્દ્ર પર સંપર્ક કરવો.
- ઈ-સ્ટેમ્પિંગ સંબંધિત જાણકારી માટે અમને estamp.ahmedabad@stockholding.com પર ઈ-મેઈલ કરવો અથવા અમારી શાખા / કેન્દ્ર ની મુલાકાત લેવી.



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. Rameshbhai Kantibhai Patel promoter /duly authorized by the promoter of Kavisha Aer (Name of proposed project), vide its/his/her/their authorization dated 12/08/2022.

I Kavisha Aer LLP promoter/duly authorized by the promoter of Kavisha Aer (Name of the proposed project) 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 Kavisha Aer (Name of the proposed project) is proposed;

OR

_____ have/has a legal title to the land on which the development of
_____ (Name 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.

2. Mortgage deed registration vide serial No. 18892 Dated 28/07/2023 M/s Kavisha Aer LLP has got sanctioned project loan of Rs. 60,00,00,000/- from DCB Bank vide sanctioned letter Dated 27/07/2023. In this regard, Kavisha Aer LLP has mortgaged the said project land along with various offices/units/shops in the said project "Kavisha Aer" constructed on the said project land in favour of the DCB Bank vide instrument relating to deposit of Title Deeds for creation of charge executed on 28/07/2023 registered at serial No. 18892 on 28/07/2023 in the office of sub-registrar. Ahmedabad-(Sanand)
3. the time period within which the project shall be completed by me/us is 31/05/2026.
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.



[Signature]

Deponent

Verification

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

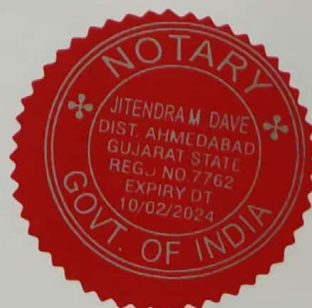
Verify by me at _____ on this _____ day of _____



FOR, KAVISHA AER LLP
[Signature]
Deponent
Designated Partner



Notary's Stamp



**SOLEMNLY AFFIRMED
BEFORE ME**

JITENDRA M. DAVE
NOTARY
GOVT. OF INDIA
15-2 SEP 2023