

67

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. Arvindbhai Manubhai Sheladia** promoter of **SHELADIA REALTY LLP (Project Name : SHELADIA MANOR)**, vide its/his/her/their authorization dated **July 28, 2022**

I, **Arvindbhai Manubhai Sheladia** promoter of **SHELADIA REALTY LLP (Project Name : SHELADIA MANOR)** do hereby solemnly declare, undertake and state as under that;

1. we have a legal title to the land on which the development of **SHELADIA MANOR** 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. The said land is free from all encumbrances.

OR

Details of encumbrance's _____ including details of any rights, title, interest or name of any party in or over such land, along with details.

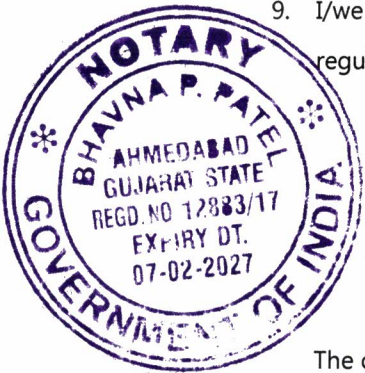
3. The time period within which the project shall be completed by me/us is **December 31, 2025**.
4. Seventy per cent of the amounts realised by me/us for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover 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 The amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.



THE AHMEDABAD MERCANTILE
CO-OP. BANK LTD
PREMCHANDNAGAR ROAD,
AHMEDABAD-380015.
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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 The amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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. 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 AHMEDABAD on this 29 JUL 2022 day of _____

**SIGNED
BEFORE ME**

[Signature]
**BHAVNA P. PATEL
NOTARY
GOVT. OF INDIA**

29 JUL 2022

Deponent



SR. No. 67 /2022

**BHAVNA P. PATEL
NOTARY
GOVT. OF INDIA**

29 JUL 2022

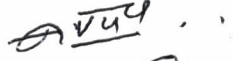


AUTHORITY LETTER

We, the undersigned, partners of **M/s. SHELADIA REALTY LLP** hereby authorise one of our partners viz. **SHRI ARVINDBHAI MANUBHAI SHELADIA** as our Project Head of our project site named **SHELADIA MANOR** which is situated at **TP Scheme No: 215 (Ambali) FP-75/4/1 Survey No . 233/D/A**

He will be the authorized representative for the Gujarat RERA compliance work and do all legal, financial, technical work of the said site.

We all partners confirm the above:

Sr. No	Name of Partner	Signature
1	ARVINDBHAI MANUBHAI SHELADIA	
2	HARSHIL VIPULBHAI SHELADIA	
3	KALPESHBHAI CHATURBHAI SHYANI	
4	YASH ARVINDKUMAR GAJERA	
5	KOMALBEN RAJENKUMAR THAKKAR	
6	PARSHWA RUPESHKUMAR SHAH	

Place:: Ahmedabad

Date:: July 28, 2022