

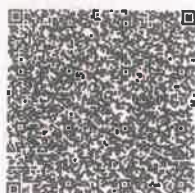
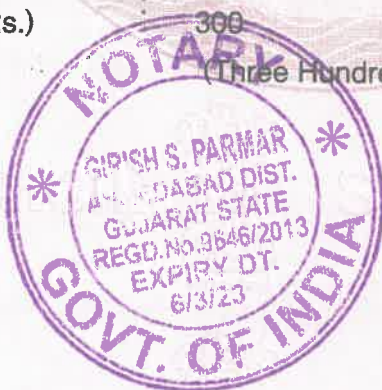


INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty

₹300

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Certificate No.	IN-GJ53915861027759U
Certificate Issued Date	03-Nov-2022 03:40 PM
Account Reference	IMPACC (SV)/ gj13226304/ GULBAI TEKRA/ GJ-AH
Unique Doc. Reference	SUBIN-GJGJ1322630436673004640965U
Purchased by	SANMAG BUILDCON LLP
Description of Document	Article 14 Bond
Description	AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.)	0 (Zero)
First Party	SANMAG BUILDCON LLP
Second Party	Not Applicable
Stamp Duty Paid By	SANMAG BUILDCON LLP
Stamp Duty Amount(Rs.)	300 (Three Hundred only)



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JD 0022174530

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.

[illegible][illegible]



SR. No. 730 (022)/2022
NOTARY
4 NOV 2022

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 SHIVALIK KAILASH GOENKA Promoter of project/duly authorized by promoter (FIRM - SANMAG BUILDCON LLP), of the Project Name: SANKALP GWALA, Plot bearing R.S. No-254, F P No- 80 of T P No -215, Area of Plot under development 4887 Sq. Mtrs. village Name - Ambali, Taluka - Dhandhuka, Ahmedabad, Authority Name AMC, District - Ahmedabad.

Affidavit cum Declaration of Mr SHIVALIK KAILASH GOENKA duly authorized by promoter (FIRM - SANMAG BUILDCON LLP) promoter of the proposed project /duly authorize by the promoter of the proposed project (SANKALP GWALA), vide his authorization dated 29/10/2022:

I, SHIVALIK KAILASH GOENKA promoter of the proposed project/ duly authorized by promoter of the proposed project (SANKALP GWALA) do hereby solemnly declare, undertake and state as under:

1. We have a legal title to the land on which the development of the project is proposed

OR

~~_____ have/has legal title or the land on which the development or 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. That the said land is free from all encumbrances.

OR

~~That details of encumbrances _____ including details of any right title, interest or name of any party in or over such land, along with details.~~

3. That the time period within which the project shall be completed by me/promoter is 31/12/2024.
4. That seventhly 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 withdrawn 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. We shall take all the pending approvals on time, from the competent authorities.
9. We have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. We shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

SANMAG BUILDCON LLP
Shivalika
DESIGNATED PARTNER

Deponent

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verify by me at Ahmedabad in this 4 NOV 2022 November, 2022.

SANMAG BUILDCON LLP
Shivalika
DESIGNATED PARTNER

Deponent



SIGNED
BEFORE ME
GIRISH S. PARMAR
NOTARY
GOVT. OF INDIA

4 NOV 2022

SANMAG BUILDCON LLP

Date : 29/10/2022

To,
The Secretary
Gujarat Real Estate Regulatory Authority,
Fourth Floor, Sahayog Complex,
Sector-11, Gandhi Nagar - 382010

Subject: RERA Authority Letter for Project SANKALP GWALA

Dear Sir,

With reference to subject, All partners hereby Authorized to **SHIVALIK KAILASH GOENKA** as authorized partner for RERA Project Registration and Project Compliance.

For, SANMAG BUILDCON LLP

SHIVALIK KAILASH GOENKA	
SUNNY ASHWINBHAI DESAI	



17th Floor, Sankalp Square -III, TAJ Skyline,
Sindhubhavan Road, Ahmedabad-380058



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