



| Form — 5                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                        |                                                               |
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| CHARTERED ACCOUNTANT'S CERTIFICATE                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                        |                                                               |
| (FOR THE PURPOSE OF WITHDRAWAL OF MONEY FROM DESIGNATED ACCOUNT OF PROJECT)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                        |                                                               |
| Information as on 31-05-2020                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                        |                                                               |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | Dated :- 22.06.2020                    |                                                               |
| <p><b>Subject:</b> Certificate of amount incurred on <b>Anand Sheetal</b> for Construction of Building situated on Arazhi No. 293, 294, Kalyanpur, Bithoor Road, demarcated by its boundaries (latitude and longitude of the end-points) Arazhi no. 262 to the North, Arazhi No. 287 &amp; 265 to the South, Kalyanpur Bithoor road 60 Feet to the East, Arazhi No. 288 &amp; 286 to the West of Village Bairy Akbarpur, Kachhar, Kanpur Development Authority, District Kanpur Nagar, PIN- 208017, admeasuring 3480 sq. meter area, being developed by Dolphin Developers Ltd. <b>having RERA Registration No. UPRERAPRJ9435, Designated A/C No. 337675955092 Bank Name- State Bank Of India.</b></p> |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                        |                                                               |
| S.No.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | Particulars                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | Rs. In lacs<br>Total Cost<br>Estimated | Rs. In lacs<br>Amount incurred (actual out-<br>flow) till now |
| 1                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | 2                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | 3                                      | 4                                                             |
| 1                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | <b>Land Cost</b><br>(a) Acquisition cost of land (purchase or through agreement with land owner) and legal costs on land transaction;<br>(b) Amount payable to obtain development rights, additional FAR and any other incentive under Local Authority or State Government or any Statutory Authority, if any;<br>(c) Acquisition cost of TDR (Transfer of Development Rights), if any;<br>(d) Amounts payable to State Government or competent authority or any other statutory authority of the State or Central Government towards stamp duty, transfer charges, registration fees etc. (if not included in para (a) above);<br>(e) Interest (Other than Penal Interest , Penalties etc) paid to FI , Scheduled Banks , NBFC and "Unsecured Loan at State Bank of India - Marginal cost of Fund based lending Rate (SBI -MCLR)" on money borrowed for purchase of land and also to ,Competent Authority. | 0.00                                   | 0.00                                                          |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | <b>SUB TOTAL LAND COST (in Rs.)</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | 0.00                                   | 0.00                                                          |



| S.No. | Particulars                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | Total Cost<br>Estimated | Amount incurred (actual out-flow)<br>till now |
|-------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|-----------------------------------------------|
| 1     | 2                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | 3                       | 4                                             |
| 2     | <b>Project Clearance Fees</b><br>(a) Fees paid to RERA<br>(b) Fees paid to Local Authority<br>(c) Consultant/Architect Fees (directly attributable to project)<br>(d) Any other (specify)                                                                                                                                                                                                                                                                                                                                   | 105.30                  | 62.97                                         |
|       | <b>SUB TOTAL FEES PAID (in Rs.)</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | 105.30                  | 62.97                                         |
| 3A    | <b>Cost of Development And construction</b><br>(a) Cost of services (water, electricity to construction site) , Site Overheads;<br>(b) Depreciation cost of machinery and equipment purchased, or hired and maintenance costs, consumables etc., (so long as these costs are directly incurred in the construction of the concerned project);<br>(c) Cost of material actually purchased;<br>(d) Cost of <b>Salary and Wages</b> (excluding cost of salaries of employees of the company not directly attached to project); | 1291.00                 | 785.45                                        |
|       | <b>Sub Total of Construction Cost (in Rs.) (sum of (a) to (d) of Row 3a )</b>                                                                                                                                                                                                                                                                                                                                                                                                                                               | 1291.00                 | 785.45                                        |
| 3B    | <b>Cost of construction incurred (As Certified by Project Engineer)</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                     | 1300.00                 | 1105.00                                       |
| 3C    | <b>Total Construction Cost (Lower of 3A and 3B.)</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | 1291.00                 | 785.45                                        |
| 3D    | <b>Interest (Other than Penal Interest and Penalties etc.) paid to Financial Institution , Scheduled Banks , NBFC and Unsecured Loan at "SBI-MCLR" on money borrowed for construction)</b>                                                                                                                                                                                                                                                                                                                                  | 295.54                  | 168.30                                        |
| 3     | <b>TOTAL DEVELOPMENT AND CONSTRUCTION COST (Row 3C +3D)</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | 1586.54                 | 953.75                                        |
| 4     | <b>TOTAL COST OF PROJECT (Row 1+ Row 2+ Row 3)</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | 1691.84                 | 1016.72                                       |
| 5     | Percentage completion of Construction Work completed (as per Project Engineer, Architect's Certificate)                                                                                                                                                                                                                                                                                                                                                                                                                     | 85%                     |                                               |
| 6     | Percentage completion of Total project (Proportionate cost incurred on the project to the total estimated cost) (Col.4 of row 4 / Col.3 of row 4 )%                                                                                                                                                                                                                                                                                                                                                                         | 60%                     |                                               |
| 7     | Total amount received from allottees till date since Inception of the Project                                                                                                                                                                                                                                                                                                                                                                                                                                               | 404.93                  |                                               |
| 8     | 70% Amount to be deposited in Designated Account (0.7*Row 7)                                                                                                                                                                                                                                                                                                                                                                                                                                                                | 283.45                  |                                               |



|    |                                                                                                                                                                                     |         |
|----|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------|
| 9  | Cummulative Amount that can be withdrawn from Designated a/c, i.e.<br>(Total Estimated Cost * Proportionate Cost Incurred on the Project)<br>(Column 3 of Row 4 * row 6 )           | 1016.72 |
| 10 | Amount actually withdrawn till date since inception of the project ( This shall include 70% of the amounts already realised till date but not deposited in the designated Account ) | 283.34  |
| 11 | Balance available in Designated A/c.                                                                                                                                                | 0.11    |
| 12 | Amount to be replenished before next quarter submission of CA certificate                                                                                                           | -733.38 |

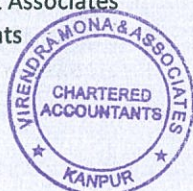
Note: 1) The company has received only Rs. 404.93 Lacs from allottees (against Flat Booking) against which they have already incurred Rs. 1016.72 Lacs as total cost of project. As per the data given above, it reflects that the company has already incurred the higher amount in project which they have received from allottees. Hence, the company has fully utilised the amount which they have received from allottees in respect of this project.

2) There is a Joint venture between company and Land owner. According to the J.V. land is contributed by land owner and company (Builder) will bear all construction & development expenses. After completion of project land owner will get 30% and company will get 68% of the units in residential complex and Mr. Dinesh Chandra shukla CA. (legal advisor) will get 2% of the same. The company neither purchased any land nor it will be purchased in future so the Land cost is NIL.

3) All Estimated cost are shown as suggested by management. Total Estimated cost has been increased from last certificate submitted due to some additional work, which effected on the percentage of completion of project.

This certificate is being issued on specific request of M/s. Dolphin Developers Ltd. for UP RERA compliance. The certification is based on the information and records produced before us and it is true and fair to the best of my knowledge and belief.

For Virendra Mona & Associates  
Chartered Accountants



CA. V.K. Gupta  
(Partner)

Mem. No.- 077497