

**BRIJESH SINGH & ASSOCIATES****(Chartered Accountants)**

E-1003, BETWA APARTMENT, SECTOR 4, GOMTI NAGAR EXTENSION, LUCKNOW-226010

Mob: 8400775597/ 8299484855 Email ID: bsna019@gmail.com

FORM-REG-3

(FOR THE PURPOSE OF WITHDRAWL OF MONEY FROM DESIGNATED ACCOUNT OF PROJECT)

Information as on 21/08/2024

Certification work Assigned vide letter No.

Dated :- 21/08/2024

Subject: Certificate of amount incurred on **Neelaya Capital** for Construction of **One** Tower/Block/Building(s) situated on Khasra no./Plot No. 54/3, 4,151,149 KA MIN, demarcated by its boundaries (latitude and longitude of the end-points) 26.808765 to the North, 26.808765 to the South, 26.808765 to the East 81.004700 to the West of Village Ardonamau, Tehsil Lucknow Competent Authority/Development Authority, District Lucknow, PIN **226010**, admeasuring 4123.93.47 sq. meter area, being developed by M/s Shivbadan Infracon Pvt. Ltd.

S.No.	Particulars	Total Cost Estimated (Revised)	Amount incurred (actual out-flow) till now
1	2	3	4
1	Land Cost (a) Acquisition cost of land (purchase or through agreement with land owner) and legal costs on land transaction; (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; (c) Acquisition cost of TDR (Transfer of Development Rights), if any; (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); (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.	0.0000	0.0000
	SUB TOTAL LAND COST (in Rs.)	0.0000	0.0000

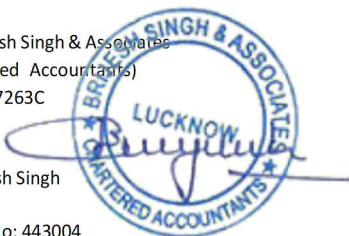
S.No.	Particulars	Total Cost Estimated (Revised)	Amount incurred (actual out-flow) till now
1	2	3	4
2	Project Clearance Fees (a) Fees paid to RERA (b) Fees paid to Local Authority (c) Consultant/Architect Fees (directly attributable to project) (d) Any other (specify)	255.0000	211.7889
	SUB TOTAL FEES PAID (in Rs.)	255.0000	211.7889
3A	Cost of Development And construction (a) Cost of services (water, electricity to construction site), Site Overheads; (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); (c) Cost of material actually purchased; (d) Cost of Salary and Wages (excluding cost of salaries of employees of the company not directly attached to project);	4,044.0300	206.5576
	Sub Total of Construction Cost (in Rs.) (sum of (a) to (d) of Row 3a)	4,044.0300	206.5576



3B	Cost of construction incurred (As Certified by Project Engineer)		440.0000
3C	Total Construction Cost (Lower of 3A and 3B.)	4,044.0300	206.5576
3D	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)		
3	TOTAL DEVELOPMENT AND CONSTRUCTION COST (Row 3C +3D)	4,044.0300	206.5576
4	TOTAL COST OF PROJECT (Row 1+ Row 2+ Row 3)	4,299.0300	418.3465
5	Percentage completion of Construction Work completed (as per Project Engineer, Architect's Certificate)	14.88%	
6	Percentage completion of Total project (Revised) (Proportionate cost incurred on the project to the total estimated cost) (Col.4 of row 4 / Col.3 of row 4)%	9.73%	
7	Total amount received from allottees till date since Inception of the Project (in Rs.)	-	
8	70% Amount to be deposited in Designated Account (0.7*Row 7)	-	
9	Cummulative Amount that can be withdrawn from Designated a/c, i.e. (Total Estimated Cost * Proportionate Cost Incurred on the Project) (Column 3 of Row 4 * row 6)	418.3465	
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)	-	
11	Balance available in Designated A/c.	-	
12	Amount that can be withdrawn from the designated Bank A/C under this certificate (Row 9 – Row 10)	418.3465	

This certificate is being issued on specific request of M/s Shivbadan Infracon Pvt. Ltd. for UP RERA compliance. The certification is based on the information and records produced before us/me and is true to the best of our/my knowledge and belief.

For Brijesh Singh & Associates
(Chartered Accountants)
FRN: 027263C



CA Brijesh Singh
Partner
Memb No: 443004
UDIN: 24443004BJZYOA3165
Date: 17.09.2024