

**CHARTERED ACCOUNTANT'S CERTIFICATE (On Letter Head)**  
(FOR THE PURPOSE OF WITHDRAWAL OF MONEY FROM DESIGNATED ACCOUNT OF PROJECT)

Information as on \_\_\_\_\_  
 Certification work Assigned vide letter No \_\_\_\_\_ Dated - \_\_\_\_\_  
 Subject: Certificate of amount incurred on [Project Name] for Construction of \_\_\_\_\_ Tower/Block/Building(s) situated on Khata no./Plot No \_\_\_\_\_ demarcated by its boundaries (latitude and longitude of the end-points) to the North to the South, to the East to the West of Village \_\_\_\_\_ Tehsil \_\_\_\_\_ Competent Authority/Development Authority, District \_\_\_\_\_, PIN \_\_\_\_\_, measuring sq. meter area, being developed by \_\_\_\_\_ [Promoter], Assdy. RERA Registration No \_\_\_\_\_, Designated A/C No \_\_\_\_\_  
 Bank Name \_\_\_\_\_

S.No.	Particulars	Rs. in Lakhs	Rs. in Lakhs
1	2	Total Cost Estimated	Amount incurred (Actual up to Date) till now
1	<b>Land Cost</b> (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 include d in para (a) above); (e) Interest (Other than Penal Interest, Penalties etc.) paid to FI, Scheduled Banks, NBFC and "Unsecured Loan at 5% to 6% of In-Dia - Marginal cost of Fund based lending Rate (IMR-MCLR)" on money borrowed for purchase of land and also to Competent Authority.	1.35	
	<b>SUB TOTAL LAND COST (in Rs.)</b>	0	0

S.No.	Particulars	Total Cost Estimated	Amount incurred (Actual up to Date) till now
1	2	3	4
2	<b>Project Clearance Fees</b> (a) Fees paid to RERA (b) Fees paid to Local Authority (c) Consultant/Architect Fees (directly attributable to project) (d) Any other (specify):		
	<b>SUB TOTAL FEES &amp; MD (in Rs.)</b>	0	0
3A	<b>Cost of Development and construction:</b> (a) Cost of services (water, electricity to construction site), Site Overhead; (b) Depreciation cost of machinery and equipment purchased, or hired and maintenance cost, 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)	10.50	
	<b>SUB Total of Construction Cost (in Rs.) (sum of (a) to (d) of Row 3A)</b>	0	0
3B	<b>Cost of construction incurred (As Certified by Project Engineer)</b>		
3C	<b>Total Construction Cost (Sum of 3A and 3B)</b>	11.05	
3D	<b>Interest (Other than Penal Interest and Penalties etc.) paid to Financial Institution, Sched</b>		
	<b>TOTAL DEVELOPMENT AND CONSTRUCTION COST (Row 3C + 3D)</b>		
4	<b>TOTAL COST OF PROJECT (Row 1+ Row 2+ Row 3)</b>		
5	Percentage completion of Construction Work completed (as per Project Engineer, Audited)	100%	
6	Percentage completion of Total project (Proportionate cost incurred on the project till date)	100%	
7	Total amount received from allottees (to date since inception of the Project) (in Rs.)		
8	70% Amount to be deposited in Designated Account (57% Row 7)		
9	Cumulative Amount that can be withdrawn from Designated A/C, i.e. (Total Estimated Cost * Proportionate Cost Incurred on the Proj)		
10	Amount actually withdrawn till date since inception of the project (This shall include 70		
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)		

This certificate is being issued on specific request of \_\_\_\_\_ (Name of the Promoter) for UP/REDA compliance. The certificate is based on the information and records produced before us and is true to the best of our very knowledge and belief.

*Vinay Jain*  
 19/7/18  
 Signature of Chartered Accountant with seal  
 (Name of the Chartered Accountant)  
 (Membership Number)

