

BANSAL RAJEEV & ASSOCIATES

Chartered Accountants

Office: 1st Floor, Tirath Bhawan, 24 Shivaji Marg, Lucknow: Telephone : 0522-4011246

Form - 5

CHARTERED ACCOUNTANT'S CERTIFICATE

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

TO WHOM SO EVER IT MAY CONCERN

Information as on 30.06.2018

Certification work Assigned vide letter No.LEV.GR/REQ/0515

Dated :- 30.06.2018

Subject: Certificate of amount incurred on [Project Name] for Construction of The Grand Bharawan Tower/Block/Building(s) Tower no.1 situated on Khasra no./Plot No.42A & 42B 8, Wazir Hassan Road Lucknow, 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 Lucknow, Tehsil Competent Authority/Development Authority, District Lucknow , PIN 226001, admeasuring sq. meter area, being developed by 3657 [Promoter] **having RERA Registration No .UPRERAPRJ11333 , Designated A/C No.50200003846561 Bank Name HDFC Bank**

S.No.	Particulars	Rs.in lacs	Rs. in lacs
		Total Cost Estimated	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;	0	0
	(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;	4783536	0
	(c) Acquisition cost of TDR. (Transfer of Development Rights), if any;	0	0
	(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);	3150000	3150000
	(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	0
	SUB TOTAL LAND COST (in Rs.)	7933536	3150000

S.No.	Particulars	Total Cost Estimated	Amount incurred (actual out-flow) till now
1	2	3	4
2	Project Clearance Fees		
	(a) Fees paid to RERA	25750	25750
	(b) Fees paid to Local Authority	6634296	6634296
	(c) Consultant/Architect Fees (directly attributable to project)	2080030	0
	(d) Any other (specify)	57600	57600
	SUB TOTAL FEES PAID (in Rs.)	8797676	6717646
3A	Cost of Development And construction		861691
	(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);		0
	(c) Cost of material actually purchased;	233594128	69472712
	(d) Cost of Salary and Wages (excluding cost of salaries of employees of the company not directly attached to project);		8700392
	Sub Total of Construction Cost (in Rs.) (sum of (a) to (d) of Row 3a)	233594128	79034795
3B	Cost of construction incurred (As Certified by Project Engineer)	135060386	135060386

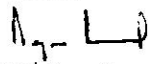
3C	Total Construction Cost (Lower of 3A and 3B.)	135060386	79034795
3D	Interest (Other than Penal Interest and Penalties etc.) paid to Financial Institution, Scheduled Banks, NBFC and Unsecured Loan at "SBI-MCLR" on money borrowed for construction)	10590145	10590145
3	TOTAL DEVELOPMENT AND CONSTRUCTION COST (Row 3C +3D)	145650531	89624940
4	TOTAL COST OF PROJECT (Row 1+ Row 2+ Row 3)	162381743	99492586
5	Percentage completion of Construction Work completed (as per Project Engineer, Architect's Certificate)	58.00%	
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)%	61.27%	
7	Total amount received from allottees till date since Inception of the Project (in Rs.)	9651900	
8	70% Amount to be deposited in Designated Account (0.7*Row 7)	6756330	
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)	54913914	
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)	9651900	
11	Balance available in Designated A/c.	0	
12	Amount that can be withdrawn from the designated Bank A/C under this certificate (Row 9 – Row 10)	45262014	

This certificate is being issued on specific request of M/s Levana Realty (Name of the Promoter) 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 Bansal Rajeev & Associates

Chartered Accountants

FRN:05239C



(Rajeev Bansal)

M.no. 073444

Place: Lucknow
Dated: 30.06.2018