



DIMENSION ARCH

ARCHITECTURAL | STRUCTURAL ENGINEER | VALUER

ISO 9001:2015 CERTIFIED

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ENGINEER'S CERTIFICATE

(For The Purpose of Registration of Project and for withdrawal of Money from Designated Account)

Subject: Certificate of Percentage of Completion of Construction Work of Namo County having 164 Nos. of Plots for the 1ST Phase of the Project situated on the Khasra No/ Plot no 268MI, 258/2, 260 MI, 274, 259, 261, 262, 264, 263, 258/1, 270, 273 MAUZA SIMARDHA ARAZI NO. 400 MAUZA BHOJLA TEHSIL JHANSI SADAR & DISTT JHANSI Demarcated by its boundaries (latitude and longitude of the end points) 25.506215 to the North 25.50289 to the South 78.561843 to the East 78.559059 to the West of village SIMARDHA Tehsil JHANSI Competent/ Development authority JHANSI DEVELOPMENT AUTHORITY (JDA) District JHANSI PIN 284003 admeasuring 50169 sq.mts. area being developed by Shri Peetambara Infracity LLP

I/We Ashish Sahu have undertaken assignment as Project Engineer for certifying Percentage of Completion Work of the project NAMO COUNTY Having 164 Nos. of plots of 1st Phase of the Project, situated on the Khasra No/ Plot no 268MI, 258/2, 260 MI, 274, 259, 261, 262, 264, 263, 258/1, 270, 273 MAUZA SIMARDHA ARAZI NO. 400 MAUZA BHOJLA TEHSIL JHANSI SADAR & DISTT JHANSI competent/ development authority JHANSI DEVELOPMENT AUTHORITY (JDA) District JHANSI PIN 284003 admeasuring 50169 sq.mts. area being developed by Shri Peetambara Infracity LLP

This is to certify that I have undertaken assignment of certifying estimated cost and expenses incurred on actual on site construction for the Real Estate Project mentioned above.

1. Following technical professionals were consulted by me for verification /for certification of the cost:

- M/s/Shri/Smt JITENDRA KUMAR SINGH as Architect
- M/s/Shri/Smt ASHISH SAHU as Structural Consultant
- M/s/Shri/Smt DINKER SAXENA & ANIL GOYAL as MEP Consultant
- M/s/Shri/Smt NIKHIL KUMAR SINGH as Site Supervisor

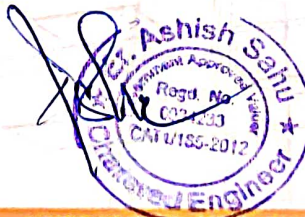
2. The project is still ongoing. We have estimated the cost of the completion of the civil, MEP and allied works, of the plots of the project. Our estimated cost calculations are based on the drawings/plans made available to us for the project under reference by the Promoter, Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by Quantity Surveyor appointed by the Promoter, and the fair assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.

3. We estimate the Total Cost for completion of the project under reference as Rs.3,53,36,378.00 (Total of S.No. 1 in Tables A & B) including cost of development of common facilities. The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for obtaining occupation certificate/completion certificate for the building(s) from the concerned Competent Authority under whose jurisdiction the previously mentioned project is being implemented.

4. The estimated actual cost incurred till date 18.09.2023 is calculated at Rs.1,36,24,000/- (Total of S. No. 2 in Tables A & B). The amount of Estimated Cost Incurred is calculated based on amount of Total Estimated Cost.

5. The Balance cost of Completion of the Civil, MEP and Allied works of the Building(s) of the subject project to obtain Occupation Certificate/Completion Certificate from the Competent Authority is estimated at Rs. (Total of S.No. 4 in Tables A and B).

6. I certify that the Cost of Civil, MEP and allied work for the aforesaid Project as completed on the 18.09.2023 date is as given in Tables A and B below :



| | | | | | |
|-------------------|---|--|--|--|--|
| EMPANELLED VALUER | INCOME TAX DEPTT. UCO BANK INDIAN BANK LIC HFL | STATE BANK OF INDIA UNION BANK OF INDIA J&K BANK INDIABULLS HFL | CANARA BANK SIDBI SHUBHAM HFL HUDCO | PUNJAB NATIONAL BANK BANK OF MAHARASHTRA ICICI BANK INDUSIND BANK | BANK OF INDIA YES BANK ARYAVART BANK TATA CAPITAL HFL |
|-------------------|---|--|--|--|--|

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Table A

Building/Wing/Tower/Villa bearing Number 164 or called Plots
(To be prepared separately for each Building /Wing of the Real Estate Project/Phases. In case of more than one building, label as Table-A1, A3 etc.)

| S.No. | Particulars | Amount |
|-------|--|----------|
| 1 | Total Estimated cost of the building/wing as on date of Building Permission from Competent Authority. (based on the original Estimated cost) | Rs. 0.00 |
| 2 | Cost incurred as on Date (Based on the actual cost incurred as per records) | - |
| 3 | Value of Work done In Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100 | #DIV/0! |
| 4 | Balance Cost to be incurred (Based on Estimated Cost) (1-2) | Rs. 0 |
| 5 | Cost incurred on Additional/ Extra Items not included In the Estimated Cost (Annexure A) | Rs. 0 |
| 6 | Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100) | #DIV/0! |

(Enclose separate sheets for the cost calculations for each unit/building or tower)

TABLE B

Internal & External Development works and common amenities
(To be prepared for the entire registered phase of the Real Estate Project)

| S.No. | Particulars | Amount |
|-------|---|--------------------|
| 1 | Total Estimated cost of the Internal and External Development Works including common amenities and facilities in the layout as on date of Permission from Competent Authority (based on the original Estimated Cost). | Rs. 3,53,36,378.00 |
| 2 | Cost incurred as on (based on the actual cost incurred as per records) | Rs. 1,36,24,000.00 |
| 3 | Work done In Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100) | 39% |
| 4 | Balance Cost to be Incurred (Based on Estimated Cost) (1-2) | Rs. 2,17,12,378 |
| 5 | Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A) | Rs. 0 |
| 6 | Work done in percentage (as Percentage of Estimated Cost plus additional/Extra Items ((Row 2 + Row 5) / (Row 1 + Row 5) *100) | 0% |

(Enclose separate sheet for the cost calculations)

Signature of Engineer

Name : ASHISH SAHU
Address : CP-1/105A 1ST FLOOR, RADHIKA VIHAR PHASE 2, MATHURA
Aadhar No. : 8983-4308-2268
PAN No. : AFGPS2550E

**Annexure A**

List of Extra / Additional Items executed with Cost
(which were not part of the original Estimate of Total Cost)