

**ABHISHEK KUMAR SHARMA**  
CIVIL ENGINEER (B.TECH.)

ADD: PLOT NO. 338, KAUSHALPURI,  
KHARGAPUR, GOMTI NAGAR,  
LUCKNOW(U.P.)  
CONTACT: +917897079791

DATE: 03 JAN 2020

2

### ENGINEER'S CERTIFICATE

FORM-R

Subject:

(For The Purpose of Registration of Project and for withdrawal of Money from Designated Account)  
Certificate of Percentage of Completion of Construction Work of Kahlon Emporium No. of Building(s)/01 Block(s) of the 01 Phase of the Project UPRERAPRI4285 situated on the Khasra No/ Plot no 16-COM/11, 16-COM/12, 16-COM/13 & 16-COM/14 Demarcated by its boundaries (latitude and longitude of the end points) 26.75001 to the North 26.75069 to the South 80.95385 to the East 80.95426 to the West of Tehsil Sarojini Nagar Competent/ Development authority Uttar Pradesh Awas Evam Vikas Parishad District Lucknow PIN 226016 admeasuring 5153.97 sq.mts. area being developed by Kahlon Emporium.

I Abhishek Kumar Sharma has undertaken assignment as Project Engineer for certifying Percentage of Completion Work of the Kahlon Emporium Building(s)/01 Block/ Tower (s) of 01 Phase of the Project, situated on the Khasra No/ Plot no 16-COM/11, 16-COM/12, 16-COM/13 & 16-COM/14 of tehsl Sarojini Nagar competent/ development authority Uttar Pradesh Awas Evam Vikas Parishad District Lucknow PIN 226016 admeasuring 5153.97 sq.mts. area being developed by Kahlon Emporium.

**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:

- (i) Shri Reputanjay Kumar Patel as Architect
- (ii) Shri S.B. Chaudhary as Structural Consultant
- (iii) Shri Abhishek Kumar Sharma as MEP Consultant
- (iv) Shri Abhinav Sharma 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 Building(s) 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.

**ER. ABHISHEK KUMAR SHARMA**  
CIVIL ENGINEER (B.TECH)

3. We estimate the Total Cost for completion of the project under reference as Rs. 21,46,12,063/- (Total of S.No. 1 in Tables A and 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 Crores is calculated at Rs. 21,35,62,063/- (Total of S. No. 2 in Tables A and 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. 91,73,092/- (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 04 Feb 2020 date is as given in Tables A and B below :

**Table A**  
Building/Wing/Tower bearing Number or called Kahlon Emporium

(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, A2, A3 etc.)

S.No.	Particulars	Amounts
1	Total Estimated cost of the building/wing as on date of Building Permission from Competent Authority. (based on the original Estimated cost)	181303163/-
(a)	Land Cost	148447851/-
(b)	Civil Construction Cost	32855312/-
2	Cost Incurred as on Date (Based on the actual cost incurred as per records)	181303163/-
3	Value of Work done in Percentage (as Percentage of the estimated cost ) ( Row 2 / Row 1 ) * 100)	100%
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	NIL
5	Cost Incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	NIL
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ( ( Row 2 + Row 5 ) / ( Row 1 + Row 5 ) * 100 )	100%

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

  
**ER. ABHISHEK KUMAR SHARMA**  
CIVIL ENGINEER (B.TECH)

**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	Amounts
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).	33308900/-
2	Cost incurred as on (based on the actual cost incurred as per records)	
3	Work done in Percentage (as Percentage of the estimated cost) ( Row 2 / Row 1 ) * 100 )	32258900/-
4	Balance Cost to be Incurred (Based on Estimated Cost) (1-2)	96.84%
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	10,50,000/-
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra Items ( (Row 2 + Row 5) / (Row 1 + Row 5) * 100 )	NIL
(Enclose separate sheet for the cost calculations)		96.84%

Signature of Engineer  
Name: Abhishek Kumar Sharma  
Address: Plot No. 338, Kaushalpuri, Khargapur,  
Gomti Nagar, Lucknow (U.P.)  
Aadhar No. 777680794874  
PAN No. CVSPS7216K

  
**ER. ABHISHEK KUMAR SHARMA**  
CIVIL ENGINEER (B.TECH)