

GUNJAN KRIPLANI & CO.

Chartered Accountants



Form — REG 3

Information as on 31-07-2024

Certification work Assigned vide letter No.-----

Dated :-31.07.2024

Subject: Certificate of amount incurred on Logix Buildestate Private limited for Construction of plotted development 388 Plots of the project situated on the Khasara no. / Plot no. TS-01B, Sector 22D, Yamuna Expressway, Distt Gautam Budha Nagar, U.P., admesuring 275419.44 Sq.mtr. are being developed by Logix Buildestate Pvt. Ltd. [Promoter] **Project Name - ACE ESTATE**

Logix Buildestate Private Limited RERA Collection account ACE ESTATE - 99998282828900, Logix Buildestate Private Limited RERA Sepa rate account ACE ESTATE - 99998282828901, Logix Buildestate Private Limited RERA Transaction account ACE ESTATE - 99998282828902, Bank Name - HDFC Bank Limited, K Block, Sector 18, Noida UP

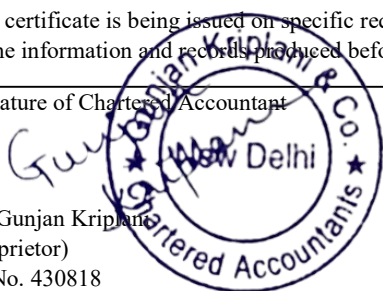
		Rs.in lacs	Rs. In lacs
S.No.	Particulars	Total Cost Estimated	Amount incurred (actual out-flow) till now
1	2	3	4
1	Land Cost (a) Acquisition cost of land (purchase or through agreement with land owner) and legal costs on land transaction; (b) Amount payable to obtain development rights, additional FAR 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.	247.77	62.00
	SUB TOTAL LAND COST (in Rs.)	247.77	62.00
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)	0	0
	SUB TOTAL FEES PAID (in Rs.)	0	0
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);	50.94	0
	Sub Total of Construction Cost (in Rs.) (sum of (a) to (d) of Row 3a)	50.94	0
		Rs.in lacs	Rs. In lacs

S.No.	Particulars	Total Cost Estimated	Amount incurred (actual out-flow) till now
1	2	3	4
3B	<i>Cost of construction incurred (As Certified by Project Engineer)</i>		
3C	<i>Total Construction Cost (Lower of 3A and 3B.)</i>	50.94	0
3D	<i>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)</i>	0	0
3	TOTAL DEVELOPMENT AND CONSTRUCTION COST (Row 3C +3D)		
4	TOTAL COST OF PROJECT (Row 1+ Row 2+ Row 3)	298.71	62.00
5	Percentage completion of Construction Work completed (as per Project Engineer, Architect's Certificate)		0
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)%		0
7	Total amount received from allottees till date since Inception of the Project (in Rs.)		0
8	70% Amount to be deposited in Account (0.7*Row 7)		0
9	Cummulative Amount that can be withdrawn from a/c, i.e. (Total Estimated Cost * Proportionate Cost Incurred on the Project) (Column 3 of Row 4 * row 6)		0
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 Account)		0
11	Balance available in Bank A/c.		0
12	Amount that can be withdrawn from the Bank A/C under this certificate (Row 9 – Row 10)		0

This certificate is being issued on specific request of M/s Logix Buildestate 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.

Signature of Chartered Accountant

CA Gunjan Kripalani
(Proprietor)
M. No. 430818
UDIN: 24430818BKGABL1737



To,
Shri Subodh Kumar Rai Ji
The Technical Advisor
UP RERA Naveen Bhawan, Kala Kankar House,
Old Hyderabad, Lucknow 226007,
Uttar Pradesh.

Date : 23-10-2024

Date: 23rd October 2024

Subject: Regarding UPRERA Registration for Logix Buildestate Pvt. Ltd. (Ace Estate ID 1128078),
Letter No. 14986/UP/Taksel/2024-25, Dated 22/10/2024

Reference is made to your Letter No: 14986/UP/Taksel/2024-25, Dated 22/10/2024. Please find point-wise replies below:

1. **The Audited BS does not have a UDIN of CA.**
Reply Point No. 01: We are submitting the Balance Sheet on which UDIN is written, UDIN was only on Audit Report however now written on BS too.
2. **The Uploaded CA Certificate is not filled, separate account details are wrong and project name is not given**
Reply Point No. 02: We are submitting, CA Certificate filled and having correct details and having Project details.

You are kindly requested to consider the above and oblige.

Thanks & Regards,

For, Logix Buildestate

Nikhil Dua
Director

LOGIX BUILDSTATE PRIVATE LIMITED

CASH FLOW STATEMENT

S.N.	PARTICULARS	31.12.2024	31.3.2025	30.06.2025	30.09.2025	31.12.2025	31.03.2026	30.09.2026	31.12.2026	31.03.2027
		1	2	3	4	5	6	8	9	10
A.	INFLOW									
	1 CASH ACCRUALS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	2 PROMOTERS CONTRIBUTION	113.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	3 BANK FINANCE	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	4 RECEIPT FROM CUSTOMERS	30.00	50.00	60.00	80.00	120.00	169.00	0.00	0.00	0.00
	5 DUE FROM SUPPLIERS	15.00	20.00	0.00	0.00	0.00	0.00	40.00	26.99	69.99
	TOTAL	158.00	70.00	60.00	80.00	120.00	169.00	40.00	26.99	69.99
B	OUT FLOW									
	REPAYMENT OF LOAN	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	110.00
	REPAYMENT OF SUPPLIERS	2.00	5.00	35.00	42.00	35.53	38.88	0.00	0.00	0.00
	CONSTRUCTION COST *	8.00	10.35	17.00	15.59	0.00	0.00	0.00	0.00	0.00
	PURCHASE OF LAND	0.00	55.56	0.00	53.11	0.00	50.89	48.53	0.00	0.00
	PURCHASE OF FIXED ASSETS	9.37	0.00	0.00	0.00	0.00	1.00	0.00	0.00	0.00
	OTHER ADMIN EXP	0.00	16.78	0.00	0.00	0.00	40.60	0.00	0.00	40.94
	TOTAL	19.37	87.69	52.00	110.70	35.53	131.37	48.53	0.00	150.94
	OPENING BALANCE	0.02	138.65	120.96	128.96	98.26	182.73	279.24	306.23	225.28
	SURPLUS /DEFICIT	138.63	-17.69	8.00	-30.70	84.47	37.63	-8.53	26.99	-80.95
	CLOSING BALANCE	138.65	120.96	128.96	98.26	182.73	220.36	279.24	306.23	225.28

A-B

120.96
0.00

220.36
0.00

225.28
(0.00)

