

Pradip Jain

Friend's Park, S. No. 106/107, Part,
Near Chaturringi Temple,
Senapati Bapat Rd., Pune - 411 016.
Phone : (020) 25659112
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ENGINEER'S CERTIFICATE

Date: 26th September 2017

To
Kumar Developers,
Having its registered office at: Shanti Palace,
Station Bhag,
Dondaicha - 425408

Subject: Certificate of Cost Incurred for Development of "HASTI TOWER" for Construction of the Building situated on the Plot bearing situated at C.S. No. 328/D ,Village Of Dondaicha, Taluka Shindkheda, District Dhulia, 425408, demarcated by its boundaries (latitude- N21°32'967" and longitude- E 74°56'1708" of the end points) to the North, By "Samitti Shopping Center", Dondaicha , to the South, side "Rani Maa Plaza", Dondaicha, to the East side "Dondaicha Central Bus Station", Admeasuring 1746.50 Sq.Mt. Area being developed by Kumar Developers.

Ref: RERA Registration Number:_____

Sir,

I **Pradeep Jain** undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under RERA. Being **Hasti Tower** Building situated on the plot bearing **C.S. No. 328/D ,Village Of Dondaicha**, Taluka Shindkheda, District Dhulia, 425408, admeasuring **1746.50 Sq. Mtrs** Area being developed by **Kumar Developers**.

1. Following technical professionals are appointed by Owner / Promoter

- | | |
|--------------------------------------|--------------------------|
| (i) M/s. Tushar Mehta | as L.S. /Architect; |
| (ii) M/s. Sunil Mutalik & Associates | as Structural Consultant |
| (iii) M/s. Pradeep Jain | as MEP Consultant |
| (iv) Shri. Pradeep Jain | as Site Supervisor. |

2. We have estimated the cost of the completion to obtain Occupation Certificate Completion Certificate, of the Civil, MEP and Allied works, of the Buildings of the project. Our estimated cost calculations are based on the Drawings/plans made available to us for the project under reference by the Developer and Consultants and the Schedule of items

and quantity for the entire work as calculated by **Mr. Pradeep Jain** quantity Surveyor appointed by Developer, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.

3. We estimate Total Estimated Cost of completion of buildings of the aforesaid project under reference as **Rs. 3,37,97,771/-**. The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for the purpose of obtaining occupation certificate / completion certificate for the buildings from **the Pune Municipal Corporation** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs. 2,76,21,749/-**. The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.

5. The Balance cost of Completion of the Civil, MEP and Allied works of the Buildings of the subject project to obtain Occupation Certificate / Completion Certificate from (planning Authority) is estimated at **Rs. 61,76,022/-**.

6. I certify that the Cost of the Civil, MEP and allied work for the aforesaid Project a completed on the date of this certificate is as given in Table A and B below.

TABLE A
Building /Wing bearing Number C called as UNICUS

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the Building/wing as on 28 th September 2017 date of Registration is	Rs. 3,37,97,771/-/-
2	Cost incurred as on 28 th September 2017 (based on the Estimated cost)	Rs. 2,76,21,749/-
3	Work done in Percentage (as Percentage of the estimated cost)	82%
4	Balance Cost to be Incurred(Based on Estimated Cost)	Rs. Rs. 61,76,022/-
5	Cost Incurred on Additional /Extra Items as on 28 th September 2017 not included in the Estimated Cost (Annexure A)	Rs. 0

TABLE B
Building /Wing bearing Number C called as UNICUS

Sr. No	Particulars	Amount
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 28 th September 2017 date of Registration is	Rs. 3,37,97,771/-/-
2	Cost incurred as on 28 th September 2017 (based on the Estimated cost)	Rs. 2,76,21,749/-
3	Work done in Percentage (as Percentage of the estimated cost)	82%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. Rs. 61,76,022/-
5	Cost Incurred on Additional /Extra Items as on 30 th June 2017 not included in the Estimated Cost (Annexure A)	Rs. 0

Yours Faithfully,

Signature of Engineer

Mr. Pradeep Jain

PRADIP S. JAIN

***** Note:**

1. The scope of work is to complete entire Real Estate Project as per drawings approved from time to time so as to obtain Occupation Certificate /Completion Certificate.
2. (*) Quantity survey can be done by office of Engineer or can be done by an independent Quantity Surveyor, whose certificate of quantity calculated can be relied upon by the Engineer. In case of independent quantity surveyor being appointed by Developer, the name has to be mentioned at the place marked (*) and in case quantity are being calculated by office of Engineer, the name of the person in the office of Engineer, who is responsible for the quantity calculated should be mentioned at the place marked (*)•
3. The estimated cost includes all labor, material, equipment and machinery required to carry out entire work.
4. As this is an estimated cost, any deviation in quantity required for development of the Real estate Project will result in amendment of the cost incurred/to be incurred.
5. All components of work with specifications are indicative and not exhaustive.