

FORM-2 [see Regulation 3]
ENGINEER'S CERTIFICATE

Date:-19/07/2017

The

**WAKDE (PATIL) INFRA DEVELOPERS
& CONSTRUCTIONS (P) LTD.
6246, RAM MANDIR ROAD,
AYODHYA NAGAR, NAGPUR-24.**

Subject: Certificate of Cost Incurred for Development of Dream City, Phase-I for Construction Work of 2 No. of Building(s) of the Phase-I of the Project
Maha RERA Registration Number.....

Building No.1 situated on the Plot No.26 & 27 (Building No.1), bearing C.N
.No/CTS No./Survey no.127/1/2, Mouza:-Khokrala, demarcated by its boundaries

On the North : survey No.127 (Layout)

To the South : Road (9 mt wide)

To the East : Plot no.28

To the West : Plot no 25

Of Division Nagpur, Village:- Khokrala, Taluka & District:- Bhandara, PIN 441904
admeasuring 331sq.mts.area being developed by WAKDE(PATIL)INFRA
DEVELOPERS & CONSTRUCTIONS (P) LTD.

Building No. 2 situated on the Plot No.24 & 25 (Building No.2) bearing
C.N.No/CTS No./Survey no.127/1/2, Mouza:-Khokrala, demarcated by its
boundaries

On the North : survey No.127(Layout)

To the South : Road (9 mt wide)

To the East : Plot no.26

To the West : Plot no 23

Of Division Nagpur, Village:- Khokrala, Taluka & District:- Bhandara PIN 441904
admeasuring 331sq.mts area being developed by WAKDE(PATIL)INFRA
DEVELOPERS & CONSTRUCTIONS (P) LTD.

Ref: Maha RERA Registration Number

Sir,

I Er.Rajesh S. Rajankar have under taken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under Maha RERA, being

Building No.1 situated on the Plot No.26 & 27(Building No.1), bearing C.N .No/CTS No./Surveyno.127/1/2, Mouza:-Khokrala, demarcated by its boundaries

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1. Following technical professionals are appointed by Owner/Promoter:-
 - (i) Er. Rajesh S. Rajankar as L.S./Architect;
 - (ii) Er. Shekhar Dongarwar as Structural Consultant
 - (iii) M/s. M.K.B. Electricals as MEP Consultant
 - (iv) Er. Radheshyam Nimkar 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 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 Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by Er. Radheshyam Nimkar Quantity Surveyor appointed by Developer/Engineer ,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 the building(s)of the afore said project under reference as Building.1_Rs.1,10,43,312/- (Total of Table A and B) & Building.2_Rs.1,10,43,312/- (Total of Table A and B).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 building(s)from the Grampanchyat Khokarla being the Planning Authority under whose jurisdiction the afore said project is being implemented.
4. The Estimated Cost Incurred till date is calculated at Building.1_Rs.66, 25,987/-- (Total of Table A and B) & Building.2_Rs.39,57,186/- (Total of Table A and B).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 Building(s)of the subject project to obtain Occupation Certificate / Completion Certificate from(Planning Authority) is estimated at Building.1_Rs.44,17,325/- (Total of Table A and B) & Building.2_Rs.70,86,126/- (Total of Table A and B).
6. I certify that the Cost of the Civil ,MEP and allied work for the aforesaid Project as Completed on the date of this certificate is as given in Table A and B below:

TABLE A**Building-1-Phase-1-Dream City**

(to be prepared separately for each Building /Wing of the Real Estate Project)

Sr.No	Particulars	Amounts
1	Total Estimated cost of the building/wing as on date of Registration is	Rs.92,02,760/-
2	Cost incurred as on 30.06.2017 (based on the Estimated cost)	Rs.55,21,656/-
3	Work done in Percentage (as Percentage of the estimated cost)	60%
4	Balance Cost to be Incurred(Based on estimated Cost)	Rs. 36,81,104/-
5	Cost Incurred on Additional/Extra Items as on _____ not included in The Estimated Cost(Annexure A)	NIL

TABLE B

(to be prepared for the entire registered phase of the Real Estate Project)

Sr.No	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 30 JUNE 2017, date of Registration is	Rs.18,40,552/-
2	Cost incurred as on 30.06.2017 (based on the Estimated cost)	Rs.11,04,331/-
3	Work done in Percentage (as Percentage of the estimated cost)	Rs.60%-
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.7,36,221/-
5	Cost Incurred on Additional/Extra Items as on _____ not included in The Estimated Cost(Annexure A)	NIL

TABLE A**Building-2-Phase-1-Dream City**

(to be prepared separately for each Building /Wing of the Real Estate Project)

Sr.No	Particulars	Amounts
1	Total Estimated cost of the building/wing as on date of Registration is	Rs.92,02,760/-
2	Cost incurred as on 30.06.2017 (based on the Estimated cost)	Rs. 36,81,104/-
3	Work done in Percentage (as Percentage of the estimated cost)	40%
4	Balance Cost to be Incurred(Based on estimated cost Estimated Cost)	Rs. 55,21,656/-
5	Cost Incurred on Additional/Extra Items as on _____ not included in The Estimated Cost(Annexure A)	NIL/-

TABLE B
(to be prepared for the entire registered phase of the Real Estate Project)

Sr.No	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on _____ date of Registration is	Rs.18,40,552/-
2	Cost incurred as on 30.06.2017 (based on the Estimated cost)	Rs2,76,082/-
3	Work done in Percentage (as Percentage of the estimated cost)	15%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.15,64,470/-
5	Cost Incurred on Additional/Extra Items as on _____ not included in The Estimated Cost(Annexure A)	NIL

*** 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 survey or 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 labour, 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.

Annexure A

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

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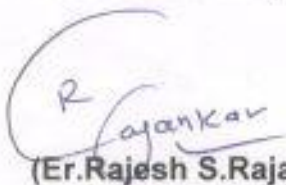
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Fit for occupancy for which it has been erected/re-erected/constructed and enlarged.

The Building No.....Wing of the Building is granted Occupancy

Certificate/Completion Certificate bearing number _____ dated _____ by _____ (Local Planning Authority)

Yours Faithfully


(Er. Rajesh S. Rajankar)

ER. RAJESH S. RAJANKAR
CHARTERED ENGR. REG. No.: M-132405/5
PVT LS. No.: 2181
MC LS. No.: L-586