FORM - 2

ENGINEER'S CERTIFICATE

Date: 05.08.2022

To,

M/S NAVKAR INFRA ,

Shop No :06 , Gole Complex , Beed Byepass road ,

Satara Parisar , Aurangabad.

Subject: Certificate of Cost Incurred for Development for Construction of " Navkar Tower " Building situated on the Plot No : 03 , Gut No : 50/1 , Garkheda , Tal & Dist : Aurangabad , admeasuring 464.5 Sq. Mt, Boundaries Road 30 Ft wide to the South , Plot No : 04 to the North , 80 Ft wide road the East , Plot No : 11 to the West, situated at Garkheda , District Aurangabad totally admeasuring Plot Area = 464.5 Sq.Mt & Proposed built up area of 1882.35 Sq.Mt being developed by M/s **NAVKAR INFRA** .

Ref: RERA Registration Number : New Application

I, Er. Abhay Subrao Patil have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project registered under RERA , (RERA Registration Number : New Application) being " Navkar Tower " " Building situated on the Plot No : 03 , Gut No : 50/1 , Garkheda , Tal & Dist : Aurangabad , admeasuring 464.5 Sq. Mt, Boundaries Road 30 Ft wide to the South , Plot No : 04 to the North , 80 Ft wide road the East , Plot No : 11 to the West, situated at Garkheda , District Aurangabad totally admeasuring Plot Area = 464.5 Sq.Mt & Proposed built up area of 1882.35 Sq.Mt being developed by M/s **NAVKAR INFRA** .

1. Following technical professionals are appointed by Developer:-
   i) Mr. R.S.Jaddav as Architect;
   ii) Shri Abhay Subrao Patil as Structural Consultant
   iii) Shri Abhay Subrao Patil as Quantity Surveyor.
2. We have estimated the cost of the completion to obtain Occupation Certificate of the Civil, MEP and Allied works, of the Building 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 Shri Abhay Subrao Patil 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 the building of the aforesaid project under reference as **Rs 5,06,54,038 /-** 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 for the building from Aurangabad Municipal Corporation, Aurangabad being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

   The Estimated Cost Incurred till date is calculated at **Rs. 50,65,027 /-.** The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.

ABHAY PATIL Res. No. M-1475244 (MIE) Chartered Engineer

5. The Balance cost of Completion of the Civil, MEP and Allied works of the Building of the subject project to obtain Occupation Certificate from Aurangabad Municipal Corporation, Aurangabad is estimated at **Rs. 4,55,89,011 /-.**

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

Sr.No.	Particulars	Amounts
1.	Total Estimated cost of the building as on date of Registration is	Rs 4,05,08,172 /-
2.	Cost Incurred as on 05.08.2022	Rs 42,53,358 /-
3.	Work done in Percentage	10.50 %
4.	Balance Cost to be Incurred	Rs 3,62,54,814 /-
5.	Cost Incurred on Additional / Extra Items as on 05.08.2022 not included in the Estimated Cost (Annexure-A)	Rs Nil.

TABLE-B

Sr.No.	Particulars	Amounts
1.	Total Estimated cost of the internal and external development works including amities and facilities in the layout as on date of Registration is	Rs 1,01,45,866 /- .
2.	Cost Incurred as on 05.08.2022	Rs 8,11,669 /-
3.	Work done in Percentage	8 %
4.	Balance Cost to be Incurred	Rs 93,34,197 /-
5.	Cost Incurred on Additional / Extra Items as on 05.08.2022 not included in the Estimated Cost (Annexure-A)	Rs Nil.

Yours Faithfully

Abhay Subrao Patil

Flat No : 01 , Varun Complex , Ulkanagari,

Garkheda , Aurangabad.

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Chartered Engineer