Nadkarni Mahajan & Associates

❑ ARCHITECTS ❑ ENGINEERS ❑ INTERIOR DESIGNERS ❑ URBAN DESIGNERS

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FORM 1

[see Regulation 3I

ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account)

DATE: 30/06/2026

To
M/s Rukmaai Builders and Developers LLP
496, Near Ekta Dhaba. Bhagya Nagar,
Jalna- 431203.

Subject: Certificate of Percentage of Completion of Construction Work of **Vitthala** having MahaRERA Registration Number **P51500078439** (only Applicable after Project Registration) being developed by **M/s Rukmaai Builders and Developers LLP for the quarter ended 31 .03.2026**

Sir,

I/ We **Nadkarni Mahajan and Associates** have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of having MahaRERA Registration Number **P51500078439**(Only Applicable after project Registration. being developed by **M/s Rukmaai Builders and Developers LLP**

Based on Site inspection. with respect to Layout / each of the of the aforesaid Real Estate Project. I certify that as on the date of this certificate, the Percentage of Work done for each of the building/Wing of the Real Estate Project under MahaRERA is as per Table A herein below. Percentage of the work executed with respect to each of the activity of the entire phase is detailed in Table B

TABLE-A

Layout / Building Wing Number_____ (To be prepared separately for each Layout building/Wing of The Project)

Sr No (1)	Tasks / Activity (2)	Percentage of Actual Work Done (As on date of this Certificate) (3)
1.	Excavation	100%
2.	Basement's (if any)	0%
3.	Podiums (if any)	0%
4.	Plinth	100%
5.	Stilt Floor	100%
6.	Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster, Floorings, I) doors and windows within Flats/Premises	80%
8	Sanitary Fittings within the Flat/Premises	80%
9	Staircases. lifts' Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	80%

10	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/wing.	0%
11	Installation of Lifts. water pumps, Fire Fitting Fittings and Equipment as per CFO NOC, Electrical fittings, mechanical equipment, compliance to conditions of environment/CRZ NOC. Finishing to entrance lobby/s. plinth protection, paving of areas appurtenant to Building/Wing. Compound Wall and all other requirements as may be required to complete project as per specifications in agreement of Sale. Any other activities.	0%

TABLE-B

Common Areas (Internal and External Development Works) in respect of the Registered Phase/Project Number

Sr No (1)	Common areas and facilities (2)	Proposed (Yes/No) (3)	Percentage of Actual Work Done (As on date of the Certificate) (4)	Details (5)
1.	Internal Roads & Footpaths	NO	NA	NA
2.	Water Supply	YES	0%	AP ER PLAN
3.	Sewerage (Chamber, lines, Septic Tank, STP).	YES	0%	AP ER PLAN
4.	Storm Water Drains	YES	0%	AP ER PLAN
5.	Landscaping & Tree Planting	NO	NA	NA
6.	Street Lighting	YES	0%	AP ER PLAN
7.	Community Buildings	NO	NA	NA
8	Treatment and disposal of sewage and sullage water.	NO	NA	NA
9	Solid Waste management & Disposal	NO	NA	NA
10	Water conservation / Rain water harvesting	YES	0%	AP ER PLAN
11	Energy management.	NO	NA	NA
12	fire protection and lire Safety requirements	YES	0%	AP ER PLAN
13	Electrical meter room, sub-station, receiving station.	YES	0%	AP ER PLAN
14	Others (Option to Add more)	NO	NA	NA

Yours Faithfully,

AR. S. K. MAHAJAN

S.K.MAHAJAN B.ARCH, M.U.D., FIA CA/85/9223

(ARCHITECT)

C.A./ 85 / 9223

NADKARNI MAHAJAN & ASSOCIATES ARCHITECT CHH. SAMBHAJINAGAR

Agreed and Accepted by:

For M/s Rukmaai Builders and Developers LLP

Vijay Kishanrao Bhosale
(Partner)

Rukmaai Builders & Developers LLP

Partner