MILIND RATHI
M.E.(Struct) M.I.E.,F.I.V.

CONSULTING STRUCTURAL DESIGNER & CHARTERED ENGINEER

A-17/18, Sahakari Audhyogik Vasahat, Old M.I.D.C., Ajanta Road, Jalgaon (M.S.)
Tel.: (O) 0257-2210979
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FORM-2

[See Regulation 3]
ENGINEER'S CERTIFICATE

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

Date: 10/01/2025

To,

Tezved Buildcon LLP,
TRUKONS BUSINESS PARK
1st Floor, Murlalidhar Niwas,
Panchavati Karanja, Panchavati
Dist: Nashik, 422002.

Subject: Certificate of Cost Incurred for Development of Trukons Business Park for Construction of 01 (One) building having Maha RERA Registration Number P 51600023208 being developed by Tezved Buildcon LLP.

Sir,

1. I **Milind Shyamsundar Rathi** have undertaken assignment of certifying Estimated Cost for **Trukons Business Park having Maha RERA Registration Number P 51600023208**

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 Schedule of items and quantity for the entire work as calculated by **Shri. Milind Rathi** quantity Surveyor* appointed by Developer/Engineer, and the assumption of the cost of material, labor 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 **Rs. 11,00,00,000/- (Rupees Eleven Crores Only)** (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 **Nasik 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. 8,19,72,044/-** (Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.

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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 **Nasik Municipal Corporation** (planning Authority) is estimated at **Rs. 1,80,27,956/-** (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/Wing/Layout/Plotted Development bearing Number called Trukons Business Park (to be prepared separately for each Building/Wing/Layout/ Plotted Development bearing Number of the Real Estate Project)

Sr. No.	Particulars	Amount (In Rs.)
1	Total Estimated cost of the building/wing /layout/plotted development as on 30/11/2019 date of Registration is	Rs. 10,00,00,000/-
2	Cost incurred as on date **31/12/2024** of certificate based on the Estimated cost	Rs. 8,19,72,044/-
3	Work done in Percentage (as Percentage of the estimated cost)	81.97 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 1,80,27,956/-
5	Cost Incurred on Additional /Extra Items not included in the estimated cost (Table C)	Nil

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TABLE B

Internal & External Development Works in Respect of Registered Phase

Sr. No.	Particulars	Amount (In Rs.)
1.	Total Estimated cost of the Internal and external development works including amenities and facilities in the layout as on 30/11/2019 date of Registration is	Rs. 2,00,00,000/-
2.	Cost incurred as on date **31/12/2024** of certificate based on the Estimated cost	Nil
3	Work done in Percentage (as Percentage of the estimated cost)	Nil
4	Balance Cost to be Incurred (Based on Estimated Cost)	Nil
5	Cost Incurred on Additional /Extra Items not included in the estimated cost (Table C)	Nil

Yours Faithfully

CHARTERED ENGINEER R.No. M-125145-1 M.I.E.

Milind Rathi
(License No – M-125145-1)
Chartered Engineer

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Mob. : 98230 29679
E-mail : milindrathi@rediffmail.com

Local Authority License No. _____(If Applicable)

Agreed and accepted by:
TEZVED BUILDCON LLP
PARTNER

Signature of Promoter

Name: Kalim M. Shaikh

Date:

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. Balance Cost to be incurred (4) may vary from Difference between Total estimated Cost (I) and Actual Cost incurred (2) due to deviation in quantity required / escalation of cost etc. As this is an estimate cost- any deviation in quantity required for development of the Real Estate Project will result in amendment of cost incurred / to be incurred.

4. All components of work with specifications are indicative and not exhaustive.

5. Please specify if there are any deviations I qualifications Example: Any deviations in input material used from specifications in agreement of sale.

Table C

List of extra/additional/Deleted Items Considered In Cost

(which were not part of the original estimate of total cost)

Sr. No.	List of extra/additional/deleted Items	Amount (Rs.)
1.		
2.		