Annexure A

FORM 1

[seeRegulation3]

ARCHITECT`S CERTIFICATE

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

Date: - 30-09-2025

To,

M/s. Seher Reality

Survey No. 69/3, Near TMC

Hospital, Mittal Road, Sonkhar

Village, Mumbra Thane-400612

Subject: Certificate of Percentage of Completion of Construction Work of Building no. 1 to 6 known as "Al MAWADAH RESIDENCY" having MahaRERA Registration Number P..... being on plot bearing S. No. 68/3 & 69/3 admeasuring 3511.00 Sq. Meters situate, lying and being at Village Sonkhar (Mumbra) and District Thane, within limits of Thane Municipal Corporation developed by M/S Seher Reality.

Sir,

I/We, M/s. Right Angle Architects & Interior Designers have undertaken the assignment as Architect/Licensed Surveyor of certifying Percentage of Completion of Construction Work of Building no. 1 to 6 known as "Al MAWADAH RESIDENCY" having MahaRERA Registration Number P..... being on plot S. No. 68/3 & 69/3 bearing admeasuring 3511.00 Sq. Meters situate, lying and being at Village Sonkhar(Mumbra) Thane, within limits of Thane Municipal Corporation developed by M/S Seher Reality.

Based on site Inspection, with respect to Layout/each of the Building/Wing of the aforesaid Real Estate Project, I/We 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. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in Table B.

601, New Dev Ashish CHS., Above Hotel Saiemaa's, R.T.O. Service Road, Teen Hath Naka, Louis Wadi, Thane (W). Mumbai 400 602.
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TABLE - A

Layout/Building/Wing Number **Building no. 1 ,2 & 3** known as "Al MAWADAH RESIDENCY"
(to be prepared separately for eachLayout/Building/Wing of the Project)

Sr.No. (1)	Tasks / Activity(2)	Percentage of Actual Work Done (As on dateof the Certificate) (3)
1	Excavation	100
2	Basements	N/A
3	Podiums	N/A
4	Plinth	100%
5	Stilt Floor	0
6	8 Slabs of Super Structure (2 slab work completed)	25%
7	Internal walls, Internal Plaster, Floorings, Doorsand windows within Flats/Premises	0
8	Sanitary Fittings within the Flat/Premises	0
9	Staircases, Lifts Wells and Lobbies at each Floorlevel Overhead and Underground Water Tanks	0
10	External plumbing and external plaster, elevation, completion of terraces withwaterproofing of the Building/Wing	0
11	Installation of lifts, water pumps, Fire FightingFittings and Equipment as per CFO NOC, Electrical fittings, mechanical equipment, compliance to conditions of environment/CRZNOC, 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

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TABLE - A

Layout/Building/Wing Number **Building no 4** known as "Al MAWADAH RESIDENCY"
(to be prepared separately for eachLayout/Building/Wing of the Project)

Sr.No. (1)	Tasks / Activity(2)	Percentage of Actual Work Done (As on dateof the Certificate) (3)
1	Excavation	100
2	Basements	N/A
3	Podiums	N/A
4	Plinth	100%
5	Stilt Floor	100%
6	8 Slabs of Super Structure (1st slab completed)	15%
7	Internal walls, Internal Plaster, Floorings, Doorsand windows within Flats/Premises	0
8	Sanitary Fittings within the Flat/Premises	0
9	Staircases, Lifts Wells and Lobbies at each Floorlevel Overhead and Underground Water Tanks	0
10	External plumbing and external plaster, elevation, completion of terraces withwaterproofing of the Building/Wing	0
11	Installation of lifts, water pumps, Fire FightingFittings and Equipment as per CFO NOC, Electrical fittings, mechanical equipment, compliance to conditions of environment/CRZNOC, 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

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TABLE - A

Layout/Building/Wing Number **Building no 5 & 6** known as "AI MAWADAH RESIDENCY"
(to be prepared separately for eachLayout/Building/Wing of the Project)

Sr.No. (1)	Tasks / Activity(2)	Percentage of Actual Work Done (As on dateof the Certificate) (3)
1	Excavation	100
2	Basements	N/A
3	Podiums	N/A
4	Plinth	100%
5	Stilt Floor	100%
6	2 Slabs of Super Structure	50%
7	Internal walls, Internal Plaster, Floorings, Doorsand windows within Flats/Premises	0
8	Sanitary Fittings within the Flat/Premises	0
9	Staircases, Lifts Wells and Lobbies at each Floorlevel Overhead and Underground Water Tanks	0
10	External plumbing and external plaster, elevation, completion of terraces withwaterproofing of the Building/Wing	0
11	Installation of lifts, water pumps, Fire FightingFittings and Equipment as per CFO NOC, Electrical fittings, mechanical equipment, compliance to conditions of environment/CRZNOC, 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

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TABLE - B

Common Areas (Internal and External Development Works) in respect of the Registered Phase/ProjectNumber Building no. 1 to 6 known as "Al MAWADAH RESIDENCY"

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	0	NOT APPLICABLE
2	Water Supply	YES	0	TO BE COMPLETED BEFORE O.C.
3	Sewerage (Chamber, Lines,Septic Tank, STP)	NO	0	NOT APPLICABLE
4	Storm Water Drains	YES	0	TO BE COMPLETED BEFORE O.C.
5	Landscaping & Tree Planting	NO	0	NOT APPLICABLE
6	Street Lighting	NO	0	NOT APPLICABLE
7	Community Buildings	NO	0	NOT APPLICABLE
8	Treatment and disposal ofsewage and sullage water	NO	0	NOT APPLICABLE
9	Solid Waste management &Disposal	NO	0	NOT APPLICABLE
10	Water Conservation / Rain waterharvesting	NO	0	NOT APPLICABLE
11	Energy management	NO	0	NOT APPLICABLE
12	Fire protection and fire safetyrequirements	NO	0	NOT APPLICABLE
13	Electrical meter room, sub-station, receiving station	YES	0	ONLY ELECTRIC METER TO BE PROVIDED & WILL BECOMPLETED BEFORE O.C.
14	Others (Option to Add more)	NO	0	NOT APPLICABLE

Yours Faithfully

RIGHT ANGLE
ARCHITECTS & INTERIOR DESIGNER
601, Dev Ashish CHS.,
Above Hotel Sai Maas, Teen Hath
Naka, Thane (W)-400602

Signature
NAME:- MR. SACHIN CHARPE
PROPRIETOR OF RIGHT ANGLE ARCHITECT
(License NO. CA/47370/2010)

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Agreed and Accepted by:

For SEHER REALTY

Partners

Signature of Promoter Name
M/s. Seher Reality

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