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: - 31-12-2025

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.

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

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

TABLE - A

Layout/Building/Wing Number **Building no 5 & 6** 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	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

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

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

PROPRIETOR OF RIGHT ANGLE ARCHITECT
(License NO. CA/47370/2010)

Agreed and Accepted by:

For SEHER REALTY

Partners

Signature of Promoter Name
M/s. Seher Reality

601, New Dev Ashish CHS, Above Hotel Saisagar's, P.T.O. Service Road, Teen Hath Naka, Lavis Wadi, Thane (W), Mumbai 400 602