

FORM-2
[See Regulation 3]
ENGINEER'S CERTIFICATE

Date : 25th July 2017

To,
INFINITI INFRAVENTURES
Plot no 44, Ganesh Colony
Pratap Nagar Nagpur

Subject: Certificate of Cost Incurred for Development of OM AARADHYA APARTMENT for Construction of 1 building(s)/1 Wing(s) of the Phase (MahaRERA Registration Number) situated on the Plot bearing C.N. No./CTS No./Survey No./ Final Plot No. 3D demarcated by its boundaries (latitude and longitude of the end points) Plot no 04 to the North Plot no 3a, 3b,3c to the South Road to the East Other layout to the West of Division Godhni (Rly) Village Nagpur Taluka Nagpur District PIN 441111 admeasuring 481.776 sq.mts. area being developed by INFINITI INFRAVENTURES.

Ref : MahaRERA Registration Number (Yet to be allotted)

Sir,

I Harshavardhan Raut have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being One Building(s)/ one Wing(s) of the Phase situated on the plot bearing C.N. No./CTS No./Survey No./ Final Plot No. 3D of Division Godhni (Rly) Village Nagpur Taluka Nagpur District PIN 441111 admeasuring 481.776sq.mts. area being developed by INFINITI INFRAVENTURES

1. Following technical professionals are appointed by Owner / Promoter :—

- (i) M/s Emanate Design as L.S. / Architect ;
- (ii) M/s Aaj Engineers and consultants Pvt Ltd. as Structural Consultant
- (iii) Smt Prajakta Raut as Quantity Surveyor *

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 the Schedule of items and quantity for the entire work as calculated by Smt Prajakta Raut quantity Surveyor* appointed by Developer/Engineer, 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(s) of the aforesaid project under reference as Rs. 1,50,00,000/- (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 Nagpur Improvement Trust being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs. 22,50,000/- (Total of Table A and B)_. The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.

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 Nagpur Improvement Trust (planning Authority) is estimated at Rs. 1,27,50,000/- (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 :

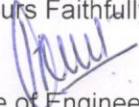
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TABLE A
Building called OM AARADHAY APARTMENT

Sr. No (1)	Particulars (2)	Amounts (3)
1	Total Estimated cost of the building/wing as on 25/07/2017 date of Registration is	Rs.1,50,00,000/-
2	Cost incurred as on 25/07/2017 (based on the Estimated cost)	Rs.22,50,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	15 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.1,27,50,000/-
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	Rs. NIL

TABLE B
(to be prepared for the entire registered phase of the Real Estate Project)

Sr. No. (1)	Particulars (2)	Amounts (3)
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on _____ date of Registration is	NA
2	Cost incurred as on _____ (based on the Estimated cost).	NA
3	Work done in Percentage (as Percentage of the estimated cost).	NA
4	Balance Cost to be Incurred (Based on Estimated Cost).	NA
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A).	NA

Yours Faithfully,


Signature of Engineer.

* 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. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.
4. As this is an estimated cost, any deviation in quantity required for development of the Real Estate Project will result in amendment of the cost incurred / to be incurred.
5. All components of work with specifications are indicative and not exhaustive.