* **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. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.

3. 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.

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

**P. S. PATANKAR & ASSO.**
STRUCTURAL DESIGNERS & ENGINEERS

Universal Annex, Flat No. 302, Plot No. 79,
Shivaji Nagar, Nagpur-440010
Phone : (0712) 2249096, 2249293
E-mail : psp_psp@rediffmail.com

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: 27/7/2017

To,

Swaraj & Mohta Infracon,
Plot no. 4, Kadbi Chowk,
Nagpur-440004

Subject : Certificate of Percentage of Completion of Construction Work of IMPERIAL HEIGHTS building Final Phase of the Project [Project not registered yet] situated on the Plot No. 4,Corporation House No.845 City Survey No. 209 & Sheet No. 54 of Mouza Wadpakad at Kadbi Chowk, Nagpur District Nagpur,demarcated by its boundaries Plot No. 5 to the North Plot No. 3 to the South By Road to the East By Conservancy Lane to the West of Division taluka Nagpur District Nagpur PIN-440004 admeasuring 1287.64 sq.mts. area being developed by Swaraj & Mohta Infracon, Nagpur.

Ref : MahaRERA Registration Number _____

Sir,

I, P. S. Patankar have undertaken assignment as Structural Engineer of certifying Percentage of Completion of Construction Work of the Imperial Heights, situated on the Plot No. 4,Corporation House No.845 City Survey No. 209 & Sheet No. 54 of Mouza Wadpakad at Kadbi Chowk, Nagpur District Nagpur PIN-440004 admeasuring 1287.64 sq.mts. area being developed by Swaraj & Mohta Infracon, Nagpur.

**P. S. PATANKAR & ASSO.**
STRUCTURAL DESIGNERS & ENGINEERS

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E-mail : psp_psp@rediffmail.com

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

I) Shri Virendra Khare as Architect ;

(ii) Shri P.S Patankar as Structural Consultant

(iii) Shri Nitin Kilwedkar as MEP Consultant

(iv) Shri Rashid Kalam as Site Supervisor

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 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. 16.00 Cr. (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 N.M.C. Nagpur, being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs. 11.50 Cr. (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 N.M.C. Nagpur (planning Authority) is estimated at Rs. 4.50 Cr. (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 :

**P. S. PATANKAR & ASSO.**
STRUCTURAL DESIGNERS & ENGINEERS

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TABLE A

Building / Wubg bearing No. ---------- or called Imperial Heights
(to be prepared for the entire registered phase of the Real Estate Project)

| Sr. No | Particulars | Amounts |
|---|---|---|
| (1) | (2) | (3) |
| 1 | Total Estimated cost of the building as on 27/0/2017 date of Registration is | Rs. 16.00 Cr. |
| 2 | Cost incurred as on 27/07/2017(based on the Estimated cost ) | Rs. 11.50 Cr. |
| 3 | Work done in Percentage (as Percentage of the estimated cost ) | 80% |
| 4 | Balance Cost to be Incurred (Based on Estimated Cost) | Rs. 4.50 Cr. |
| | Cost Incurred on Additional /Extra Items as on 27/07/2017 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 27.07/2017 date of Registration is | Rs. 11.50 Cr. |
| 2 | Cost incurred as on 27/07/2017 (based on the Estimated cost). | Rs. 11.50 Cr. |
| 3 | Work done in Percentage (as Percentage of the estimated cost). | 80% |
| 4 | Balance Cost to be Incurred (Based on Estimated Cost). | Rs. 4.50 Cr. |
| 5 | Cost Incurred on Additional /Extra Items as on 27/07/2017 not included in the Estimated Cost | Rs. NIL |

Yours Faithfully,

Signature of Engineer.
Licence No- F-1219630

P. S. PATANKAR & ASSOCIATES Reg. No. F-1219630