DIPAK RAMESH KHADSE

Flat 106, Wing A Neelvihar Apartment Narsala, Nagpur – 440034
Mob: 09595653581 E-mail: dipak33@gmail.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: 30th April 2019

To
Anita Rakesh Patni
G1 Bharuka Annex,
Daji Deshmukh Marg,
Besides HDFC Bank
Dhantoli
Nagpur- 440012

Subject: Certificate of Cost Incurred for Development of 30 Plots of the Maple Residency Project situated on Kh no. 2 & 5 Ph. No. 4, Mouza Gonhi (Khurd) Taluka Nagpur, District Nagpur, State Maharashtra

Demarcated by its boundaries (latitude and longitude of the end points)

Kh no. 2 & 5 Ph. No. 4, Mouza Gonhi (Khurd) Taluka Nagpur, District Nagpur, State Maharashtra PIN 441501 admeasuring 14919.49 sq.mts. area being developed by Anita Patni

Sir,

I Dipak Khadse have undertaken assignment of certifying Estimated Cost for the Real Estate Project registered under MahaRERA, being 30 Plots(s)/ of the Maple Residency Project situated at the plot bearing C.N. No./CTS No./Survey No./ Kh Kh no. 2 & 5 Ph. No. 4, Mouza Gonhi (Khurd) Taluka Nagpur, District Nagpur, State Maharashtra PIN 441501 admeasuring 14919.49 sq.mts. area being developed by Anita Patni.

1. Following technical professionals are appointed by Owner/Promoter:- (as applicable)
   (i) Shri Sandeep Patni as Architect, Dipak Khadse as engineer
   (ii) M/s./Shri/Smt. Rakesh Rangari as Quantity Surveyor

2. We have estimated the cost of the completion to obtain Release Letter for all the plots in the abovementioned project. Our estimated cost calculations are based on the Drawing/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 Shri Rakesh Rangari quantity Surveyor appointed by Developer/Engineer and the site inspection carried out by us.

Dkhadse
Er. DEEPAK KHADSE
L. No: 15936

DIPAK RAMESH KHADSE

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3. We estimate Total Estimated Cost of completion of the plots of the aforesaid project under reference as Rs. 1,83,48,877 (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 release letter for the plots(s) from the NMRDA being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

[We understand that, Table A of the prescribed certificate is not applicable in this case since the project is not for construction of any building but for development of land]

4. The Estimated Cost Incurred till date is calculated at Nil (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 Development of the Civil, MEP and Allied works of the Plot(s) of the subject project to obtain Release letter from NMRDA (Planning Authority) is estimated at Rs. 1,83,48,877 (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 [Not Applicable]

Building/Wing bearing Number _____ or called _____

(to be prepared separately for each Building/Wing of the Real Estate Project)

Sr. No	Particulars	Amount (in Rs.)
1	Total Estimated Cost of the building/wing as on _____ date of Registration is	0.00
2	Cost incurred as on	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0%
4	Balance Cost to be Incurred (Based on Estimated Cost)	0.00
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table –C)	0.00

Table - B

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

Sr. No	Common areas and Facilities Amenities	Amount (in Rs.)
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on 31st July 2017 date of Registration is	18348877.00
2	Cost incurred as on 31st March 2019 [based on estimated cost]	2500000.00
3	Work done in Percentage (as Percentage of the estimated cost)	13.62%
4	Balance Cost to be Incurred (Based on Estimated Cost)	15848877.00
5	Cost Incurred on Additional/Extra Items as on 31st March not included in the Estimated Cost (Table –C)	0.00

Yours Faithfully,

DEEPAK KHADSE
L. No. 15936

Signature of the Engineer
Dipak Ramesh Khadse
(License No 15936)

Table – C [NIL]

List of Extra/Additional Items executed with Cost

(Which were not part of the original Estimate of Total Cost)

Sr. No.	Items	Cost
1	<Item 1>	
2	<Insert items here>	