STRAIGHTWAY CONSTRUCTIONS
Er. SURAJ TAGADE (BE CIVIL) 7387995184

# ENGINEER'S CERTIFICATE

Date: 07.08.2021

To,

M/s Oshian Realtors India Pvt. Ltd. through Sudhir Maltesh Pyati,
40, Preeti Apartment, Opp. Tatya Tope Hall, WHC Road,
Surendra Nagar,
Nagpur-440015

Subject: Certificate of cost incurred for construction development of 'Oshian City' development work of the entire project situated on kh. no. 194 (Jamtha) demarcated by its boundaries by Survey no. 195/1 & 199/1 to the North, by Survey no. 9 to the 192, 193 & Nallah to the South, by Survey no. 191 to the East and by Survey no. 18m to the West of Division-Nagpur, village – Jamtha, Taluka-Nagpur(Rural) District-Nagpur, Pin- 441108. Admeasuring 38532.34 sq. mtrs. area being developed by M/s Oshian Realtors India Pvt. Ltd. through Sunil Muniraj Babde.

Ref: MahaRERA Registration Number **P50500020250**.

Sir,

I myself Suraj Hansraj Tagade have undertaken assignment as Engineer cum Surveyor of certifying Completion of construction work of the entire project registered under MahaRERA, Land bearing Survey no. 194 of division – Nagpur, village- Jamtha, Taluka- Nagpur (Rural) District-Nagpur Pin-441108, admeasuring 38532.34 sq. mtrs. area being developed by M/s Oshian Realtors India Pvt. Ltd. through Sudhir Maltesh Pyati.

Following technical professionals are appointed by Owner/Promoter:

(i) M/s Shri. Umesh M. Lamge as L.S. / Architect.
(ii) M/s Design consultancy Prop. Shri. Dinesh Khadgi as STP Consultant.
(iii) M/s Shri. Suraj H. Tagade as Site Engineer.

I have estimated the cost of the completion to obtain Occupation/Completion Certificate, of the Civil, MEP and Allied works of construction of the project. Our estimated cost calculations are based on the 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 Er. Suraj H. Tagade, the quantity Surveyor appointed by developer, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.

1) I estimated the Total Estimated Cost of completion of the entire project was Rs. 3,02,50,000/-.
2) The estimated total cost of project in reference to the civil, mechanical, electrical, plumbing and allied works required to be completed for the purpose of obtaining occupation/completion certificate for the entire project from the NMRDA being the planning authority under whose jurisdiction the aforesaid project is being implemented.
3) Whereas the Total Cost Incurred till date is Rs. 3,21,51,441/-.
4) The Cost of the Civil, MEP and allied work for the aforesaid Project as completed on the date 27 Aug. 2020 is given in Table A below:

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TABLE 'A'

(Internal and External development works in respect of the project)

| Sr. | Particulars | Amounts |
|---|---|---|
| 1 | Total Estimated cost of the Internal and External Development Works including amenities and facilities in the layout as on 27 Aug. 2020 date of Registration. | Rs. 3,02,50,000/- |
| 2 | Cost incurred as on (based on the Estimated cost). | Rs. 3,21,51,441/- |
| 3 | Work done in percentage (as percentage of the estimated cost). | 100% |
| 4 | Balance Cost to be Incurred (Based on Estimated Cost). | Rs. 000 |
| | Total Incurred Cost | Rs. 3,21,51,441/- |

Yours Faithfully,

STRAIGHTWAY CONSTRUCTIONS

Proprietor

Er. Suraj H. Tagade

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