ADSYS architects

Annexure A

FORM 1

[*See* Regulation 3]

ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project & for Withdrawal of Money from Designated Account)

For the Quarter April to June 2024

Date: 08/07/2024

To,
The
M/s MG Real Estate (Through Shri Gulab Tulsiram Wanjari)

Subject: Certificate of Percentage of Completion of Construction Work of **"Krutanjali Apartments"** one situated on the Plot bearing C.N. No/CTS No./Survey No./ Final Plot No.: -116 & 117, Kh.No.:-52/2,80/1,3, P.H.No.:- 44 demarcated by its boundaries (latitude and longitude of the end points) Latitude: 21.0936556 Longitude: 79.0747138 Division Mouza - Somalwada Tahsil - Nagpur, District Nagpur PIN 440025 admeasuring 297.643 sq.mts. area having **MahaRERA Registration Number P50500048943** being Developed **by M/S MG REAL ESTATE** (Through Shri Gulab Tulsiram Wanjari)

Sir,

I / We M/s. ADSYS ARCHITECTS, have undertaken assignment as Architect / Licensed Surveyor of Certifying Percentage of Completion of Construction Work of " **Krutanjali Apartments"** multi-tenament residential building, situated on the plot bearing C.N, No/CTS No./Survey No./ Final Plot No. 116 & 117 Division, Kh. No.:- 52/2,80/1,3, P.H.No.:- 44 of admeasuring 297.643 sq.mts. area. (Only applicable after Project Registration) **having MahaRERA Registration Number P50500048943** being Developed by **M/S MG REAL ESTATE** (Through Shri Gulab Tulsiram Wanjari).

Based on the Site Inspection, with respect to the Layout / each Building/Wing of the aforesaid Real Estate Project, I certify that as on 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 work executed with respect to each of the activity of entire Phase is detailed in Table-B.

ADSYS SIGN. ARCHITECTS

Architecture • Interior • Landscape

A-1, Virendra Apartments, 12, Pratap Nagar, Ring Road, Nagpur-440022 **Ph** : 0712-2295633, **E** : adsysarchitects@gmail.com

TABLE-A

Building **"Krutanjali Apartments"** having MahaRERA Number **P50500048943** (to be prepared separately for each ~~Layout~~/Building/Wing of Project)

S. No.	Tasks / Activity	Percentage of Actual Work Done
(1)	(2)	(3)
1.	Excavation	100%
2.	Basements (if any)	Not Applicable
3.	Podiums (if any)	Not Applicable
4.	Plinth	100%
5.	Stilt Floor	100%
6.	Slab of Super Structure	100%
7.	Internal Walls, Internal Plaster, Floorings, Doors, windows within Flats / Premises	100%
8.	Sanitary Fittings within Flats / Premises	100%
9.	Staircases, Lift Wells & Lobbies at each Floor Level Overhead and Underground Water Tanks	100%
10.	External Plumbing & External Plaster, Elevation, Completion of Terraces, with waterproofing of the Building / Wing	100%
11.	Installation of Lifts, Water Pumps, Fire Fighting Fittings and Equipment's as per CFO NOC, Electrical Fittings, Mechanical Equipment's, Compliance to conditions of Environment / CRZ NOC, 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 to Agreement of Sale, Any other Activity	100%

TABLE-B

Common Areas (Internal & External Development Works) in respect of the Registered Phase / Project Number **P50500048943**

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S. No.	Common Areas & Facilities	Proposed (Yes / NO)	Percentage of actual Work Done (As on 30/12/2023)	Details
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footpaths	N.A.	N.A.	
2.	Water Supply	Yes	100%	
3.	Sewerage (Chamber, Lines, Septic Tank, STP)	Yes	100%	
4.	Strom Water Drains	N.A.	N.A.	
5.	Landscaping & Tree Planting	Yes	100%	
6.	Street Lighting	N.A.	N.A.	
7.	Community Buildings	-	-	
8.	Treatment & Disposal of Sewage and Sullage Water	-	-	
9.	Solid Waste Management & Disposal	-	-	
10.	Water Conservation / Rain Water Harvesting	Yes	100%	
11.	Energy Management	NIL	NIL	
12.	Fire Protection & Fire Safety requirements	Yes	100%	
13.	Electrical Meter Room, Sub-Station, Receiving Station	Yes	100%	
14.	Others (Option to Add more)	-	-	

MG REAL ESTATE

Proprietor

ADSYS ARCHITECTS SIGN.

Yours faithfully,

Signature & Name : AR PARAG SARWATE

Partner

M/s. Adsys Architects

License Number (COA REDG. No. CA/2006/37534)

Agreed & Accepted by:

Signature of Promoter

Name: MG Real Estate (Through Shri Gulab Tulsiram Wanjari)

Date: 08/07/2024