Annexure A

FORM 1

[see Regulation 3]

ARCHITECT'S CERTIFICATE

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

Date 14/01/2025

To,

The VIJAY KIMATRAI HUF,
66, SHIVAJI NAGAR NAGPUR-440010

Subject:Certificate of Percentage of Completion of Construction Work of DERA GREENS 2 having MahaRERA Registration Number P50500049043 being developed by VIJAY KIMATRAI HUF for quarter ending 31th December 2024

Sir,

I, NIKHIL BENDE have undertaken assignment as Licensed Surveyor of certifying Percentage of Completion of Construction Work of DERA GREENS 2 having MahaRERA Registration Number P50500049043 being developed by VIJAY KIMATRAI HUF. Based on Site Inspection.with respect to Layout/each of the Building/Wing of the aforesaid Real Estate Project. I certify that as on the 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 (Not Applicable). The percentage of the work executed with respect to each of the activity of the entire phase is detailed in Table B (as enclosed).

TABLE-A

Layout/Building/Wing Number___ (to be prepared separately for each Layout/Building/Wing of the Project)

Sr. No. (1)	Tasks/Activity (2)	Percentage of Actual WorkDone. (As on date of the Certificate) (3)
1.	Excavation	N.A.
2.	Basements(if any)	N.A.
3.	Podiums(if any)	N.A.
4.	Plinth	N.A.
5.	Stilt Floor	N.A.

6.	Slabs of Super Structure	N.A.
7.	Internal walls, Internal Plaster, Flooring, Doors and windows withinFlats/Premises	N.A.
8.	Sanitary Fittings within the Flat/Premises	N.A.
9.	Staircases,Lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	N.A.
10.	External plumbing and external plaster, elevation, completion of Terrace with waterproofing of the Building/Wing.	N.A.
11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment asper CFO NOC,Electrical fittings, mechanical equipment,compliance to conditions of environment/CRZ NOC, finishing to entrance lobby/s, plinthprotection,paving of areas appurtenant to Building/Wing,Compound Walland all other requirements as maybe required to complete project as perspecifications in agreement of Sale. Any other activities.	N.A.

TABLE-B

Common Areas (Internal and External Development Works) in respect of the Registered Phase/ ProjectNumber

Sr. No. (1)	Common areas and Facilities (2)	Proposed (Yes/No) (3)	Percentage ofActual Work Done (As on date of the Certificate) (4)	Details (5)
1.	Internal Roads & Footpaths	YES	70%	
2.	Water Supply	YES	80%	
3.	Sewerage (Chamber,lines,Septic Tank, STP).	YES	80%	
4.	Storm Water Drains	YES	85%	
5.	Landscaping & Tree Planting	YES	0%	

6.	Street Lighting	YES	25%	
7.	Community Buildings	NO	0%	
8.	Treatment and disposal of sewage and spillage water.	NO	0%	
9.	Solid Waste management &Disposal	NO	0%	
10.	Water conservation/ Rainwater harvesting	YES	0%	
11.	Energy management	NO	0%	
12.	Fire protection and fire safetyrequirements	NO	0%	
13.	Electrical meter room sub-station,Receiving station.	NO	0%	
14.	Open Space for P.G. & Parks	YES	70%	

Yours Faithfully,

Signature & Name (NIKHIL BENDE) of L.S
(License No STATE/R/2024/APL/10000)

Agreed and Accepted by:

Signature of Promoter
Name: VIJAY KIMATRAI HUF
Date:14/01/2025