

**[KARNATAKA REAL ESTATE REGULATORY AUTHORITY
(Real Estate (Regulation & Development) Rules, 2017)]
ENGINEER'S CERTIFICATE
FORM No – 6 FOR COMPLETED PROJECT (for Plotted Development)**

Date: 13-01-2022

RERA No. : PRM/KA/RERA/1251/310/PR/190525/002579
Project Name : THE VALLEY BY ESSEM18
Promoter Name: M/s. ESSEM18 DEVELOPERS PRIVATE LIMITED

To,
The M/s. ESSEM18 DEVELOPERS PRIVATE LIMITED,
No - 64/1, 3rd Floor, S M Plaza, DVG Road,
Basavanagudi, Bengaluru – 560004.

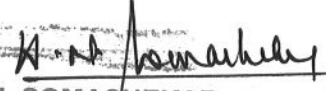
Subject: Certificate of Completion of Registered project Construction of Project THE VALLEY BY ESSEM18 situated on the Plot bearing Survey no.103/1, 103/3, 103/4, 103/5, 103/6, 103/7, 103/8, 103/9, 103/11, 103/13, 103/14, 105/8, 105/12, 105/15, 15/2, 15/3, 15/4 of B M Kaval Village and Rachanamadu Village, Kengeri Hobli, Bangalore South Taluk, Bangalore – 560082, admeasuring 72,614.77 sq.mts., area being developed by **M/s. ESSEM18 DEVELOPERS PRIVATE LIMITED.**

Sir,

This Certificate is issued in accordance with the provisions of the Section 4(2) (I) (D), Real Estate (Regulation and Development) Act, 2016 read with Rule 4(5) & 5 of the Karnataka Real Estate (Regulation and Development) Rules, 2017

I have verified the sanctioned drawing. The work is as per the sanctioned drawing given by the Competent Authority with Sanctioned Drawing L.P. No. B.M.I.C.A.P.A/NA.YO-3/VA.VI/23/2017-18, dated: 05-03-2019. I am satisfied that the physical progress of the project in accordance with that of the RERA Registration Application details.

I H. N. Somashekar undertaken assignment of certifying Estimated Cost for the Subject, Real Estate Project registered under KRERA, being THE VALLEY BY ESSEM18, situated on the plot bearing Survey no.103/1, 103/3, 103/4, 103/5, 103/6, 103/7, 103/8, 103/9, 103/11, 103/13, 103/14, 105/8, 105/12, 105/15, 15/2, 15/3, 15/4 of B M Kaval Village and Rachanamadu Village, Kengeri Hobli, Bangalore South Taluk, Bangalore – 560082, admeasuring 72,614.77 sq.mts., area being developed by **M/s. ESSEM18 DEVELOPERS PRIVATE LIMITED.**


H.N. SOMASHEKAR, BE, MIE, CE, FIV
ARCHITECTS, CONSULTING CIVIL ENGINEER
Chartered Engineer (INDIA)
Govt. Approved Valuer For Immovable Property
BCC/BN-3-2-3/E-2569/2003-04 M-143159-5, F-21086
45/2, Prathistana Layout, K.R. Puram Post,
BANGALORE - 560 036. Cell : 9880710930
E-mail : somshekar_hn@yahoo.co.in

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

- (i) M/s. SENScape ARCHITECTS PRIVATE LIMITED as Architect;
- (ii) M/s . S R CONSULTANTS as Structural Consultant.
- (iii) M/s . ESVE DESIGN SOLUTIONS PRIVATE LIMITED as MEP Consultant.
- (iv) Shri. H.N.Somashekar as Quantity Surveyor *

2. I have estimated the cost of the Completion to obtain Occupation Certificate/ Completion Certificate, of the Civil, MEP and Allied works, 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 Schedule of items and quantity for the entire work as calculated by myself - H. N. Somashekar as quantity Surveyor* appointed by Developer/Engineer, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.

3. I estimate Total Estimated Cost of completion of the building of the aforesaid project under reference as Rs. 18,02,85,300/- (Rupees Eighteen Crores Two Lakhs Eighty Five Thousand Three Hundred Only). 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 Layout from the BMICAPA being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

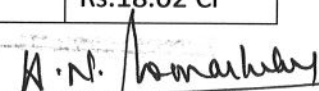
4. The Estimated Cost Incurred till date is calculated at Rs. 8,25,46,853/- (Rupees Eight Crore Twenty Five Lakh Forty Six Thousand Eight Hundred and Fifty Three Only). The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.

5. The above project is completed in all respect as per the specification including external developments and civic amenities works as published in the brochure and also this certificate for completion is issued based on the site inspection by me H N Somashekar dated: 13/01/2022 and the 100% Site Release Order issued by the Planning Authority vide Letter No. B.M.I.C.A.P.A/NA.YO-3/VAVI/23/2017-18/293 dated: 16/07/2021 and also the other Necessary Certificate issued by the Statutory Government Bodies

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 below:

Table -A
PROJECT called THE VALLEY BY ESSEM18

Sl. No	Particulars	Amount
1	Total Estimated cost of the project as on 15-10-2019 is	Rs.18.02 Cr


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2	Cost incurred as on 31-12-2022 (based on the Estimated cost)	Rs. 8.25 Cr
3	Work done in percentage (as Percentage of the estimated cost)	45.78%
4	Balance Cost to be incurred (Based on the Estimated Cost)	Rs.9.77 Cr
5	Cost Incurred on Additional / Extra Items as on not included in the Estimated Cost (Annexure A)	NIL

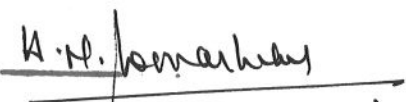
The developer has completed the project as per the project specifications declared at the time of project registration in K-RERA and obtained 100% release order from BMICAPA on completion of the project "The Valley by Essem18".

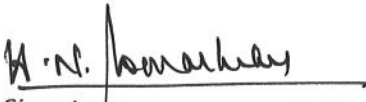
Table – B

Project specifications completed 100% in the project site.

Sl. No	Task/ Activity	Percentage of Work done (Approx.)
1	Ground Clearance/Formation of Plots	100
2	Formation of Road, Footpath	100
3	Construction of Water Supply Infrastructure	100
4	Construction of Sewage System Infrastructure	100
5	Power Supply Work (Transformer & Substation)	100
6	Construction of Storm Water Drainage	100
7	Tree Plantation & Landscape Work	100
8	Street Lights	100

Yours faithfully

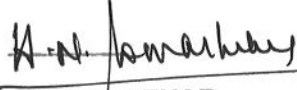

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 Signature
 H.N.Somashekar
 License No.: BCC/BN-3-2-3/E-2569/2003-04
 M-143159-5, F-21086
 Address: No.45/2, Prathistana Layout, K R
 Puram Post, Bangalore – 560036.
 Contact No.: 9880710930
 Email id: somshekar_hn@yahoo.co.in
 Website link: NA

Date: Bangalore
 Place: 13-01-2022

***Note:**

1. The Engineer Certificate is issued based on inspection date: 06/01/2022.
2. The work is to completed as the entire Real Estate Project as per drawings approved and Occupation Certificate, Other Necessary Certificates are obtained as stipulated in the completion format.
3. The financial expenditure incurred is inclusive of cost all labour, material, equipment and machinery required for the entire project completion.


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