

19, Arpan Society, Near Mayur School,
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MEET RAJESH PATEL

APPROVED ENGINEER

FORM 2

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account -
Date: 03-11-2022

To

M/s. Karnavati Developers, Ahmedabad City, Gujarat 380051. 601- Swapneel Arcade, Naroda, Ahmedabad City, Gujarat - 382330.

Subject: Certificate of Percentage of Completion of Construction Work of Swapnil Homes and Swapnil Harmony No. of 4 Building(s)
6 Wing(s) of the Entire Phase of the Project (Gujarat RERA Registration Number-New Project Registration) situated on the Plot bearing
C.N. No./CTS No./Survey no./S.P. No.1 of Final Plot no.53

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

F.P. No.99 & F.P no.49/2 to the North 18 mtr TPS road to the South S.P No.2 of F.P no. 53 to the East 12 mtr TPS road to the West of
Division T.P.S.No. 75 (Muthiya-Hanspura) village Hanspura taluka Asarwa District Ahmedabad PIN 382330 admeasuring 8255.50
sq.mts. area being developed by M/s. Karnavati Developers.

Ref: GujRERA Registration Number - New Project Registration

Sir,

I Meet R. Patel have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under
GujRERA, being No. of 4 Building(s) 6 Wing(s) of the Entire Phase situated on the plot bearing C.N. No./CTS No./Survey no./S.P. No.1
of Final Plot no.53 of Division T.P.S.No. 75 (Muthiya-Hanspura) village Hanspura taluka Asarwa District Ahmedabad PIN 382330
admeasuring 8255.50 sq.mts. area being developed by M/s. Karnavati Developers.

1. Following technical professionals are appointed by Owner/Promoter:- (as applicable)

- (i) M/s./Shri/Smt. Nirmal R. Patel as Architect/Engineer
- (ii) M/s./Shri/Smt. Sumit A. Patel as Structural Consultant
- (iii) M/s./Shri/Smt. Not Applicable as MEP Consultant
- (iv) M/s./Shri/Smt. Nirmal R. Patel Shah as Quantity Surveyor

2. We have estimated the cost of the completion to obtain Occupation Certificate/Completion Certificate, of the Civil, MEP and Allied
works, of the Building(s) of the 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
Nirmal R. Patel quantity Surveyor appointed by Developer/Engineer and the site inspection carried out by us.

3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs.60,00,00,000 (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 occupation certificate/completion certificate for the building(s) from the AMC being the Planning
Authority under whose jurisdiction the aforesaid project is being implemented.

4. Based on Site Inspection by undersigned on date 31/10/2022 The Estimated Cost Incurred till date is calculated at Rs.0 (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 Completion of the Civil, MEP and Allied works of the Building(s) of the subject project to obtain Occupation
Certificate/Completion Certificate from AMC (Planning Authority) is estimated at Rs.60,00,00,000 (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;

Meet

MEET RAJESH PATEL
AUDA LICENCE NO:
1114ERH0907251034
19, Arpan Society, Naranpura,
Ahmedabad-380013.
(M) 9724830280
Valid till : 09/07/2025

Table – A
Building/Wing bearing Number : A

Sr. No	Particulars	Amount (in Rs.)
	Total Estimated Cost of the building/wing as on 31/10/2022 date of Registration is	174000000.00
1	Cost incurred as on 31/10/2022	0.00
2	Work done in Percentage (as Percentage of the estimated cost)	0%
3	Balance Cost to be Incurred (Based on Estimated Cost)	174000000.00
4	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost	0.00
5	(Table –C)	

Table – A
Building/Wing bearing Number : B+C

Sr. No	Particulars	Amount (in Rs.)
	Total Estimated Cost of the building/wing as on 31/10/2022 date of Registration is	162400000.00
1	Cost incurred as on 31/10/2022	0.00
2	Work done in Percentage (as Percentage of the estimated cost)	0%
3	Balance Cost to be Incurred (Based on Estimated Cost)	162400000.00
4	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost	0.00
5	(Table –C)	

Table – A
Building/Wing bearing Number : A1+B1

Sr. No	Particulars	Amount (in Rs.)
	Total Estimated Cost of the building/wing as on 31/10/2022 date of Registration is	156600000.00
1	Cost incurred as on 31/10/2022	0.00
2	Work done in Percentage (as Percentage of the estimated cost)	0%
3	Balance Cost to be Incurred (Based on Estimated Cost)	156600000.00
4	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost	0.00
5	(Table –C)	

Meet

MEET RAJESH PATEL

AUDA LICENCE NO:

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(M) 9724830280

Valid till : 09/07/2025

Table - A
Building/Wing bearing Number : C1

Sr. No	Particulars	Amount (in Rs.)
	Total Estimated Cost of the building/wing as on 31/10/2022 date of Registration is	87000000.00
1	Cost incurred as on 31/10/2022	0.00
2	Work done in Percentage (as Percentage of the estimated cost)	0%
3	Balance Cost to be Incurred (Based on Estimated Cost)	87000000.00
4	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.)
	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on 31/10/2022 date of Registration is	20000000.00
1	Cost incurred as on 31/10/2022	0.00
2	Work done in Percentage (as Percentage of the estimated cost)	0%
3	Balance Cost to be Incurred (Based on Estimated Cost)	20000000.00
4	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table -C)	0.00

Yours Faithfully,

Name Meet R. Patel
Local Authority Licence No : 1114ERH0907251034
Licence Valid till Date :: 9/7/2025
Ref No : Nov-22/Rera/07

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Table - C
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>	