

ENGINEER'S CERTIFICATE (F2)

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

Date:01-01-2023

To

The **Incor lakecity Projects Pvt Ltd.** (Name & Address of Promoter),

Subject: Certificate of Cost Incurred for Development of INCOR LAKECITY for Construction of 02 building(s)/_____Wing(s) of the 01 Phase of the Project P01100002420 (TSRERA Registration Number) situated on the Plot bearing C.N. No/CTS No./Survey no./ Final Plot no 691(p) - 715(p), 730(p) -737(p) & 780 demarcated by its boundaries (latitude and longitude of the end points)

_____to the North _____to the East of Division **Patancheru village, Patancheru mandal, Sangareddy District, PIN 502324** admeasuring _____ sq.mts. area being developed by Incor lakecity projects Pvt. Ltd. Ref: TSRERAREgistration Number **P01100002420**

Sir,

I/ We _____have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under TSRERA, being 02 Building(s)/_____Wing(s) of the 01 Phase situated on the plot bearing C.N. No/CTS No./Survey no./ Final Plot no **691(p) - 715(p), 730(p) -737(p) & 780** demarcated by its boundaries (latitude and longitude of the end points) _____to the North _____to the East of Division Patancheru village, Patancheru mandal, Sangareddy District, PIN 502324 admeasuring _____ sq.mts. area being developed by Incor lakecity projects Pvt. Ltd.

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

- (i) M/s/Shri/Smt Sarabhayya Pulavarthi as L.S. / Architect (CA/2013/58627)
- (ii) M/s /Shri / Smt Zaki Ahmed as Structural Consultant (47/strl. Engineer/tp10/ghmc)
- (iii) M/s /Shri / Smt Arthdesignbuild as MEP Consultant
- (iv) M/s /Shri / Smt _____as Quantity Surveyor *

2. We have estimated the cost of the completion to obtain Occupation Certificate, of the Civil, MEP and Allied works, of the Building(s) 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



B. K.

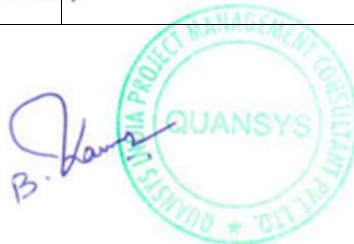
- _____ quantity Surveyor* appointed by Developer/Engineer, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.
3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs 3,44,76,69,071/- (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 for the building(s) from the GHMC being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
 4. The Estimated Cost Incurred till date is calculated at Rs.92,99,99,999 /- (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 from GHMC (planning Authority) is estimated at Rs 2,51,76,69,072/- (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:

TABLE A

Building /Wing bearing Number _____ or called Tower A

(to be prepared separately for each Building /Wing of the Real Estate Project)

| Sr. No | Particulars | Amounts |
|--------|--|---------------------------|
| 1 | Total Estimated cost of the building/wing as on _____ date of Registration is | Rs.1,51,25,63,601/- |
| 2 | Cost incurred as on _____ (based on the Estimated cost) | Rs. 56,58,09,192/- |
| 3 | Work done in Percentage (as Percentage of the estimated cost) | <u>Rs. 37.4072992121%</u> |
| 4 | Balance Cost to be Incurred (Based on Estimated Cost) | Rs. 9,4,67,54,409/- |
| 5 | Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A) | Rs.0/- |



Building /Wing bearing Number____or called Tower B
(to be prepared separately for each Building /Wing of the Real Estate Project)

| Sr. No | Particulars | Amounts |
|--------|---|------------------------------|
| 1 | Total Estimated cost of the building/wing as on____date of Registration is | Rs. 1,93,51,05,470/- |
| 2 | Cost incurred as on _____ (based on the Estimated cost) | Rs. 36,41,90,807/- |
| 3 | Work done in Percentage (as Percentage of the estimated cost) | <u>Rs.</u> 18.8202045132% |
| 4 | Balance Cost to be Incurred (Based on Estimated Cost) | Rs. <u>1,57,09,14,663</u> /- |
| 5 | Cost Incurred on Additional /Extra Items as on _____not included in the Estimated Cost (Annexure A) | Rs. <u>0</u> /- |

TABLE B
(to be prepared for the entire registered phase of the Real Estate Project)

| Sr. No | Particulars | Amounts |
|--------|---|---------------------------|
| 1 | Total Estimated cost of the building/wing as on____date of Registration is | Rs.3,44,76,69,071/- |
| 2 | Cost incurred as on _____ (based on the Estimated cost) | Rs. 92,99,99,999 /- |
| 3 | Work done in Percentage (as Percentage of the estimated cost) | <u>Rs.</u> 26.9747467013% |
| 4 | Balance Cost to be Incurred (Based on Estimated Cost) | Rs 2,51,76,69,072/- |
| 5 | Cost Incurred on Additional /Extra Items as on _____not included in the Estimated Cost (Annexure A) | Rs. <u>0</u> /- |

Yours Faithfully

Signature of Engineer

(License No.....)



*** Note**

1. The scope of work is to complete entire Real Estate Project as per drawings approved from time to time so as to obtain Occupation Certificate .
2. (*) Quantity survey can be done by office of Engineer or can be done by an independent Quantity Surveyor, whose certificate of quantity calculated can be relied upon by the Engineer. In case of independent quantity surveyor being appointed by Developer, the name has to be mentioned at the place marked (*) and in case quantity are being calculated by office of Engineer, the name of the person in the office of Engineer, who is responsible for the quantity calculated should be mentioned at the place marked (*).
3. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.
4. As this is an estimated cost, any deviation in quantity required for development of the Real estate Project will result in amendment of the cost incurred/to be incurred.
5. All components of work with specifications are indicative and not exhaustive.

Annexure A

List of Extra / Additional Items executed with Cost
(which were not part of the original Estimate of Total Cost)



B. K. K.

QUANSYS PROJECT MANAGEMENT CONSULTANT PVT. LTD.