

117,DEVPATH,B/H LAL BUNGLOW, C. G. ROAD, AHMEDABAD-380006,PHONE : (M) +91 97240 14029,E-mail: krumistry@yahoo.co.in,krumistry@gmail.com
ENGINEER'S CERTIFICATE

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

Date: 28/02/2021

To,
MANN DEVELOPERS,
C/O MANN EXOTICA,
NR. TIRUPATI BUNGALOWS,
GALA-GYMKHANA ROAD,
SOUTH BOPAL,
AHMEDABAD-380058.

Subject: Certificate of Percentage of Completion of Construction Work of **MANN EXOTICA Building ONE** Wing of the **ENTIRE** Phase of the Project (Gujarat RERA Registration Number) situated on the Plot bearing F.P. No. **192/2**, Survey no.559/B, T.P.S no. **3**, **BLOCK NO. 558** to the North, **BLOCK NO. 559/A** to the South, **T.P ROAD** to the East, **BLOCK NO.541** to the West of Division **BOPAL** village **DASCROI** taluka **AHMEDABAD** District **380058** PIN, admeasuring **836.19** sq.mts. area being developed by **MANN DEVELOPERS**.

Ref: GujRERA Registration Number:

Sir,

I **KRUNAL K MISTRY** have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under GujRERA, being **MANN EXOTICA Building ONE** Wing of the **ENTIRE** Phase of the Project, situated on the Plot bearing F.P. No. **192/2**, Survey no.559/B, T.P.S no. **3**, **BLOCK NO. 558** to the North, **BLOCK NO. 559/A** to the South, **T.P ROAD** to the East, **BLOCK NO.541** to the West of Division **BOPAL** village **DASCROI** taluka **AHMEDABAD** District **380058** PIN, admeasuring **836.19** sq.mts. area being developed by **MANN DEVELOPERS**

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

- 1 - Shri **SHAIENDRA CHAUHAN** as Engineer
- 2 - Shri **KETAV P JOSHI** as Structural Consultant
- 3 - Shri **V.B CONTACTOR** as MEP Consultant
- 4 - Shri **KRUNAL K MISTRY** 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 **KRUNAL K MISTRY** 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 **5,75,00,000/-** (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 **AUDA** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. Based on Site Inspection by undersigned on 28/02/2021 Date The Estimated Cost Incurred till date is calculated at Rs **₹ 5,75,00,000/-** (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 **AUDA** (Planning Authority) is estimated at Rs. **0/-** (Total of Table A and B).

KRUNAL K MISTRY (B. E. CIVIL)
CONSULTING CIVIL ENGINEER
117, DEVPATH, B/H. LAL BUNGLOW,
C. G. ROAD, AHMEDABAD-380 006.
AMC LIC: ER-0598010321R2

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 Number **BLOCK, SO CALLED MANN EXOTICA**
(to be prepared separately for each Building/Wing of the Real Estate Project)

Sr. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the building/wing as on 28/02/2021 date of Registration is	
2	Cost incurred as on 28/02/2021	₹ 56,500,000
3	Work done in Percentage (as Percentage of the estimated cost) 28/02/2021	₹ 56,500,000
4	Balance Cost to be Incurred (Based on Estimated Cost)	100%
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table -C)	N/A

TABLE - B

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

Sr. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on 28/02/2021 date of Registration is	10,00,000 /-
2	Cost incurred as on 28/02/2021	10,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost) 28/02/2021	100%
4	Balance Cost to be Incurred (Based on Estimated Cost)	10,00,000 /-
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table -C)	N.A

Yours Faithfully,

Signature of Engineer
MR. KRUNAL K. MISTRY

117, DEVPATH
B/H LAL BUNGLOW C.G ROAD,
AHMEDABAD.

Local Authority license no : ER-0598010321R2

Local Authority License no. valid till (Date) : 01/03/2021

KRUNAL K. MISTRY (B. E. CIVIL
CONSULTING CIVIL ENGINEER
117, DEVPATH, B/H. LAL BUNGLOW,
C. G. ROAD, AHMEDABAD-380 006.
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***Note**

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/Completion Certificate.

(*) 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 Promoter, 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(*).

The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.

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.

All components of work with specifications are indicative and not exhaustive.

Table -C

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

N/A