



Value Venture
Property Valuation Services

ANKITHA MARNAL B A
B.E., PGP - ACM, MBL, A.I.V., C.E., M.I.E., MICMAIRVO
APPROVED VALUER, CHARTERED ENGINEER & CONSULTING ENGINEER

FORM-6
Engineer's Certificate

RERA No :PRM/KA/RERA/1250/303/PR/200827/003573
Project Name :THE ROCK GARDEN
Promoter Name :EARTHEN HUES AND ESTATES PRIVATE LIMITED

To
M/S. Earthen Hues And Estates Private Limited
No. 01, OVH Road, Basavanagudi, Bangalore - 560004

Subject:Certificate of Cost Incurred for Development of **THE ROCK GARDEN** for Construction of 38 Plots of the **FIRST** Phase situated on the New Sy. No. bearing 141 demarcated by its boundaries 13.229747963965002 to the North 13.229747963965002 to the South 77.63405623904916 to the East, 77.63405623904916 to the West of Division) Situated at Sy.No. 45, New Sy.No. 141, Ilthore Village, KundanaHobli, Devanahalli Taluk, Bangalore Rural admeasuring 11,938.65 sq. mts, area being developed by M/s. Earthen Hues and Estates 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.

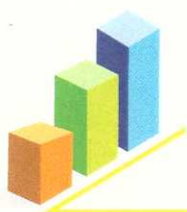
I have verified the sanctioned drawing. The work is as per the sanctioned drawing given by the Competent Authority with Sanctioned Order No.BIAAPA/TP/LAO/417/2009-10. I am satisfied that the physical progress of the project in accordance with that of the RERA Registration Application details.

I/ We AnkithaMarnal B A have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under the KRERA, bearing 38 Plots of the **FIRST** Phase Situated at Sy.No. 45, New Sy.No. 141, Ilthore Village, KundanaHobli, Devanahalli Taluk, Bangalore Rural admeasuring 11,938.65 sq. mts, area being developed by M/s. Earthen Hues and Estates Private Limited.

1. Following professionals are appointed by Promoter:

- S V Constructions represented by Mr. Rajesh has been appointed for carrying out the development work.
- Sri Onkar Electricals represented by Mr. Gangadhar has been appointed for carrying out the development work.





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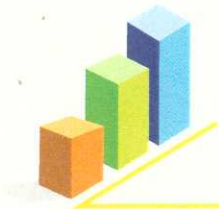
2. We have estimated the cost of the Completion to obtain Completion Certificate of the project. Our estimated cost calculations are based on the Drawings/plans made available to us for the project under reference by the Developer and Consultants and the Schedule of items and quantity for the entire work as calculated/ projected by the Developer/promoter 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 Plots for the aforesaid project under reference as 2,10,00,000/- The estimated Total Cost of project is with reference to the Civil and allied works required to be completed for the purpose of obtaining occupation certificate/completion certificate/release order for the Plots from the **Bangalore International Airport Area Planning Authority (BIAAPA)** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost incurred till date is calculated at Rs. 1,75,00,000/- 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 and allied works of the subject project to obtain Occupation Certificate / Completion Certificate / Release order from **Bangalore International Airport Area Planning Authority (BIAAPA)** is estimated at Rs.35,00,000/-
6. I certify that the Cost of the Civil 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

Plotted Development project called SONG OF TERRA:

Si No	Particulars	Amount
1	Total Estimated cost of the Project as on 30-06-2021 date of Registration is (Including Land Cost)	12,12,48,627/-
2	Cost incurred as on 30-06-2021 (based on the Estimated cost)	10,61,32,439/-
3	Work done in percentage (as Percentage of the estimated cost)	90%
4	Balance cost to be incurred (based on the Estimated cost)	1,51,16,188/-
5	Cost incurred on Additional / Extra Items as on 30-06-2021 not included in the Estimated Cost	0





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Table- B

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

Si No	Particulars	Amount
1	Total Estimated cost of the internal and external development works including amenities and facilities in the layout as on 30-06-2021 Date of Registration is	12,12,48,627/-
2	Cost incurred as on 30-06-2021(based on the Estimated cost)	10,61,32,439/-
3	Work done in Percentage (as percentage of the estimated cost).	90%
4	Balance cost to be incurred(based on the Estimated cost)	1,51,16,188/-
5	Cost incurred on Additional / Extra Items as on 30-06-2021 not included in the Estimated Cost(Annexure A)	0

ANKITHA MARNAL BA
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