



Date : 20/06/2023

Annexure A
FORM 1
[see Regulation 3]
ARCHITECT'S CERTIFICATE

To,
M/s. Jhamtani Realty Private Limited,
Through its Director,
Mr. Anup Parmanand Jhamtani,
Office at Sr. No.17/2, Opp. D Prabhag PCMC Bldg,
Aundh- Ravet Road, Rahatani, Pune-411017.

Subject: Certificate of Percentage of Completion of Construction Work of 01 No. of Building of the Project Ace Aurum III Tower 01 situated on the Plot bearing C. N. No/CTS No./Survey no./ Final Plot no. 45/1/1P at Pimpri Chindchwad (M.Corp.), Haveli, Pune 412101 having MahaRERA Registration Number- P52100026571, is being developed by M/s. Jhamtani Realty Private Limited.

Sir,

We VK:a architecture have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of 01 No. of Building of the Project Ace Aurum III Tower 01 situated on the Plot bearing C. N. No/CTS No./Survey no./ Final Plot no. 45/1/1P at Pimpri Chindchwad (M.Corp.), Haveli, Pune 412101 having MahaRERA Registration Number- P52100026571, is being developed by M/s. Jhamtani Realty Private Limited.

Based on Site Inspection, with respect to each of the Building / Wing of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each of the building / Wing of the Real Estate Project as registered under MahaRERA is as per table A herein below. The percentage of the work executed with respect to each of the major activity of the entire phase detailed Table B.

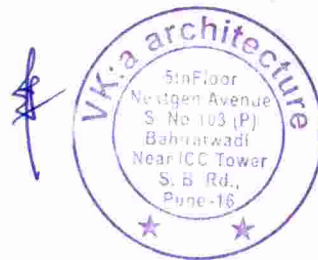


Table A

Building T1

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	Basement	100%
3	1 number of Plinth	100%
4	1 number of Podiums	100%
5	Stilt Floor	NA
6	Number of Slabs of Super Structure	100%
7	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	58%
8	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	40%
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	35%
11	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	11%



TABLE-B

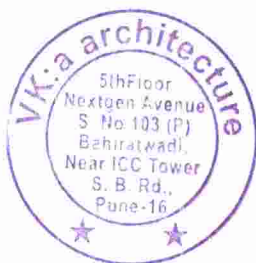
Internal & External Development Works in Respect of the entire Registered Phase III

Sr. No	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1	Internal Roads & Footpaths	Yes	0%	Work yet to start
2	Water Supply	Yes	0%	Work yet to start
3	Sewerage (chamber, lines, Septic Tank, STP)	Yes	40%	Work in progress
4	Storm Water Drains	Yes	10%	Work in progress
5	Landscaping & Tree planting	Yes	0%	Work yet to start
6	Street Lighting	Yes	0%	Work yet to start
7	Electrical meter room, sub-station, receiving station	Yes	0%	Work yet to start
8	Aggregate area of recreational open space	Yes	5%	Work in progress
9	Open Parking	Yes	0%	Work yet to start
10	Community Buildings	Yes	0%	Work yet to start
11	Treatment and disposal of sewage and sullage water	Yes	50%	Work in progress
12	Solid Waste management & Disposal	Yes	0%	Work yet to start
13	Water conservation, Rain water harvesting	Yes	50%	Work in progress
14	Energy management	Yes	0%	Work yet to start
15	Fire protection and fire safety requirements	Yes	5%	Work in progress

Yours Faithfully



AR. HRISHIKESH KULKARNI
VK:a architecture
(Reg. No. CA/2002/29235)



Agreed and Accepted By:

Signature of Promoter:

Name: M/s. Jhamtani Realty Private Limited

Date: 20/06/2023