

RAJNEESH AGRAWAL & ASSOCIATES
CHARTERED ACCOUNTANTS

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Rajneesh Agrawal
(B.Com. FCA)

Format — 2 C

CHARTERED ACCOUNTANT'S CERTIFICATE (On Letter Head)

**(FOR THE PURPOSES OF WITHDRAWAL FROM DESIGNATED ACCOUNT)
(TO BE SUBMITTED AT THE END OF EVERY QUARTER AFTER REGISTRATION)**

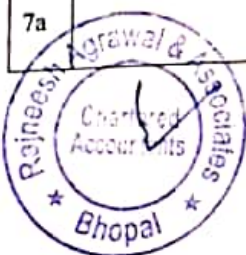
Dated :12.05.2022

This is to certify that M/s SAHIB DEVELOPERS having its project "PRITHVI COURTYARD" RERA Registration No P-BPL-17-177, Designated A/c No. 34990613653, with STATE BANK OF INDIA has incurred Rs.2741.14 Lacks on eligible items of Land Cost, Project clearance Fees, development cost and construction cost of the project and collected Rs 248.23 Lacks From the project during the quarter from 01.01.2022 to 31.03.2022 as per following details-

S. No.	Particulars	Total Cost Estimated	Cost incurred on project from the date of previous certificate till 31.03.2022	Accumulated cost incurred on project till 31.03.2022
1	2	3	4	5
1.	<u>Land Cost</u>			
	(a) Acquisition cost of land (purchase or through agreement with land owner) and legal costs on land transaction;	9.30	0.00	9.30
	(b) Amount payable to obtain development rights, additional, FAR and any other incentive under Local Authority or State Government or any Statutory Authority, if any;	0.00	0.00	0.00
	(c) Acquisition cost of TDR (Transfer of Development Rights), if any;			
	(d) Amounts payable to State Government or competent authority or any other statutory authority of the State or Central Government, towards stamp duty, transfer charges, registration fees etc. (if not included in (a) above);			
	<u>SUB TOTAL – LAND COST</u>	9.30	0.00	9.30



2.	<u>Project Clearance Fees</u>			
	(a) Fees paid to RERA	86.37	0.00	0.90
	(b) Fees paid to T&CP Deptt.		0.00	0.20
	(c) Fees paid to Local Authority (Municipal Corporation/ Panchayat)		0.00	64.10
	(d) Consultant/Architect Fees (directly attributable to project)		0.00	9.40
	(e) Any other (specify)		0.00	70.84
	<u>SUB TOTAL-Project Clearance Fees</u>	86.37	0.00	145.43
3.	<u>Cost of Development & Construction</u>			
	Site Development Cost	341.00		342.18
	Unit Construction Cost	2000.00	6.83	2000.00
	Indirect Cost & Contingency Reserve	460.00	12.99	244.23
	<u>Less : Excess Provisions</u>	-215.77		
	(a) Cost of material actually purchased;			
	(b) Direct Project Cost			
	<u>SUB TOTAL- Cost of Development & Construction</u>	2585.23	19.82	2586.41
4	<u>SUB TOTAL OF EXPENDITURE (1+2+3)</u>	2680.90	19.82	2741.14
5.	% completion of Construction Work completed (as per Project Engineer/Architect's Certificate)		100.00%	
	Colony Development Amenities		100.00 %	
5a.	% completion of total project (including cost of land and project clearance fees paid)		100%	
6	Total amount received from allottees during the quarter		248.23	
6a	70% of the amount required to be deposited in separate designated A/c (Row 6* 0.70)		173.76	
7	Total balance amount receivable from allottees at the end of the quarter (only booked property)		109.51	
7a	70% of the receivables (Row 7*0.70)		76.66	



8	Total (Row 6a+7a)	250.42
9	Amount that can be withdrawn from Designated a/c, i.e. (Row 8* Row 5a) or (Column 4 of Row 4), whichever is less	236.42
10	Amount actually withdrawn till date of this certificate as per the books of Accounts and Bank Statement	74.57
11	Balance available in Designated Bank A/c	203.29
12	Amount overdrawn, if any (Row 10 – Row 9)	0.00
13	Amount overdrawn as per Form 2C submitted for the last Quarter	0.00

(All amounts in Rs. Lakhs)

This certificate is being issued on specific request of M/s SAHIB DEVELOPERS for the compliance of Real Estate Regulatory Act 2016. The certification is based on the information and records produced before me/us and is true to the best of my knowledge and belief. This Certificate is duly supported by Statement of Account of the project for the above period.

UDIN: 22076349AIVPSR8114

Signature of Applicant



RAJNEESH AGRAWAL & ASSOCIATES
CHARTERED ACCOUNTANTS

RAJNEESH AGRAWAL
(Partner)
M.No.: 076349