

FORM-2
[See Regulation 3]
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 :05/01/2019

To,
The M/s Paramount Constructions
G-1, Yellow Rose, 4 Pali Village,
Off PaliNaka ,Bandra West,
Mumbai – 4000 50.

Subject : Certificate of Cost Incurred for Development of PaliDarshanChs LtdforConstruction of One buildingof the (MahaRERA Registration Number) situated onthe Plot bearing C.N. No./CTS No./Survey No./ Final Plot No.F/56Ademarcated by its boundaries (latitude andlongitude of the end points) CTS NO 55Existing ground 16th Floor Buildingto the North33rd Road to the SouthF 56B Existing ground 3rd Floor Buildingto the East 16th Road to the West of Division kokan VillageAndheriTalukaAndheriDistrict MumbaiPIN 400050 admeasuring 492 sq.mts. area being developed by [Promoter]

Ref :MahaRERA Registration Number **P51800000251**

Sir,

I/ WeKaivant C Shahhave undertaken assignment of certifying Estimated Cost for theSubject Real Estate Project proposed to be registered under MahaRERA, beingOne Building of the situated on the plotbearing C.N. No./CTS No./Survey No./ Final Plot No. F/56A of Division KokanVillagAndheriTalukaAndheriDistrict MumbaiPIN 400050admeasuring 492 sq.mts.area being developed by M/s Paramount Constructions.

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

- (i) M/s /Shri/SmtZiyauddin M Shaikhas L.S. / Architect ;
- (ii) M/s /Shri/SmtKaivant C Shahas Structural Consultant
- (iii) M/s /Shri/SmtNot Applicable as MEP Consultant
- (iv) M/s /Shri/SmtJuzairSolankias 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 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 Juzair Solanki 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. 28,21,04,550 /- (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 MCGM being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at Rs. 25,94,98,963/- (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 from MCGM (planning Authority) is estimated at Rs. 2,26,05,587/- (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 _____		
(to be prepared separately for each Building /Wing of the Real Estate Project)		
Sr. No (1)	Particulars (2)	Amounts (3)
1	Total Estimated cost of the building/wing as on <u>31/12/2018</u> date of Registration is	Rs.28,21,04,550/-
2	Cost incurred as on 31/12/2018 (based on the Estimated cost)	Rs.25,94,98,963/-
3	Work done in Percentage (as Percentage of the estimated cost)	<u>90%</u>
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs2,26,05,587/-

SANKAR P.PARSEKAR

Project Consultant

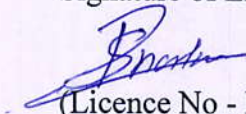
5 Cost Incurred on Additional /Extra Items Rs. NIL
as on 31/12/2018not included in the
Estimated Cost (Annexure A)

TABLE B

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

Sr. No. (1)	Particulars (2)	Amounts (3)
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on <u>31/12/2018</u> date of Registration is	NIL
2	Cost incurred as on <u>31/12/2018</u> (based on the Estimated cost).	NIL
3	Work done in Percentage (as Percentage of the estimated cost).	NIL
4	Balance Cost to be Incurred (Based on Estimated Cost).	NIL
5	Cost Incurred on Additional /Extra Items as on <u>31/12/2018</u> not included in the Estimated Cost (Annexure A).	NIL

Yours Faithfully,
Signature of Engineer.


(Licence No - P/334/SS-II)

*** 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/Completion 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 (*).

SANKAR P.PARSEKAR

Project Consultant

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)