

(FOR THE PURPOSE OF WITHDRAWAL OF MONEY FROM DESIGNATED ACCOUNT OF PROJECT)

Information as on 31-07-20

Certification work Assigned vide letter No.-----

Dated :- 31.07.2020

Subject: Certificate of amount incurred on Construction Work of Pocket 2 Sector C, SGC No. of Building(s)/ Block(s) of the Mother City Phase of the Project UPRERA PRJ10062 situated on the Khasra No/ Plot no 16, 17, 18, 19, 20, 24, 25, 31, 32, 33, 34, 35, 38, 39, 40, 41, 42, 43, 50, 51, 52, 55, 56, 57, 58, 59, 60, 61, 62, 63, 68, 69, 70, 72, 73, 76, 77, 80, 81, 82, 83, 84, 89, 90, 92, 94, 95, 97, 98, 99, 100, 102, 107, 108, 109, 110, 112, 113, 114, 115, 117, 118, 123 & 214.
Demarcated by its boundaries 26.788764 to the North, 26.786725 to the South, 81.000036 to the East, 80.998394 to the West of village----- Tehsil Sarojini Nagar Competent/ Development authority Lucknow Development Authority District Lucknow PIN 226002 admeasuring 80400 sq.mts. area being developed by Ansal Properties & Infrastructure Limited. having RERA Registration No.-UPRERA PRJ10062 , Designated A/C No.-50200026630372-Bank Name: HDFC Bank Ltd.

S.No.	Particulars	Rs.in lacs Total Cost Estimated	Rs. In lacs Amount incurred (actual out- flow) till now
1	2	3	4
1	Land Cost (a) Acquisition cost of land (purchase or through agreement with land owner) and legal costs on land transaction; (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; (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	961.09	598.90

CA

7/460, SECTOR - 7 INAKIPURAM VISTAR

WOKNOW 226021 (U.P.)

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towards stamp duty, transfer charges, registration fees etc. (if not included in para (a) above);		
(e) Interest (Other than Penal Interest, Penalties etc) paid to FI, Scheduled Banks, NBFC and "Unsecured Loan at State Bank of India - Marginal cost of Fund based lending Rate (SBI - MCLR)" on money borrowed for purchase of land and also to, Competent Authority.		
SUB TOTAL LAND COST (in Rs.)	961.09	598.90
Project Clearance Fees	21.49	16.49
(a) Fees paid to RERA		
(b) Fees paid to Local Authority		
(c) Consultant/Architect Fees (directly attributable to project)		
(d) Any other (specify)		
SUB TOTAL FEES PAID (in Rs.)	21.49	16.49
Cost of Development And construction	5713.06	4949.86
(a) Cost of services (water, electricity to construction site), Site Overheads;		
(b) Depreciation cost of machinery and equipment purchased, or hired and maintenance costs, consumables etc., (so long as these costs are directly incurred in the construction of the concerned project);		
(c) Cost of material actually purchased;		
(d) Cost of Salary and Wages (excluding cost of salaries of employees of the company not directly attached to project);		
Sub Total of Construction Cost (in Rs.) (sum of (a) to (d) of Row 3a)	5713.06	4949.86
Cost of construction incurred (As Certified by Project Engineer)	5713.06	4665.47
Total Construction Cost (Lower of 3A and 3B.)	5713.06	4665.47
Interest (Other than Penal Interest and Penalties etc.) paid to Financial Institution, Scheduled Banks, NBFC and Unsecured Loan at "SBI-MCLR" on money borrowed for construction)	77.52	1186.06
TOTAL DEVELOPMENT AND CONSTRUCTION COST (Row 3C +3D)	5790.58	5851.53
TOTAL COST OF PROJECT (Row 1+ Row 2+ Row 3)	6773.16	6466.92

1	निर्देशावलीकृत रकमों में से निर्देशावलीकृत बैंक रकमों में से (म.प्र. के अंतर्गत बांधूगढ़, बाराबंकी के क्षेत्र में)	81.88%
2	निर्देशावलीकृत रकमों में से निर्देशावलीकृत बैंक रकमों में से (म.प्र. के अंतर्गत बांधूगढ़, बाराबंकी के क्षेत्र में) (र.प. के अंतर्गत) (र.प. के अंतर्गत) (र.प. के अंतर्गत)	95.48%
3	निर्देशावलीकृत रकमों में से निर्देशावलीकृत बैंक रकमों में से (म.प्र. के अंतर्गत बांधूगढ़, बाराबंकी के क्षेत्र में) (र.प. के अंतर्गत) (र.प. के अंतर्गत)	6,703.20
4	70% निर्देशावलीकृत रकमों में से निर्देशावलीकृत बैंक रकमों में से (म.प्र. के अंतर्गत बांधूगढ़, बाराबंकी के क्षेत्र में) (र.प. के अंतर्गत) (र.प. के अंतर्गत)	4,693.64
5	निर्देशावलीकृत रकमों में से निर्देशावलीकृत बैंक रकमों में से (म.प्र. के अंतर्गत बांधूगढ़, बाराबंकी के क्षेत्र में) (र.प. के अंतर्गत) (र.प. के अंतर्गत)	6,466.92
6	निर्देशावलीकृत रकमों में से निर्देशावलीकृत बैंक रकमों में से (म.प्र. के अंतर्गत बांधूगढ़, बाराबंकी के क्षेत्र में) (र.प. के अंतर्गत) (र.प. के अंतर्गत)	4,692.53
7	निर्देशावलीकृत रकमों में से निर्देशावलीकृत बैंक रकमों में से (म.प्र. के अंतर्गत बांधूगढ़, बाराबंकी के क्षेत्र में) (र.प. के अंतर्गत) (र.प. के अंतर्गत)	1.11
8	निर्देशावलीकृत रकमों में से निर्देशावलीकृत बैंक रकमों में से (म.प्र. के अंतर्गत बांधूगढ़, बाराबंकी के क्षेत्र में) (र.प. के अंतर्गत) (र.प. के अंतर्गत)	1,774.39

This certificate is being issued on specific request of M/s Ansal Properties & Infrastructure Limited for IPR RERA compliance. The certification is based on the information and records produced before us/me and is true to the best of our/my knowledge and belief.

For, Karmacharya & Co.
Chartered Accountants
C.A. No. 011495C



Partner
W.No. 415647
UDIN: 22-067700-000000-000000
Date: 31-07-2020
Place: Lucknow