



## ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Separate Account) - Project Wise

No. ....

Date: 30.06.2023

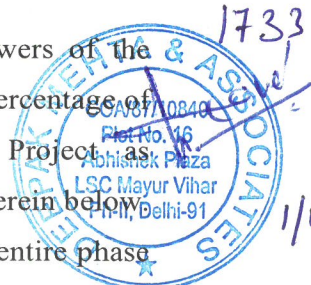
**Subject :** Certificate of Percentage of Completion of Construction Work of ABET Buildcon Private Limited No. of Building(s)/3 Block(s) Phase 1 (Alpha Residence) of the Project [UPRERAPRJ11733] situated on the Khasra No/ Plot no SC-01/C-A8, Sector — 150 Noida Demarcated by its boundaries (latitude and longitude of the end points) 28°25'23.01'N, 28°25'20.90'N & Longitude 77°29'02.75E, 77°29'08.64'E Tehsil Gautam Buddha Nagar Competent/ Development authority Gautam Buddha Nagar District Gautam Buddha Nagar PIN 201310 admeasuring 12000 sq.mts. of Khasra No./Plot No. area being developed by Abet Buildcon Private Limited.

I/We Deepak Mehta have undertaken assignment as Architect/Licensed Surveyor of certifying Percentage of Completion Work of the Abet Buildcon Private Limited Building(s)/ 3 Block(s) Phase-1 (Alpha Residences), situated on the Khasra No/ Plot no SC-01/C-A8 , Sector — 150 Noida tehsil Gautam Buddha Nagar competent/ development authority Gautam Buddha Nagar District Gautam Buddha Nagar PIN 201310 admeasuring, 12000 sq.mts. of Khasra No./Plot No. area being developed by Abet Buildcon Private Limited.

1. Following technical professionals were consulted by me for verification/ for certification of the cost:

- (i) M/s Deepak Mehta & Associates as Architect
- (ii) M/s Optimization Consultants as Structural Consultant
- (iii) M/s V Consulting as MEP Consultant
- (iv) Shri Rajender singh as Site Supervisor

Based on Site Inspection, with respect to each of the Buildings /Blocks/Towers 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 Buildings /Blocks/Towers of the Real Estate Project as registered vide number UPRERAPRJ11733 under UPRERA is as per table A herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in the Table B.





# DEEPAK MEHTA & ASSOCIATES

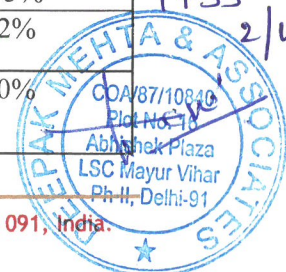
ARCHITECTS, PLANNERS, VALUERS, LANDSCAPE & INTERIORS

**Table A (TowerA)**

| Sr. No. | Task/ Activity                                                                                                                                                                                                                                                                                                                                                                                                                  | Percentage Work Done |
|---------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------|
| 1       | Excavation                                                                                                                                                                                                                                                                                                                                                                                                                      | 100%                 |
| 2       | 2 _____ number of Basement(s) and Plinth                                                                                                                                                                                                                                                                                                                                                                                        | 90%                  |
| 3       | 0 _____ number of Podiums                                                                                                                                                                                                                                                                                                                                                                                                       | NA                   |
| 4       | Stilt Floor                                                                                                                                                                                                                                                                                                                                                                                                                     | 95%                  |
| 5       | 16 number of Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                                           | 5.0%                 |
| 6       | Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows in each of the Flats/Premises                                                                                                                                                                                                                                                                                                               | 0%                   |
| 7       | Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/premises                                                                                                                                                                                                                                                                                                                                        | 0%                   |
| 8       | Staircases, Lift Wells and Lobbies at each Floor level connecting Staircases and lifts, Overhead and underground Water Tanks                                                                                                                                                                                                                                                                                                    | 4.2%                 |
| 9       | The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building/Block/Tower                                                                                                                                                                                                                                                                                                    | 0%                   |
| 10      | Installation of lifts, water pumps, Fire Fighting Fittings and Equipments as per CFO NOC, Electrical fittings to Common Areas, electro-mechanical equipments, Compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building /Block/Tower, Compound wall and all other requirements as may be required to obtain Occupation/Completion Certificate. | 0%                   |

**Table A (TowerB)**

| Sr. No. | Task/ Activity                                                                                                    | Percentage Work Done |
|---------|-------------------------------------------------------------------------------------------------------------------|----------------------|
| 1       | Excavation                                                                                                        | 100%                 |
| 2       | 2 _____ number of Basement(s) and Plinth                                                                          | 95%                  |
| 3       | 0 _____ number of Podiums                                                                                         | NA                   |
| 4       | Stilt Floor                                                                                                       | 95%                  |
| 5       | 16 number of Slabs of Super Structure                                                                             | 2%                   |
| 6       | Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows in each of the Flats/Premises | 0%                   |





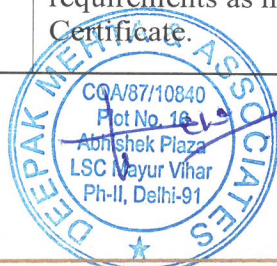


# DEEPAK MEHTA & ASSOCIATES

|    |                                                                                                                                                                                                                                                                                                                                                                                                                                 |      |
|----|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|
|    | Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/premises                                                                                                                                                                                                                                                                                                                                        | 0%   |
| 8  | Staircases, Lift Wells and Lobbies at each Floor level connecting Staircases and lifts, Overhead and underground Water Tanks                                                                                                                                                                                                                                                                                                    | 3.2% |
| 9  | The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building/Block/Tower                                                                                                                                                                                                                                                                                                    | 0%   |
| 10 | Installation of lifts, water pumps, Fire Fighting Fittings and Equipments as per CFO NOC, Electrical fittings to Common Areas, electro-mechanical equipments, Compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building /Block/Tower, Compound wall and all other requirements as may be required to obtain Occupation/Completion Certificate. | 0%   |

**Table A (Tower C)**

| Sr. No. | Task/ Activity                                                                                                                                                                                                                                                                                                                                                                                                                  | Percentage Work Done |
|---------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------|
| 1       | Excavation                                                                                                                                                                                                                                                                                                                                                                                                                      | 25%                  |
| 2       | 2 _____ number of Basement(s) and Plinth                                                                                                                                                                                                                                                                                                                                                                                        | 0%                   |
| 3       | 0 _____ number of Podiums                                                                                                                                                                                                                                                                                                                                                                                                       | NA                   |
| 4       | Stilt Floor                                                                                                                                                                                                                                                                                                                                                                                                                     | 0%                   |
| 5       | 16 number of Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                                           | 0%                   |
| 6       | Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows in each of the Flats/Premises                                                                                                                                                                                                                                                                                                               | 0%                   |
| 7       | Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/premises                                                                                                                                                                                                                                                                                                                                        | 0%                   |
| 8       | Staircases, Lift Wells and Lobbies at each Floor level connecting Staircases and lifts, Overhead and underground Water Tanks                                                                                                                                                                                                                                                                                                    | 0%                   |
| 9       | The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building/Block/Tower                                                                                                                                                                                                                                                                                                    | 0%                   |
| 10      | Installation of lifts, water pumps, Fire Fighting Fittings and Equipments as per CFO NOC, Electrical fittings to Common Areas, electro-mechanical equipments, Compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building /Block/Tower, Compound wall and all other requirements as may be required to obtain Occupation/Completion Certificate. | 0%                   |





# DEEPAK MEHTA & ASSOCIATES

ARCHITECTS, PLANNERS, VALUERS, LANDSCAPE & INTERIORS

**Table B**

Internal & External Development Works in Respect of the Entire Registered Phase

| Sr. No. | Common Areas and Facilities, Amenities                | Proposed (Yes/No) | Details | Percentage of Work done |
|---------|-------------------------------------------------------|-------------------|---------|-------------------------|
| 1       | Internal Roads & Footpaths                            | Yes               |         | 0%                      |
| 2       | Water Supply                                          | Yes               |         | 0%                      |
| 3       | Sewerage (chamber, lines, Septic Tank, STP)           | Yes               |         | 0%                      |
| 4       | Storm Water Drains                                    | Yes               |         | 0%                      |
| 5       | Landscaping & Tree Planting                           | Yes               |         | 0%                      |
| 6       | Street Lighting                                       | Yes               |         | 0%                      |
| 7       | Community Buildings                                   | No                |         |                         |
| 8       | Treatment and disposal and sewage and sullage water   | No                |         |                         |
| 9       | Solid waste management & disposal                     | No                |         |                         |
| 10      | Water conservation, Rainwater harvesting Pit          | Yes               | 3 No.   | 0%                      |
| 11      | Energy management                                     | No                |         |                         |
| 12      | Fire protection and fire safety requirements          | Yes               |         | 0%                      |
| 13      | Electrical meter room, sub-station, receiving station | Yes               |         | 0%                      |
| 14      | Other (option to Add more)                            |                   |         |                         |

M/s Deepak Mehta & Associates

Deepak Mehta  
(Architect)

