



SHUBHAM GOEL & ASSOCIATES

CHARTERED ACCOUNTANTS

Form — 5

CHARTERED ACCOUNTANT'S CERTIFICATE

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

Information as on **31st July, 2020**

Certification work Assigned vide letter No. 1/2020

Dated :- 07/09/2020

Subject: Certificate of amount incurred on TO-DAY for Construction of 1 No. of Building(s)/of the only phase of the Project [TEMPPRJ19048] situated on the Khasra No. plot no. **GH-01, Sector-143, Noida** demarcated by its boundaries (latitude and longitude of the end points) **77 25 19.4772-28 30 4.4352** to the North **7725 20.2296-28 30 2.0052** to the South **77 25 21.0792-28 30 03.3804** to the East **77 25 18.3792-28 3003.1428** to the West Competent/Development authority NOIDA District Gautam Budh Nagar, PIN 201301 admeasuring 3915 Sq. Mtr. area being developed by [AMA Towers LLP], Designated A/c No. **157905001653**, Bank **ICICI Bank, Noida**.

S.No.	Particulars	Rs.in lacs Total Cost Estimated	Rs. In lacs Amount incurred (actual out-flow) till now
1	Land Cost	3	4
	(a) Acquisition cost of land (purchase or through agreement with land owner) and legal costs on land transaction;	125,000,000	110,000,000
	(b) Amount payable to obtain development rights, additional FAR and any other incentive under Local	-	-
	(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 para (a) above);	-	-
	SUB TOTAL LAND COST (in Rs.)	125,000,000	110,000,000
2	Project Clearance Fees		
	(a) Fees paid to RERA		
	(b) Fees paid to Local Authority	50,000	50,000
	(c) Consultant/Architect Fees (directly attributable to project)	90,000	90,000
	(d) Any other (specify)	3,420,000	3,049,000
	SUB TOTAL FEES PAID (in Rs.)	3,560,000	3,189,000
3A	Cost of Development And construction		
	(a) Cost of services (water, electricity to construction site) , Site Overheads;	15,371,665	3,220,814
	(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;	112,718,311	107,875,217
	(d) Cost of Salary and Wages (excluding cost of salaries of employees of the company not directly attached to project);	48,307,846	2,805,415
	Sub Total of Construction Cost (in Rs.) (sum of (a) to (d) of Row 3a)	176,397,822	113,901,446
3B	Cost of construction incurred (As Certified by Project Engineer)	176,397,822	113,901,446
3C	Total Construction Cost (Lower of 3A and 3B.)	176,397,822	113,901,446

**Noida Office :-**F-10, 1st Floor, Shreejee Complex,
Sharma Market, Sec-5, Noida - 201301**Ghaziabad Office :-**Chet Ram Bhawan,
11 Naya Ganj, Ghaziabad - 201001**Delhi Office :-**175/B, DDA Flats,
Paschim Vihar Extn., Delhi-110063

3D	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)	-	-
3	TOTAL DEVELOPMENT AND CONSTRUCTION COST (Row 3C +3D)	176,397,822	113,901,446
4	TOTAL COST OF PROJECT (Row 1+ Row 2+ Row 3)	304,957,822	227,090,446
5	Percentage completion of Construction Work completed (as per Project Engineer, Architect's Certificate)	64.50%	
6	Percentage completion of Total project (Proportionate cost incurred on the project to the total estimated cost) (Col.4 of row 4 / Col.3 of row 4)%	74.47%	
7	Total amount received from allottees till date since Inception of the Project (in Rs.)	50,038,872	
8	70% Amount to be deposited in Designated Account (0.7*Row 7)	35,027,210	
9	Cummulative Amount that can be withdrawn from Designated a/c, i.e. Estimated Cost * Proportionate Cost Incurred on the Project) (Column 3 of Row 4 * row 6)	227,090,446	
10	Amount actually withdrawn till date since inception of the project (This shall include 70% of the amounts already realised till date but not deposited in the designated Account)	34,961,084	
11	Balance available in Designated A/c.	66,126.1	
12	Amount that can be withdrawn from the designated Bank A/C under this certificate (Row 9 – Row 10)	192,129,362	

This certificate is being issued on specific request of **M/s AMA Towers LLP** for UP 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.

Date: 07.09.2020
Place: Noida



For Shubham Goel & Associates
Chartered Accountants

Shubham Goel
Partner
M. No. 418995

UDIN:- 20418995AAAAABT1938