



Form — REG 3			
CHARTERED ACCOUNTANT'S CERTIFICATE (On Letter Head)			
(FOR THE PURPOSE OF WITHDRAWAL OF MONEY FROM DESIGNATED ACCOUNT OF PROJECT)			
Information as on		31-03-22	
Subject: Certificate of amount incurred on Construction Work of Media Enclave No. of Building(s)/ A1, B1, B2, B3, C1 & C2 Block(s) of the Mother City Phase of the Project UPRERA PRJ3060 situated on the Khasra No/ Plot no 525, 526, 527, 528, 529, 530, 536, 537 & 538. Demarcated by its boundaries 26.780545 to the North, 26.779484 to the South, 81.025561 to the East, 81.023795 to the West of village _____ Tehsil Mohanlalganj Competent/ Development authority Lucknow Development Authority District Lucknow PIN 226002 admeasuring 17300 sq.mts. area being developed by Ansal Properties & Infrastructure Limited. having RERA Registration No. UPRERA PRJ3060, Designated A/C No. 60290940908 Bank Name Bank of Maharashtra			
		Rs. in lacs	Rs. In lacs
S.No.	Particulars	Total Cost Estimated	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 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.	315.39	315.39
	SUB TOTAL LAND COST (in Rs.)	315.39	315.39
2	Project Clearance Fees (a) Fees paid to RERA (b) Fees paid to Local Authority (c) Consultant/Architect Fees (directly attributable to project) (d) Any other (specify)	37.41	32.41
	SUB TOTAL FEES PAID (in Rs.)	37.41	32.41

This certificate is being issued on specific request of M/s Ansal Properties & Infrastructure Limited 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.

UDIN NO. - 22416647AH/JEC2207
M.No.416647
Date: 19/04/2022
Place: Lucknow