

ARCHITECT'S CERTIFICATE (On Letter Head)

Form-REG-1

(To be submitted at the time of Registration of Project, Withdrawal of Money from Separate Account and Submission of Quarterly Progress Report)

REF. No.- RERA /4/DESERVE/25-26

Date:10-04-2026

Information as on 31-03-2026

Certificate of Percentage of Completion of Construction Work of _____ **No. of Building(s)/** NIL **Block(s) of the project [UPRERA Registration Number - UPRERAPRJ7004] situated on the Khasra No/ Plot no** GH-7 **Demarcated by its boundaries (latitude and longitude of the end points)** 26°45'40" and 80°57'19" to the North 26°45'41" and 80°57'20" to the South 26°45'44" and 80°57'15" to the East 26°45'41" and 80°57'15" to the West of village _____ **Tehsil** _____ **Competent/ Development authority-** UP Housing & Development Board, District - Lucknow , PIN-226025, **admeasuring-** 11944 sq.mts. **area being developed by** Deserve Builders & Developer Pvt. Ltd.

I/We Ripunjay Patel have undertaken assignment as Architect/Licensed Surveyor of certifying Percentage of Completion Work of the _____ Building(s)/ _____ nIL _____ Block/ Tower (s) of the Project, situated on the Khasra No/ Plot no --GH-7,Sec.-11,Vrindavan Yojna ,Raibarely Road,Lucknow_of village _____ tehsil _____ competent/ development authority - UP Housing & Development Board, District-Lucknow , PIN - 226025, admeasuring - 11944 sq.mts. area being developed by Deserve Builders & Developer Pvt. Ltd.

1. Following technical professionals are appointed by owner / Promotor :-

- | | | | |
|-------|---|--|--|
| (i) | M/s/Shri/Smt <u>Architect's Avenue</u> as L.S. / Architect ; | | |
| (ii) | M/s/Shri/Smt <u>Mahimtura consultants Pvt Ltd.</u> as Structural Consultant | | |
| (iii) | M/s/Shri/Smt <u>Electro-Mech consultants Pvt Ltd.</u> as MEP Consultant | | |
| (iv) | M/s/Shri/Smt <u>Ravi Sonker</u> as Site Supervisor | | |

2-Based on Site Inspection, with respect to each of the Plots/ Buildings/Wings/Blocks/Towers of the aforesaid Real Estate Project, I certify as follows -

2.1) As on the date of this certificate, the Percentage of Work done for each of the Buildings/Wings /Blocks/Towers of the Real Estate Project is as per Table-A.

2.2) As on the date of this certificate, the percentage of the work executed with respect to each of the activities pertaining to plotted development and/or buildings which are common to overall project is detailed in the Table-B.

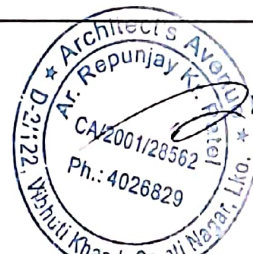


Table - A(Tower A)					
Building/Wing/ Block /Tower A		Deserve Elite			
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		100%	01.01.2026	31.03.2026
2	Total Number of Basement and Plinth	1	100%	01.01.2026	31.03.2026
3	Total Number of Podiums	0	0%	01.01.2026	31.03.2026
4	Stilt Floor		100%	01.01.2026	31.03.2026
5	Total Number of Slabs of Super Structure	15	100%	01.01.2026	31.03.2026
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		40%	01.01.2026	31.03.2026
7	Sanitary Fittings within the Flat/Premises,		0%	01.01.2026	31.03.2026
8	Electrical Fitting within the Flat/Premises		0%	01.01.2026	31.03.2026
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		80%	01.01.2026	31.03.2026
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks		20%	01.01.2026	31.03.2026
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFO NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.		0%	01.01.2026	31.03.2026
12	Compliance to conditions of environmental/Fire NOC, Electric safety certificate, Installation of lifts as per provisions of Lift Act 2024, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, Electrical and Mechanical equipment etc. and all other works as may be required to obtain Occupancy/Completion Certificate.		0%	01.01.2026	31.03.2026



Table - A(Tower B)					
Building/Wing/ Block /Tower B		Deserve Elite			
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		100%	01.01.2026	31.03.2026
2	Total Number of Basement and Plinth	1	100%	01.01.2026	31.03.2026
3	Total Number of Podiums	0	0%	01.01.2026	31.03.2026
4	Stilt Floor		100%	01.01.2026	31.03.2026
5	Total Number of Slabs of Super Structure	15	100%	01.01.2026	31.03.2026
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		40%	01.01.2026	31.03.2026
7	Sanitary Fittings within the Flat/Premises,		0%	01.01.2026	31.03.2026
8	Electrical Fitting within the Flat/Premises		0%	01.01.2026	31.03.2026
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		80%	01.01.2026	31.03.2026
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks		15%	01.01.2026	31.03.2026
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFO NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.		0%	01.01.2026	31.03.2026
12	Compliance to conditions of environmental/Fire NOC, Electric safety certificate, Installation of lifts as per provisions of Lift Act 2024, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, Electrical and Mechanical equipment etc. and all other works as may be required to obtain Occupancy/Completion Certificate.		0%	01.01.2026	31.03.2026



Table - A(Tower C)

Building/Wing/ Block /Tower C		Deserve Elite			
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		100%	01.01.2026	31.03.2026
2	Total Number of Basement and Plinth	1	100%	01.01.2026	31.03.2026
3	Total Number of Podiums	0	0%	01.01.2026	31.03.2026
4	Stilt Floor		100%	01.01.2026	31.03.2026
5	Total Number of Slabs of Super Structure	15	100%	01.01.2026	31.03.2026
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		25%	01.01.2026	31.03.2026
7	Sanitary Fittings within the Flat/Premises,		0%	01.01.2026	31.03.2026
8	Electrical Fitting within the Flat/Premises		0%	01.01.2026	31.03.2026
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		80%	01.01.2026	31.03.2026
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks		0%	01.01.2026	31.03.2026
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFO NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.		0%	01.01.2026	31.03.2026
12	Compliance to conditions of environmental/Fire NOC, Electric safety certificate, Installation of lifts as per provisions of Lift Act 2024, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, Electrical and Mechanical equipment etc. and all other works as may be required to obtain Occupancy/Completion Certificate.		0%	01.01.2026	31.03.2026



Table - A(Tower D)

Building/Wing/ Block /Tower D		Deserve Elite			
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		100%		
2	Total Number of Basement and Plinth	1	100%		
3	Total Number of Podiums	0	0%		
4	Stilt Floor		100%		
5	Total Number of Slabs of Super Structure	3	100%		
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0%		
7	Sanitary Fittings within the Flat/Premises,		0%		
8	Electrical Fitting within the Flat/Premises		0%		
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		80%		
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks		0%		
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFO NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.		0%		
12	Compliance to conditions of environmental/Fire NOC, Electric safety certificate, Installation of lifts as per provisions of Lift Act 2024, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, Electrical and Mechanical equipment etc. and all other works as may be required to obtain Occupancy/Completion Certificate.		0%		

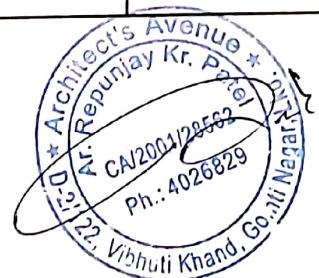


Table - A(Tower E)

Building/Wing/ Block /Tower D		Deserve Elite			
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		100%		
2	Total Number of Basement and Plinth	1	100%		
3	Total Number of Podiums	0	0%		
4	Stilt Floor		100%		
5	Total Number of Slabs of Super Structure	4	100%		
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0%		
7	Sanitary Fittings within the Flat/Premises,		0%		
8	Electrical Fitting within the Flat/Premises		0%		
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		80%		
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks		0%		
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFO NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.		0%		
12	Compliance to conditions of environmental/Fire NOC, Electric safety certificate, Installation of lifts as per provisions of Lift Act 2024, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, Electrical and Mechanical equipment etc. and all other works as may be required to obtain Occupancy/Completion Certificate.		0%		

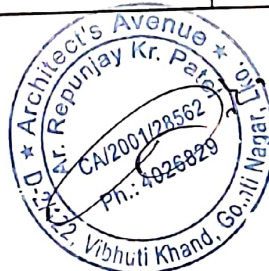


Table - A(Tower F)

S.No	Building/Wing/ Block /Tower F	Deserve Elite			
		Task / Activity	Number	% Work Done	Activity Start Date Activity End Date
1		Excavation		100%	
2		Total Number of Basement and Plinth	1	0%	
3		Total Number of Podiums	0	0%	
4		Stilt Floor		0%	
5		Total Number of Slabs of Super Structure	0	0%	
6		Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0%	
7		Sanitary Fittings within the Flat/Premises,		0%	
8		Electrical Fitting within the Flat/Premises		0%	
9		Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		0%	
10		The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks		0%	
11		Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFO NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.		0%	
12		Compliance to conditions of environmental/Fire NOC, Electric safety certificate, Installation of lifts as per provisions of Lift Act 2024, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, Electrical and Mechanical equipment etc. and all other works as may be required to obtain Occupancy/Completion Certificate.		0%	

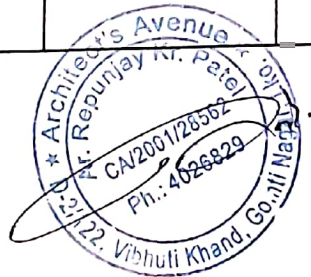


Table - A(Tower G)

Building/Wing/ Block /Tower G		Deserve Elite			
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		100%	01.01.2026	31.03.2026
2	Total Number of Basement and Plinth	1	100%	01.01.2026	31.03.2026
3	Total Number of Podiums	0	0%	01.01.2026	31.03.2026
4	Stilt Floor		100%	01.01.2026	31.03.2026
5	Total Number of Slabs of Super Structure	15	46%	01.01.2026	31.03.2026
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0%	01.01.2026	31.03.2026
7	Sanitary Fittings within the Flat/Premises,		0%	01.01.2026	31.03.2026
8	Electrical Fitting within the Flat/Premises		0%	01.01.2026	31.03.2026
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		15%	01.01.2026	31.03.2026
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks		0%	01.01.2026	31.03.2026
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFO NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.		0%	01.01.2026	31.03.2026
12	Compliance to conditions of environmental/Fire NOC, Electric safety certificate, Installation of lifts as per provisions of Lift Act 2024, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, Electrical and Mechanical equipment etc. and all other works as may be required to obtain Occupancy/Completion Certificate.		0%	01.01.2026	31.03.2026



Table - B (FOR TOWER A,B,C,D,E,F,G
Internal and external development works (common facilities) in respect of the entire registered project

S.No	Internal/External Development Work (Common Facilities)	% Work Done	Activity Start Date	Activity End Date
1	Internal Roads & Footpaths	0		
2	Water Supply/Drinking Water Facilities	0		
3	Sewerage (chamber, lines, Septic Tank, STP)	0		
4	Storm Water Drain	0		
5	Landscaping & Tree Planting	0		
6	Street Lighting	0		
7	Community Buildings	0		
8	Treatment & Disposal of Sewage and Sullage water /STP	0		
9	Solid Waste Management & Disposal	0		
10	Water Conservation, Rainwater Harvesting	0		
11	Energy Management/Use of Renewable Energy	0		
12	Fire Protection and Fire Safety Requirements	0		
13	Electrical Sub Station, Control Panel & Meter Room	0		
14	Receiving Station	0		
15	Plan of Development Works	0		
16	Emergency Evacuation Services	0		
17	Common Facilities in Basement	0		
18	Others, if any (please specify)			

