



GUPTA JATIN & ASSOCIATES

(CHARTERED ACCOUNTANTS)

Office No-105, First Floor, Lotus Tower, F-6
Vijay Block, Laxmi Nagar, New Delhi - 110092

Form — REG-3			
(FOR THE PURPOSE OF WITHDRAWAL OF MONEY FROM ACCOUNT OF PROJECT)			
Information up to 30th June, 2020			
Certification work Assigned vide letter No. CA/001/FP/2019-20 dated 01.04.2019			
Subject: Certificate of amount incurred on F PREMIERE PHASE 1 for Construction of ___1___ Tower/Block/Building(s) ___1___ situated on Khasra no./Plot No. ___GH-B3___, demarcated by its boundaries (latitude and longitude of the end-points) _28,21',20.43" to the North _28,21',21.45" to the South _77,31',44.80" to the East _77,31',36.98" to the West Tehsil Dadri Competent Authority/Development Authority YEIDA, District _Gautam Budh Nagar, PIN 201308, admeasuring 2997 sq. meter area, being developed by HOME AND SOUL INFRATECH PRIVATE LIMITED having RERA Registration No UPRERAPRJ7115 , A/C No.- 510101006524045 Bank Name-Corporation Bank			
S.No.	Particulars	Rs.in lacs Total Cost Estimated	Rs. In lacs Amount incurred (actual out-flow) till now
1	Land Cost	718.44	697.50
	(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.		
	SUB TOTAL LAND COST (in Rs.)	718.44	697.50
2	Project Clearance Fees	0.24	0.24
	(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.)	0.24	0.24
3A	Cost of Development And construction	3,034.61	1,130.37
	(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)	3,034.61	1,130.37



3B	Cost of construction incurred (As Certified by Project Engineer)		482.38
3C	Total Construction Cost (Lower of 3A and 3B.)		482.38
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)	3,034.61	482.38
		317.32	293.60
3	TOTAL DEVELOPMENT AND CONSTRUCTION COST (Row 3C +3D)	3,351.93	775.99
4	TOTAL COST OF PROJECT (Row 1+ Row 2+ Row 3)	4,070.61	1,473.72
5	Percentage completion of Construction Work completed (as per Project Engineer)	15.89%	
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)%	36.20%	
7	Total amount received from allottees till date since Inception of the Project (in Rs.)		1,493.17
8	70% Amount to be deposited in Account (0.7*Row 7)		1,045.22
9	Cummulative Amount that can be withdrawn from a/c, i.e. (Total Estimated Cost * Proportionate Cost Incurred on the Project) (Column 3 of Row 4 * row 6)		1,473.72
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 Account)		1,045.22
11	Balance available in A/c		-
12	Amount that can be withdrawn from the Bank A/C under this certificate (Row 9 – Row 10)		428.51

This certificate is being issued on specific request of M/s Home and Soul Infratech Pvt. Ltd. (Name of the Promoter) 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. Further, we have distributed phase wise cost of development & constructions (3A) and Interest paid to Schedule Banks/NBFC on money borrowed for constructions (3D) on the basis of Constructions cost certified by the Project Engg. and remining cost distributed phase wise in the ratio of land area.

For Gupta Jatin & Associates

(Chartered Accountants)

FRN-029401N

Jatin



(CA Jatin Gupta)

Partner

M. No. - 522225

Place - Delhi

Date - 15/07/2020

UDIN - 20522225AAAACL6133