FORM R-2

[See Regulation 3(4)]

CERTIFICATE BY ENGINEER

To,

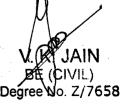
Manglamhome Construction Company LLP 701-705, 6th Floor, Apex Mall, Lal Kothi Tonk Road, Jaipur (Raj.) 302015

> Subject : Certificate of Cost Incurred for Development of Manglam Aadhar Vaishali Estate for Construction of group housing(s) (RERA Number_RAJ/P/2017/341) situated on the khasra Registration No.2123, 2124,2133,2134,2135,2136,2137,2138,2140 at village sirsi. tehsil & district Jaipur & khasra no. 117/1,119,120,120/1,121,121/1 village at bhankrota, Tehsil Sanganer District Jaipur 302021 Raj.

Sir,

I Vimal Kumar Jain have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under RERA-Rajasthan, being Manglam Aadhar Vaishali Estate for Construction of Residential building(s) (RERA Registration Number_RAJ/P/2017/341) situated on the Khasra No.2123, 2124,2133,2134,2135,2136,2137,2138,2140 at village sirsi, tehsil & district Jaipur & khasra no. 117/1,119,120,120/1,121,121/1 at village bhankrota, Tehsil Sanganaer District Jaipur 302021 Raj. Admeasuring 18410.20 sq.mts. area being developed by Manglamhome Construction Company LLP

- 1. We have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certificate, of the Civil and Allied works, of the Building(s) of the project. Our estimated cost calculations are based on the drawings/plans made available for the project under reference by developer.
- 2. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs. 85,50,00,000/- (Total of Table A and B). The estimated Total Cost of project is with reference to the Civil and allied works required to be completed for the purpose of obtaining occupation certificate/completion certificate for the building(s).



- 3. The Estimated Cost incurred till date is calculated at Rs. 59,69,36,481/- (Total of Table A and B). The amount of Estimated Cost incurred is calculated on the base of amount of Total Estimated Cost.
- 4. The Balance cost of Completion of the Civil and Allied works of the Building(s) of the subject project to obtain Occupation Certificate / Completion Certificate from JDA (planning Authority) is estimated at Rs. 25,80,63,519/-(Total of Table A and B).
- 5. I certify that the Cost of the Civil and allied work for the aforesaid Project as completed on the date of this certificate is as given in Table A and B below :

Sr.	Particulars	Amounta	
No		Amounts	
1	Total Estimated cost of the building as on date of	Rs 8,93,46,765	
	Registration	100,705,40,705	
2	Cost incurred as on 31/12/2021 (based on the Estimated cost)	Rs 6,39,48,365	
3	Work done in Percentage (as Percentage of the estimated cost)	72%	
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs 2,53,98,400	
5	Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A)	N/A	
	Building bearing Number 2 Tower B		
Sr.	Particulars	Amounts	
No		1 milliounto	
1	Total Estimated cost of the building as on date of Registration	Rs 10,23,90,088	
2	Cost incurred as on 31/12/2021 (based on the Estimated cost)	Rs 7,05,39,268	
3	Work done in Percentage (as Percentage of the estimated cost)	69%	
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs 3,18,50,820	
5	Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A)	N/A	

TABLE A

Building bearing Number 1 Tower A

	Building bearing Number 3 Tower C	
Sr. No	Particulars	Amounts
1	Total Estimated cost of the building as on date of Registration	Rs 11,55,59,346
2	Cost incurred as on 31/12/2021 (based on the Estimated cost)	Rs 8,36,81,931
3	Work done in Percentage (as Percentage of the estimated cost)	72%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs 3,18,77,415, 14
5	Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A)	N/A BE (QI/IL) Degree No. Z/Z

No Announts Announts 1 Total Estimated cost of the building as on date of Registration Rs 11,30,68,8: 2 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 7,13,16,33(3 Work done in Percentage (as Percentage of the estimated cost) 63% 4 Balance Cost to be Incurred (Based on Estimated Cost) Rs 4,17,52,50(5 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A 8 Building bearing Number 5 Tower E Sr. 8 Sr. Particulars Amounts 1 Total Estimated cost of the building as on date of Registration Rs 10,98,09,61 2 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 10,98,09,61 3 Work done in Percentage (as Percentage of the estimated cost) Rs 10,98,09,61 4 Balance Cost to be Incurred (Based on Estimated Cost) Rs 1,92,68,776 6 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A 7 Building bearing Number 6 Tower F Sr. 8 Sr. Particulars Amounts No Cost incurred as on 31/12/20		Building bearing Number 4 Tower D	
Registration Rs 11,30,68,8. Registration Rs 7,13,16,330 Work done in Percentage (as Percentage of the estimated cost) Rs 7,13,16,330 Work done in Percentage (as Percentage of the estimated cost) Rs 4,17,52,500 State Cost to be Incurred (Based on Estimated Cost) Rs 4,17,52,500 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 5 Tower E State Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 12,90,78,39 Rs 12,90,78,39 Registration Rs 10,98,09,61 Work done in Percentage (as Percentage of the estimated cost) Rs 10,98,09,61 Work done in Percentage (as Percentage of the estimated cost) Rs 1,92,68,776 Balance Cost to be Incurred (Based on Estimated Cost) Rs 1,92,68,776 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 6 Tower F State Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 13,39,03,29 Registration Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 9,61,65,613 Work done in Percentage (as Percentage of the estimated cost) Rs 9,61,65,613 Work done in Percentage (as Percentage of	Sr. No		Amounts
3 Work done in Percentage (as Percentage of the estimated cost) 63% 4 Balance Cost to be Incurred (Based on Estimated Cost) Rs 4,17,52,500 5 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 5 Tower E Sr. Particulars Amounts No Total Estimated cost of the building as on date of Registration Rs 12,90,78,39 2 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 10,98,09,61 3 Work done in Percentage (as Percentage of the estimated cost) Rs 10,98,09,61 4 Balance Cost to be Incurred (Based on Estimated Cost) Rs 1,92,68,776 6 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 6 Tower F Sr. Particulars Amounts No Total Estimated cost of the building as on date of Registration Rs 13,39,03,29 Registration Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 9,61,65,613 Work done in Percentage (as Percentage of the estimated cost) Rs 3,77,37,683 Cost Incurred on Additional /Extra Items as onnot included in the	1	Total Estimated cost of the building as on date of Registration	Rs 11,30,68,836
4 Balance Cost to be Incurred (Based on Estimated Cost) Rs 4,17,52,500 5 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A 8 Building bearing Number 5 Tower E N/A 8 Sr. Particulars Amounts 1 Total Estimated cost of the building as on date of Registration Rs 12,90,78,39 2 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 10,98,09,61 3 Work done in Percentage (as Percentage of the estimated cost) Rs 19,96,68,776 4 Balance Cost to be Incurred (Based on Estimated Cost) Rs 1,92,68,776 5 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A 7 Building bearing Number 6 Tower F Sr. 8 Particulars Amounts No Particulars Amounts 8 Vork done in Percentage (as Percentage of the estimated cost) Rs 9,61,65,613 Work done in Percentage (as Percentage of the estimated cost) Rs 9,61,65,613 Work done in Percentage (as Percentage of the estimated cost) 72% Balance Cost to be Incurred (Based on Estimated Cost) Rs 3,77,37,683 <td>2</td> <td>Cost incurred as on 31/12/2021 (based on the Estimated cost)</td> <td>Rs 7,13,16,330</td>	2	Cost incurred as on 31/12/2021 (based on the Estimated cost)	Rs 7,13,16,330
Str. Particulars N/A Amounts N/A Str. Particulars Amounts Work done in Percentage (as Percentage of the estimated cost) Rs 12,90,78,39 Balance Cost to be Incurred (Based on the Estimated cost) Rs 10,98,09,61 Balance Cost to be Incurred (Based on the Estimated cost) Rs 10,98,09,61 Balance Cost to be Incurred (Based on Estimated Cost) Rs 1,92,68,776 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 6 Tower F Sr. Sr. Particulars Amounts No N/A N/A Building bearing Number 6 Tower F Sr. Sr. Particulars Amounts No N/A N/A Included in the Estimated Cost (Annexure A) N/A Building bearing Number 6 Tower F Sr. Sr. Particulars Amounts No Rs 13,39,03,29 Registration Cost Incurred on Additional /Extra Items as on	3	Work done in Percentage (as Percentage of the estimated cost)	63%
included in the Estimated Cost (Annexure A) Invasion and the state of the st	4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs 4,17,52,506
Building bearing Number 5 Tower E Sr. Particulars Amounts No Total Estimated cost of the building as on date of Registration Rs 12,90,78,39 2 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 10,98,09,61 3 Work done in Percentage (as Percentage of the estimated cost) 85% 4 Balance Cost to be Incurred (Based on Estimated Cost) Rs 1,92,68,776 5 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A 5 Building bearing Number 6 Tower F St. 5 Particulars Amounts No Particulars Amounts 7 Total Estimated cost of the building as on date of Registration Rs 13,39,03,29 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 9,61,65,613 Work done in Percentage (as Percentage of the estimated cost) 72% Balance Cost to be Incurred (Based on Estimated Cost) Rs 3,77,37,683 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 7 Tower H Sr. Sr. Particulars Amounts No Co	5	Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A)	N/A
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Registration Rs 12,90,78,39 Registration Rs 10,98,09,61 Registration Rs 1,92,68,776 Registration Rs 1,92,68,776 Registration Rs 1,92,68,776 Registration N/A Registration N/A Registration N/A Registration Rs 13,39,03,29 Registration Rs 13,39,03,29 Registration Rs 9,61,65,613 Work done in Percentage (as Percentage of the estimated cost) Rs 9,61,65,613 Work done in Percentage (as Percentage of the estimated cost) Rs 3,77,37,683 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Balance Cost to be Incurred (Based on Estimated Cost) Rs 3,77,37,683 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 7 Tower H Sr. Sr. Particulars Amounts No Rs 11,22,28,895 <td></td> <td></td> <td>Amounts</td>			Amounts
2 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 10,98,09,61 3 Work done in Percentage (as Percentage of the estimated cost) 85% 4 Balance Cost to be Incurred (Based on Estimated Cost) Rs 1,92,68,776 5 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A 6 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A 7 Building bearing Number 6 Tower F Sr. 8 Particulars Amounts 7 Total Estimated cost of the building as on date of Rs 13,39,03,290 Registration 8 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 9,61,65,613 9 Work done in Percentage (as Percentage of the estimated cost) 72% 9 Balance Cost to be Incurred (Based on Estimated Cost) Rs 3,77,37,683 10 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A 9 Building bearing Number 7 Tower H Sr. 9 Particulars Amounts No Particulars Amounts 10 Cost incurred as on 31/12/2021 (based on the Esti	1		Rs 12,90,78,391
Balance Cost to be Incurred (Based on Estimated Cost) Rs 1,92,68,776 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 6 Tower F N/A Sr. Particulars Amounts Rs 1,339,03,29 Registration Rs 13,39,03,29 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 9,61,65,613 Work done in Percentage (as Percentage of the estimated cost) 72% Balance Cost to be Incurred (Based on Estimated Cost) Rs 3,77,37,683 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 7 Tower H Sr. Sr. Particulars Amounts No Cost incurred on 31/12/2021 (based on the Estimated cost) N/A St. Particulars Amounts More done in Percentage (cost of the building as on date of Registration Rs 11,22,28,895 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 6,29,98,340 Work done in Percentage (cost Percentage of the estimated cost) Rs 6,29,98,340	2	Cost incurred as on 31/12/2021 (based on the Estimated cost)	Rs 10,98,09,615
Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 6 Tower F N/A Sr. Particulars Amounts Total Estimated cost of the building as on date of Registration Rs 13,39,03,29 Work done in Percentage (as Percentage of the estimated cost) Rs 9,61,65,613 Work done in Percentage (as Percentage of the estimated cost) Rs 3,77,37,683 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 7 Tower H Sr. Sr. Particulars Amounts Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 7 Tower H Sr. Sr. Particulars Amounts No Particulars Amounts Vo Particulars Amounts Vo Particulars Amounts Work done in Percentage (as Percentage of the Estimated cost) Rs 11,22,28,895 Registration Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 6,29,98,340 Work done in Percentage (as Percentage of the astimated cost) Rs 6,29,98,340 <td>3</td> <td>Work done in Percentage (as Percentage of the estimated cost)</td> <td>85%</td>	3	Work done in Percentage (as Percentage of the estimated cost)	85%
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Sr. No Particulars Amounts Total Estimated cost of the building as on date of Registration Rs 13,39,03,29 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 9,61,65,613 Work done in Percentage (as Percentage of the estimated cost) 72% Balance Cost to be Incurred (Based on Estimated Cost) Rs 3,77,37,683 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 7 Tower H Sr. Particulars Amounts Total Estimated cost of the building as on date of Registration Rs 11,22,28,895 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 6,29,98,340	5	Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A)	N/A
No Total Estimated cost of the building as on date of Registration Rs 13,39,03,29 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 9,61,65,613 Work done in Percentage (as Percentage of the estimated cost) 72% Balance Cost to be Incurred (Based on Estimated Cost) Rs 3,77,37,683 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 7 Tower H Sr. Particulars Amounts Total Estimated cost of the building as on date of Registration Rs 11,22,28,895 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 6,29,98,340		Building bearing Number 6 Tower F	
Registration Rs 9,61,65,613 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 9,61,65,613 Work done in Percentage (as Percentage of the estimated cost) 72% Balance Cost to be Incurred (Based on Estimated Cost) Rs 3,77,37,683 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 7 Tower H N/A Sr. Particulars Amounts No Total Estimated cost of the building as on date of Registration Rs 11,22,28,895 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 6,29,98,340	Sr. No	Particulars	Amounts
Work done in Percentage (as Percentage of the estimated cost) Rs 9,01,03,013 Work done in Percentage (as Percentage of the estimated cost) 72% Balance Cost to be Incurred (Based on Estimated Cost) Rs 3,77,37,683 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 7 Tower H N/A Sr. Particulars Amounts You Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 6,29,98,340 Work done in Percentage (as Percentage of the actimated cost) Rs 6,29,98,340	1	Total Estimated cost of the building as on date of Registration	Rs 13,39,03,296
Balance Cost to be Incurred (Based on Estimated Cost) Rs 3,77,37,683 Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A) N/A Building bearing Number 7 Tower H N/A Sr. Particulars Amounts Total Estimated cost of the building as on date of Registration Rs 11,22,28,895 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 6,29,98,340 Work done in Percentage (as Percentage of the estimated cost) State	2	Cost incurred as on 31/12/2021 (based on the Estimated cost)	Rs 9,61,65,613
Cost Incurred on Additional /Extra Items as onnot N/A Included in the Estimated Cost (Annexure A) N/A Building bearing Number 7 Tower H N/A Sr. Particulars Amounts No Total Estimated cost of the building as on date of Registration Rs 11,22,28,895 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 6,29,98,340/	3	Work done in Percentage (as Percentage of the estimated cost)	72%
included in the Estimated Cost (Annexure A) N/A Building bearing Number 7 Tower H Amounts Sr. Particulars Amounts No Total Estimated cost of the building as on date of Registration Rs 11,22,28,895 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 6,29,98,340/ Work done in Percentage (as Percentage of the astimated cost) Sc/200/	1	Balance Cost to be Incurred (Based on Estimated Cost)	Rs 3,77,37,683
Building bearing Number 7 Tower H Sr. Particulars No Amounts Total Estimated cost of the building as on date of Registration Rs 11,22,28,895 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 6,29,98,340/ Work done in Percentage (as Percentage of the astimated cost) Sc (20)	5	Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A)	N/A
No Allounts Total Estimated cost of the building as on date of Registration Rs 11,22,28,895 Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 6,29,98,340 Work done in Percentage (as Percentage of the astimated cost) Science (as Percentage of the astimated cost)			
Registration Cost incurred as on 31/12/2021 (based on the Estimated cost) Rs 6,29,98,340/ Work done in Percentage (as Percentage of the astimated cost) Scott	Sr. No	Particulars	Amounts
Work done in Percentage (as Percentage of the astimated part)			Rs 11,22,28,895
Work done in Percentage (as Percentage of the estimated cost) 56% Degr	2	Cost incurred as on 31/12/2021 (based on the Estimated cost)	Rs 6,29,98,340
	}	Work done in Percentage (as Percentage of the estimated cost)	56% Degree

1.4

4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs 4,92,30,555
5	Cost Incurred on Additional /Extra Items as onnot included in the Estimated Cost (Annexure A)	N/A

TABLE BEntire Registered Phase

Sr.	Particulars	Amounts
No		
(1)	(2)	(3)
1	Total Estimated cost of the Internal and External Development	Rs 5,94,24,383
	Works including amenities and Facilities in the layout as on	, , ,
	date of Registration is	
2	Cost incurred as on 31/12/2021 (based on the Estimated	Rs 3,84,77,019
	cost).	
3	Work done in Percentage (as Percentage of the estimated cost).	65%
4	Balance Cost to be Incurred (Based on Estimated Cost).	Rs. 2,09,47,364
5	Cost Incurred on Additional/ Extra Items as On	N/A
<u>ا</u> ا		

Total Expenditure of Table A & Table B is Rs 59,69,36 ,481/-% of Total Expenditure is 70 %

5 EIN

BF (C)ViL) Degree No Z/7658 Yours Faithfully

Vimal Kumar Jain

NOTE:

- 1. The scope of work is to complete entire Real Estate Project as per drawings approved from time to time so as to obtain Occupation Certificate/Completion Certificate.
- 2. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.
- 3. As this is an estimated cost, any deviation in quantity required for development of the Real Estate Project will result in amendment of the cost incurred / to be incurred.
- 4. All components of work with specifications are indicative and not exhaustive.

List of Extra/Additional Items executed with Cost (which were not part of the original Estimate of Total Cost) (1) (2) (3)

Annexure A

K. JAIN E (CIVIL) E No. Z/7658