

FORM R-2

[See Regulation 3 (4)]

CERTIFICATE BY ENGINEER

(To be uploaded by the Promoter on his webpage on the RERA website before
withdrawal of money from separate account - Project wise

To,


M/s OKAY PLUS BUILDERS LLP

Plot No. 72 A, Kiran Path, Suraj Nagar West, Civil Lines, Jaipur - 302006 (Raj.)

Subject : Certificate of Cost Incurred for Development of " **OKAY PLUS EXOTICA GREENS (WEST)** " for
Construction of 1 block 57 Plots (total including shops) building (s) of the Phase
(RERA Registration Number RAJ / P / 2021 / 1419) situated on the Plot bearing no.
KHASRA NO 948/426 ,VILLAGE-MANCHWA, KALWAR ROAD,
TEHSIL-JAIPUR, DISTT.-JAIPUR -303706 (RAJ.)
demarcated by its boundaries(latitude 26° 58' 42.44" N and longitude 75° 39' 21.61" E
of the end points) Others Land & Road 9.00M wide to the North
Approved Scheme-Okay Plus Exotica to the South ,Approved Scheme Sushant City To the East
Approved Scheme & Road 18.00M wide to the West of Village - Manchwa,
Tehsil - Jaipur..... District- Jaipur... PIN 303706 (Raj.)
admeasuring 11257.00 Sqm Area being developed
by M/s OKAY PLUS BUILDERS LLP

Sir,

I / We **Saudan Singh**... Have undertaken assignment of certifying
Estimated Cost for the Subject Real Estate Project registered under
RERA - Rajasthan(RERA Registration Number RAJ / P / 2021 / 1419)
" **OKAY PLUS EXOTICA GREENS (WEST)** "
being 1 block 57 Plots (total including shops)..... Building(s) of the Phase
situated on the plot bearing No.
KHASRA NO 948/426 ,VILLAGE-MANCHWA, KALWAR ROAD,
TEHSIL-JAIPUR, DISTT.-JAIPUR -303706 (RAJ.)
of Village -Manchwa, Tehsil- Jaipur , District -Jaipur... PIN 303706 (Raj.)
admeasuring 11257.00 Sqm Area being developed
by M/s OKAY PLUS BUILDERS LLP


Saudan Singh
B.E. (Civil) M.Tech. (Civil) FIV. MIE
Chartered Engineer (India) & Govt. Approved Valuer
CAT-1/221/CC11/JPR/Tech/08-09
Ministry of Finance, Govt. of India

- 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. 17500000.00 /- (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. 11900000.00 /- (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 Jaipur Development Authority (planning Authority) is estimated at Rs. 5600000.00 /- (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 :

TABLE A

Building bearing Number

NOTE- PROJECT IS A PLOTTED TOWNSHIP

(to be prepared separately for each Building of the Real Estate Project)

S. No.	Particulars	Amounts (Rs.)
(1)	(2)	(3)
1	Total Estimated cost of the building as on 01 / 01 / 2021 Date of Registration is	0.00
2	Cost incurred as on 30 / 06 / 2021 (based on the Estimated cost)	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0.00%
4	Balance Cost to be Incurred (Bassed on Estimated Cost)	0.00
5	Cost Incurred on Additional / Extra Items as on 30/06/2021 not included in the Estimated Cost (Annexure A)	0.00


Saudan Singh


B.E. (Civil) M.Tech. (Civil) FIV, M.E.
Chartered Engineer (India) & Govt. Approved Valuer
CAT-1/221/GCIT/JPR/Tech./08-09
Ministry of Finance, Govt. of India

TABLE B

(to be prepared for the entire registered phase of the Real Estate Project)

S. No.	Particulars	Amounts (Rs.)
(1)	(2)	(3)
1	Total Revised Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 01/01/2021 Date of Registration is (as per CA certificates)	17500000.00
2	Cost incurred as on 30/06/2021 (based on the Estimated cost).	11900000.00
3	Work done in Percentage (as Percentage of the estimated cost)	68.00%
4	Balance Cost to be Incurred (Bassed on Estimated Cost)	5600000.00
5	Cost Incurred on Additional / Extra Items as on 30/06/2021 not included in the Estimated Cost (Annexure A)	0.00

Yours Faithfully,
Signature of Engineers.


Saudan Singh
B.E. (Civil) M.Tech. (Civil) FIV, MIE
Chartered Engineer (India) & Govt. Approved Valuer
CAT-I/221/CCIT/JPR/Tech./08-09
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ER. SAUDAN SINGH

B.E. (CIVIL), M. TECH. (CIVIL), FIV, MIE

Chartered Engineer & Govt. Approved Valuer

Wealth Tax Registration No. CAT-I/221/CCIT/JPR/Tech./08-09

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*** 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.

Annexure A

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