



Anand Kulkarni & Associates

Consulting Engineers, Interior Designers, Surveyors & Approved Valuers

210, II Flr., Kamat Towers, Patto, Panjim, Goa 403 001.
Ph.: (0832) 6644656, Fax: (0832) 6644664. E-mail: anand@anandkulkarni.com web: www.anandkulkarni.com

FORM-3 See Rule 5 (1) (a) (ii)

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of New Project and for withdrawal of Money from Designated Account- Project wise)

Date: 18.10.2018

To
JAIBHUVAN BUILDERS PVT LTD
5M/101 NOVA CIDADE COMMERCIAL COMPLEX,
ALTO PORVORIM, GOA

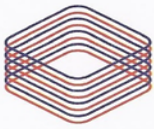
Subject: Certificate of Cost Incurred for Development of In Nature's Lap for Construction of
5 building(s) of the _____ Phase situated on the Plot bearing Survey no. 291/1-A
(Part) / Plot no 83 demarcated by its boundaries (latitude and longitude of the end points) to
the North Plot No 84 to the South Plot No 82 to the East 15 m Road to the West of Ward
village panchayat Carambolim, taluka Tiswadi, District North Goa, PIN 403110,
admeasuring 3300 sq. mts. area being developed by JAIBHUVAN BUILDERS PVT LTD

Ref: Goa RERA Registration Number _____

Sir,

I / We M/S Anand Kulkarni & Associates have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under Goa RERA, being 5 Building(s) / _____ Wing(s) of the _____ Phase situated on the plot bearing Survey no. 291/1-A / Plot no 83 of Ward _____ village panchayat Carambolim taluka Tiswadi District North Goa PIN 403110 admeasuring 3300 sq. mts. area being developed by JAIBHUVAN BUILDERS PVT LTD

- Following technical professionals are appointed by Owner / Promoter :-
 - M/s /Shri / Smt Anand Kulkarni & Associates as Licensed Surveyor / Architect ;
 - M/s /Shri / Smt Anand Kulkarni & Associates as Structural Consultant
 - M/s /Shri / Smt Anand Kulkarni & Associates as MEP Consultant
 - M/s /Shri / Smt Anand Kulkarni & Associates as Quantity Surveyor *
- We have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certificate, of the Civil, MEP and Allied works, of the Building(s) of the project. Our estimated cost calculations are based on the Drawings/plans made available to us for the project under reference by the Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by
Anand Kulkarni & Associates quantity Surveyor* appointed by Developer, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.
- We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs _____ (Total of Table A and B). The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for the purpose of obtaining occupation certificate / completion certificate for the building(s) from the



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_____ being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

- The Estimated Cost Incurred till date is calculated at Rs. _____ (Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.
- The Balance cost of Completion of the Civil, MEP and Allied works of the Building(s) of the subject project to obtain Occupation Certificate / Completion Certificate from _____ (planning Authority) is estimated at Rs _____ (Total of Table A and B).
- I certify that the Cost of the Civil, MEP 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

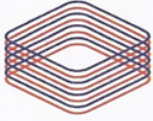
Building /Wing bearing Number _____ or called _____
(To be prepared separately for each Building /Wing of the Real Estate Project)

Sr. No	Particulars	Amounts
1	Total Estimated cost of the building/wing as on _____ date of Registration is	Rs. 8,05,80,000 /-
2	Cost incurred as on _____ (based on the Estimated cost)	Rs. ____Nil____ /-
3	Work done in Percentage (as Percentage of the estimated cost)	0 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 8,05,80,000 /-
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	Rs. ____nil____ /-

TABLE B

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

Sr. No	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on _____ date of Registration is	Rs. 2,05,80,000/-
2	Cost incurred as on _____ (based on the Estimated cost)	Rs. ____nil____ /-
3	Work done in Percentage (as Percentage of the estimated cost)	_____ %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 2,05,80,000/-



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5	Cost Incurred on Additional /Extra Items	Rs. ____nil____ /-
	as on _____ not included in	
	the Estimated Cost (Annexure A)	

Yours Faithfully

ANAND KULKARNI
Signature of Engineer

(Licence No TCP/ER/0023/2010)



Town and Country Planning Department, Government of Goa,
Dempo Tower 2nd Floor, Patto Plaza, Panaji, Goa 403001

RENEWAL CERTIFICATE

(Issued under regulation 20.4 of The Goa Land Development and Building Construction Regulations, 2010)

This is to certify that the validity of the Registration No. ER/0023/2010 dated 22/11/2010 issued to Mr ANAND KULKARNI, to practice as Professional Engineer within the State of Goa, is extended for the further period of 05(five) years, expiring on 21/11/2020, unless suspended by competent authority under the relevant regulations.

Place: Panaji
Date of Issue:
19/17/2016



S.T. Puttaraju
Dr S.T. Puttaraju
Chief Town Planner
Government of Goa

Note:

1. You shall quote the Registration number on all the plans and documents to be submitted to the competent authority for obtaining approvals.
2. This Registration lapses on the expiry of appointed date unless renewed by the holder.
3. This Registration is liable to be suspended/revoked subject to the provisions provided under the Regulations.