

CERTIFICATE FOR WORK IN PROGRESS AS ON 27.09.2022

I, on the basis of relevant records produced and information & explanations given by the management hereby certify that **Modi Realty Pocharam LLP.**, incorporated under the LLP Act 2018 and having its registered office at 5-4-187/3 & 4, 2nd Floor, Soham Mansion, M.G Road, Secunderabad 500 003 have incurred expenditure of **Rs. 14,90,62,520/- (Rupees Fourteen Crore Ninety Lakhs Sixty-Two Thousand Five Hundred Twenty only)** as on **27-09-2022** on the housing project undertaken by the Company, named as **Nilgiri Heights** located in Survey No 27(Part) at Pocharam Village Ghatkesar Mandal, Medchal-Malkajgiri District.

The details of the Construction expenses incurred and the Sources of Funds is as given below:

S.No.	Particulars	Cost Estimated (INR)	Revised Estimate (INR)	Amount Incurred (INR)	Yet to be incurred (INR)
1	Sanction Cost	2,01,70,502	-	1,77,57,469	24,13,033
2	Land Acquisition/JDA	60,00,000	-	60,00,000	-
3	Construction Cost	50,32,67,850	-	10,41,55,972	39,91,11,878
4	Financial Cost	1,60,57,767	-	30,80,315	1,29,77,452
5	Admin Cost	2,45,85,695	-	1,24,42,456	1,21,43,239
6	Re-payment-TATA Capital	5,00,00,000	-	56,26,309	4,43,73,691
	Total	62,00,81,814	-	14,90,62,520	47,10,19,294
	Source of Funds				
1	Receipts from Customers	-	-	9,04,30,001	-
2	Loan from NBFC (Tata Cap)	-	-	2,90,02,501	-
3	Promoters Contribution	-	-	2,93,22,468	-
	Total	-	-	14,87,54,970	-

This certificate is issued at the request of the client for the purposes of loan account review by Tata Capital Financial Services Limited and is not to be used for any other purposes.


(Ajay Mehta)
Chartered Accountant
Date: 28.09.2022
Place: Hyderabad
UDIN: 22035449AWEIOI3157

