

**INDEPENDENT CHARTERED ACCOUNTANT'S CERTIFICATE ON TOTAL EXPENDITURE
INCURRED ALONG WITH SOURCES OF FUNDS AS ON 30-09-2023**

To,
The Management,
M/s Tathastu Realty Private Limited
House No. 48/3-A, Shop No 2, 1st Floor, Block-C,
Lawrance Road, Industrial Area, Keshavpuram,
Delhi-110035

Dated: - 02/11/2023

Sir,

Based on the verification of unaudited books of accounts and other related documents and information & explanation given by the management of **M/s Tathastu Realty Private Limited (CIN U70109DL2022PTC395151)** having PAN – **ABICS0662G** and registered office at **House No. 48/3-A, Shop No 2, 1st Floor, Block-C, Lawrance Road, Industrial Area, New Delhi, Keshavpuram, Delhi-110035** and corporate office at **Ground Floor Tower A Vatika Tower, Golf Course Road, Sector 54, Gurgaon, Haryana-122011**, the Expenditure incurred as on **30.09.2023** in respect of “**Project under Affordable Group Housing Colony**” being developed by the company on the land measuring **9.90625 Acres** at **Village Mohammadpur, Sector-35, Sohna, District Gurugram** are mentioned below:

DETAIL OF APPLICATION OF FUND:

S. No.	Particulars	Amt. (In Lacs)	Amt. (In Lacs)
1.	Land Cost		3,317.18
2.	Cost of Construction & Other Related Costs:		152.24
	-Conversion Charges	131.49	
	-EDC Charges	-	
	-IDC Charges	-	
	-License Fee	-	
	-Other Approval Costs	20.75	
3.	Preliminary and Other Costs		198.61
	-Admin. Costs	40.63	
	-Marketing Costs	9.00	
	-Finance Costs to Financial Institutions	-	
	-Other Misc. Costs	148.98	
TOTAL EXPENDITURE INCURRED AS ON 30.09.2023			3,668.04

DETAIL OF SOURCES OF FUND:

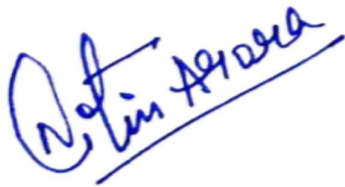
S. No.	Particulars	Amt. (In Lacs)
1.	Share Capital	300.00
2.	Unsecured loans & advances from promoters & related entities	3,368.04
TOTAL SOURCES OF FUND AS ON 30.09.2023		3,668.04



NOTES: -

- 1 The Certificate has been issued on the specific request of the management of the company. +
2. The Other misc. costs represent cost of Architect fees, Consultancy fees and other related costs BG charges, bank charges, interest to promoters & related entities etc.
- 3 This Certificate is made on the basis of unaudited data provided by the management of the company.

For M/s N Arora & CO
Chartered Accountants
FRN: - 035569N



Nitin Arora, ACA
(Proprietor)
M.NO. 547274
UDIN: - 23547274BGWCZG6586
Place: - New Delhi