ANNEXURE-A

Quarterly Progress Report for quarter ending September 2021

I. PARTICULARS OF PROJECT			
Project Registration Number	BRERAP14506-1/853/R-640/2019	Name of Project	R.B. TOWER
Name of Promoter	ADORN CONSTRUCTION AND INFRASTRUCTURE PVT. LTD.		
Name of Co-promoter	N/A	Project Address	BHUSAULA DANAPUR, PHULWARISHARIF, PATNA
Project Registration is valid up to	31/03/2023		
Starting date of Project	28/01/2019		
Type of Project	RESIDENCIAL CUM COMMERCIAL		
Period of validity of map by the Competent Authority			

II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS						
S.No	Building/Block No.	Apartment Type	Carpet Area	Total No. of apartments	Total Number of Apartments	
1.	R.B. TOWER	1 BHK	427.54	1	1. Booked / Allotted	17
2.	R.B. TOWER	2 BHK	5378.60	8	2. Sold	
3.	R.B. TOWER	3 BHK	936.73	1		
4.	R.B. TOWER	SHOP	2647.46	11		

III. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES					
S.No	Building/Block No.	Total No. Of Garages	Total Number of Garages:		
			1. Booked / Allotted		
			2. Sold		

IV. Construction Progress of the Project		
S.No	Tasks / Activity	Percentage of Actual Work Done
1.	Excavation (if any)	100%
2.	Basements (if any)	100%
3.	Podiums (if any)	N/A
4.	Plinth	100%
5.	Stilt Floor	N/A
6.	Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats	55%
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat	N/A
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	40%
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building	N/A
11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, Mechanical Equipment, compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as my be required to complete project as per specifications in Agreement of Sale. Any other activities.	N/A

V.	Amenities and Common Area and External Infrastructure Development Works)			
S.No	**Common Areas and Facilities**	**Proposed (Yes/No)**	**Percentage of actual Work Done (As on date of the Certificate)**	**Details**
1.	Internal Roads & Footpaths	N/A	N/A	N/A
2.	Water Supply	N/A		N/A
3.	Sewerage (Chamber, Line, Septic Tank, STP)	N/A		N/A
4.	Storm Water Drains	N/A		N/A
5.	Landscaping & Tree Planting	N/A		N/A
6.	Street Lighting	N/A		N/A
7.	Community Buildings	N/A		N/A
8.	Treatment and Disposal of Sewage and Sullage Water	N/A		N/A
9.	Solid Waste Management & Disposal	N/A		N/A
10.	Water Conservation / Rain Water Harvesting	N/A		N/A
11.	Energy Management	N/A		N/A
12.	Fire Protection and Fire Safety Requirements	N/A		N/A
13.	Closed Parking	N/A		N/A
14.	Open Parking	N/A		N/A
15.	Electrical Meter Room, Sub- Station, Receiving Station	N/A		N/A
16.	Others, if any	N/A		N/A

VI.	PHOTOGRAPH OF THE BLOCKS (EACH BLOCK) OF THE BUILDING	
S. No.	**Particulars**	**Particulars**
1.	Front Elevation.	Attached
2.	Rear Elevation	Attached
3.	Side Elevation	Attached

VII.	Financial Progress of the Project	
S. No.	**Particulars**	**Amount (In Rs.)**
1.	Project Account No. & Other Bank	**ICICI BANK_133305500349, 1467,1468,1469**
2.	Estimated Cost of the Project including land cost at the start of the Quarter	**115,000,000.00**
3.	Amount received during the Quarter	**4,255,149.00**
4.	Actual Cost Incurred during the Quarter	**3,492,951.00**
5.	Net amount at end of the Quarter	**1,069,242.50**
6.	Total expenditure on Project upto -30/09/2021	**23,174,355.48**
7.	Details of Mortgage or Charge, if any, created on the Land and the projects	**NA**

VIII.	MISCELLANEOUS		
A	**List of Legal Cases (if any)**		
1.	Case No.		
2.	Name of Parties		
B	**Sale/Agreement for Sale during the Quarter**		
1.	Sale Deed		
2.	Agreement for Sale		

Undertaking:

I solemnly affirm, declare and undertake that all the details stated above are true to the best of my knowledge and nothing material has been concealed here from. I am executing this undertaking to attest to the truth of all the foregoing and to apprise the Authority of such facts as mentioned as well as for whatever other legal purposes this undertaking may serve.

Place: Patna
Date:- 14/01/2023

MAZHER ALI
Director, DIN -03265086

Irfan Alam & Co.
Chartered Accountants

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This is to Certify that details of Amount Received and Cost incurred on the Project during the quarter from 01.07.2021 to 30.09.2021 is on the basis of books of accounts maintained. The developer has been operating from designated Bank account (as per RERA Certificate). Developer uses this Bank Accounts for Both types of Transaction i.e, Project Expenditure & Administrative Expenditure.

MAZHER ALI
Director, DIN -03265086

For Irfan Alam & Co.
Chartered Accountants
FRN – 033339C

(CA. Md Irfan Alam)
Proprietor
M.No: 460660
UDIN-23460660BGXUWH4224

Place: Patna
Date:- 14/01/2023

IRFAN ALAM & CO. PATNA Chartered Accountants

S/O MD MAQSOOD ALAM, KHANMIRZA AKHARA, PS-SULTANGANJ PO-MAHENDRU PATNA- 800 006
Mob No.:8294660256, E-Mail: office.cairfan@gmail.com

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15.	Electrical Meter Room, Sub- Station, Receiving Station			
16.	Others, if any			

ER. SANJAY KUMAR SINGH M/145887/0 Reg. No. ER/18/2018 CHARTERED ENGINEER

ER.SANJAY KUMAR SINGH
Chartered Engineer
Govt.Approved Valuer
Reg No-12(05)/2013-14/12 Cat.-1,F-25468
PMC Reg.No-NO.-ER/18/2018