Saba & Co
Chartered Accountants

GF-1, Mahmoods' Manzil,
Indrapuri Colony, Samanpura,
Rajabazar, Patna 800 014,
E-Mail sabaandco@gmail.com
Phone No (0612), 2583611, 9470836343.

FORM No. 3

[See Regulation 6 (4) (vi)]

CHARTERED ACCOUNTANT'S CERTIFICATE

(On Letter Head of chartered Accountant)

To be issued by the Registered CHARTERED ACCOUNTANT for withdrawal of money from the separate account under section 4 (2) (l) (D) and to be submitted with the application of registration of ongoing projects and also along with Form 7. (Quarterly Progress Report)

BIHAR RERA REGISTRATION NUMBER: BRERAP00026-10/227/R-1523/2023 ("MATHURA TOWER")

Table A

Sr. No.	Particulars (Estimated cost of construction)	Amount (₹)
1	Estimated cost of acquisition Cost of Land/ Development Rights, lease Premium, rent, incurred on land and any related cost or payable on Land Cost (As mentioned in the application).	5377020.00
2	Estimated cost of development of the project other than land including amount incurred on sanctioned map, statutory payments, registration fee, and any related cost etc (As mentioned in application)	120000000.00
3	Total Estimated cost of the project. (Total of 1 and 2)	125377020.00
Total of Cost as on 30.09.2026		

Table B

Sr. No.	Particulars (Actual cost of construction)	Amount (₹)
1	Cost incurred relating to land.	2752020.00
2	Cost incurred relating to construction of project as per Books of Accounts.	106058163.20
3	Total Cost incurred till date (Sum of Sr. 1 + Sr. 2)	108810183.20

Table C

Sr. No.	Particulars (Percentage of cost)	Amount (₹)
1	Percentage of cost incurred [Table B (3)] against total estimated cost (Table B (3) ÷ Table A (3) x100	86.79%

Table D

Sr. No.	Particulars (Source of fund)	Amount (₹)
1	Amount Received in Project account till date from the allottees (70 % of the amount in separate account collected by the allottees)	64352997.10
2	Amount received from other than allottees.	53610724.10
3	Total of above (Sr no. 1 and Sr No. 2)	117963721.20
4	Percentage of the total estimated cost	94.09%

Table E

Sr. No.	Particulars (Source of fund)	Amount (₹)

SABA AND CO Chartered Accountants

3	Balance of amount available in the project account (70%) (Sr no 3 of Table D - Sr no of 3 of Table B)	9153538.00

Table F

Sr. No.	Particulars (Source of fund)	Amount (₹)
1	Balance of amount to be withdrawn from the project account (70 %) which should be in proportion to the percentage of the completion of project.	53610724.10

This is to certify that based on the Books of account, 5,36,10,724.10 may be withdrawn

This certificate is being issued for RERA Compliance for the firm, SRI MATESHWARI CONSTRUCTIONS and is based on the records and documents produced before me and explanations provided to me by the management of the firm upto 30.09.2026.

Yours Faithfully,

Signature of Chartered Accountant,
(Membership Number 073262)
Name : Saba Mahmood
Date : 26.10.2026
UDIN : **26073262TQNQJI7618**

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Working Notes :

The promoters has utilised their own sources to the Extend of Rs 5,36,10,724.10 in absence of fund in 70 % Project Account, therefore they are entitle to a sum to the extend of Rs 5,36,10,724.10 from 70 % Project account

Which is being illustrated below:

1	Total Cost incurred till date as per Table A	108810183.20
2	Amount Received in Project account till date from the allottees (70 % of the amount in separate account collected by the allottees) as per Table D (1)	64352997.10
3	Balance (1-2)	44457186.10
4	Balance of 70 % project Account as on 30.09.26 (As per table E (1)) Deposit through Own Fund	9153538.00
5	Balance of amount to be withdrawn from the project account (70 %) which should be in proportion to the percentage of the completion of project.	53610724.10

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Table G

Joint Certification of Architect, Engineer and Chartered Accountant for the amount of withdrawal

(Recommendation of amount of withdrawal from the project account based on minimum of the percentage (%) as given by Architect, Engineer and CA.)

This is to certify that **Rs.53610724** may be withdrawn from the Project Account (70%)

Signature of Chartered Accountant Membership Number (073262)	Signature of Architect (Registration no :_____)	Signature of Engineer (Registration no:_____)
	ER. SHAILESH RANJAN CIVIL ENGINEER UDHD, GOVT. OF BIHAR	SHAILENDRA KUMAR Structural Engineer Empanelment No.- BR/UDHD/SE/23-0139 Urban Development and Housing Department

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