



Annexure F

FORM 5

(see Regulation 4)

ON THE LETTER HEAD OF CHARTERED ACCOUNTANT (WHO IS ANNUAL AUDITOR OF 'EHU
PROMOTER'S COMPANY/MRM)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

CHARTERED ACCOUNTANT'S CERTIFICATE (On Letter Head)

Date: 10.09.2023

TO

The **Vastu Land Developers & Builders, Mahalaxmi Town**

SUBJECT : Report on Statement of Accounts on project fund deposit, utilization and withdraw by [Promoter] for the period from **1.4.2022 to 31.03.2023** with respect to Maha RERA Regn Number **P50400031865**.

1. This certificate is issued in accordance with the provisions of the Real Estate (Regulation and Development) Act, 2016 read along with the Maharashtra Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rates of Interest and Disclosures on Website) Rules, 2017.
2. I/We have obtained all necessary information and explanation from the Promoter, during the course of our audit, which in my/our opinion are necessary for the purpose of this certificate.
3. I/We hereby confirm that I/We have examined the prescribed registers, books and documents, and the relevant records of (Promoter) for the period ended **31.03.2023** and hereby certify that:

A. Deposits:

		For the Fiscal Year	Total For the Project Till Date
1	Total amount collected from allottees	5,98,22,010	9,05,49,349
2	% of amount to be deposited as per act	70%	70%
3	Amount to be deposited as per act (1*2)	4,18,75,407	6,33,84,544
4	Total amount deposited in the Designated Bank Account	5,98,22,010	6,68,04,326
5	% of Amount deposited in Designated Bank Account [(4)/(1)*100]	100%	100%
6	Shortfall/Excess deposit (3-4)	(1,79,46,603)	(2,71,64,805)

Amount collected/deposited at Sl. Nos. 1 & 2 shall not include pass through charges and indirect taxes.

Sai P. Jaiswal *Pranav* *Shilpa*



Has the required proportion of money collected from allottees of the project units, as specified in the act, deposited in the Designated RERA Bank Account" (Yes / to)
If No. Please mention the amount not deposited.

B. Withdrawals

S.No		For the Fiscal Year	Total for This Project till date
1	Op. Bal. of Designated Bank	6,15,761	---
2	Total Deposit	4,13,40,243	7,33,72,012
3	Total Amt withdrawn	4,17,24,737	7,31,40,745
4	Closing Balance	2,31,267	2,31,267

As specified in the Act. All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting period? (Yes / No)

IN No. Please provide the below details:-

S. No	Date of Withdrawals	Amount of Excess Withdrawals
1	NA	NA

C. Utilisation

I/We certify that, the (Name of Promoter) has utilized the amounts withdrawn from designated bank account towards project cost only. as specified in the act.

If No, please provide the below details:-

S. No	Date	Amount not Utilised for Project Cost
1	-	-

D. Any Qualification / Observation of CA

1.	NA
2	NA
3	NA
4	NA

UDIN : 23118268BGVVNH9646

Place: Wardha



For Bhutada Jain & Gatagat
Chartered Accountants

FRN : 126067W

Deepak N. Bhutada

Partner

M.NO.118268

Vastu Land Developers & Builders
Deep. J. J. Partner

Vastu Land Developers & Builders

For Mahalaxmi Town

Amount Collected as on 31.03.2022 & Till 31.03.2023

	As on 31.03.2021	As on 31.03.2022	As on 31.03.2023	Till Date 31.03.2023
Booking Received	-	30,727,339	59,822,010	90,549,349
Total	-	30,727,339	59,822,010	90,549,349

Note

Booking which is directly received in Sai Sahara account is only considered.

In case of amount till 31.03.2022 the debit entries has been reduced

Working for Amount Withdrwal During the project.

It include amount given for the purchase of land + Development exp

Particulars	As on 31.03.2021	As on 31.03.2022	As on 31.03.2023	Till Date 31.03.2023
Cost of land				
Sanjay Manmode	6709968	-	-	-
Ganesh Atkar	6709968	-	-	-
Mohan Manmode	6709968	-	-	-
Sharad Gaikwad	6709968	-	-	-
Ashish Dhande	6709968	-	-	-
Total	33549840	-	33549840	33549840
Devlopement Exp	0	13836763	5940353	19777116
Total	-	13,836,763	5940353	19777116
Total of Cost of land & Devlopement Exp	33549840	13,836,763	39490193	53326956
Estimated Of Little Earth Unit 6 Pavnar as per Rera Exculding cost of Land		17642400	17642400	17642400
% Completion of Project		78.43%	112.10%	112.10%



Vastu Land Developers & Builders

Jeep. Jeml
Manmode
Partner