



PRAVIN DHIRAN & CO.
CHARTERED ACCOUNTANTS

"Manish-Sadan", Opp. Ramani Cycle Industries, Krishna Nagar, Wardha - 442001
Ph: (07152) 242724, E-mail: pd.wardha@gmail.com

**Annexure F
FORM 5**

**(See Regulation 4)
ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE**

To,

Date: 22/05/2024

Maa Vaishnavi Builders & Developers
Dist. Wardha.

Project: Maa Vaishnavi Nagari - 9 Wing 2

SUBJECT: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by
Maa Vaishnavi Builders & Developers for the period from **01-04-2023** to **31-03-2024** with
respect to MahaRERA Regn Number **P50400046999**.

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. We have obtained all necessary information and explanation from the Promoter, during the course of our audit, which in our opinion are necessary for the purpose of this certificate.
3. We hereby confirm that We have examined the prescribed registers, books and documents, and the relevant records of (Promoter) for the period ended **31-03-2024** and hereby certify that:

A. DEPOSITS:

SN	PARTICULARS	FOR THIS FINANCIAL YEAR	TOTAL FOR THIS PROJECT TILL DATE
1	Total amount collected from allottees	2,19,21,600.00	2,19,21,600.00
2	% of amount to be deposited as per act	70%	70%
3	Amount to be deposited as per act (1*2)	1,53,45,120.00	1,53,45,120.00
4	Total amount deposited in the Designated Bank Account	1,52,05,121.00	1,52,05,121.00
5	% of Amount deposited in Designated Bank Account $[(4)/(1)*100]$	69.36%	69.36%
6	Shortfall/Excess deposit (3-4)	1,39,999.00	1,39,999.00

Note: Amount collected/deposited at Sr. No. 1 & 2, shall not include pass through charges and indirect taxes.

Nagpur : 501, Sushrut Apartment, Beside Dr. Alal Residence, Gandhi Nagar, Nagpur - 10
Amravati : 23, Satidham Market, Jawahar Road, Amravati - 444601.



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? No

If No. Please mention the amount not deposited: The Promoter has short deposited Rs.1,40,000/- i.e (70% of Rs.2,00,000/-) received from customer in designated RERA account.

B. WITHDRAWALS:

SN	PARTICULARS	FOR THIS FINANCIAL YEAR	TOTAL FOR THIS PROJECT TILL DATE
1	Opening Balance of Designated Bank Account	00.00	00.00
2	Total Deposits	1,52,05,121.00	1,52,05,121.00
3	Total amount withdrawn	1,50,05,000.00	1,50,05,000.00
4	Closing Balance	2,00,121.00	2,00,121.00

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

If No, Please provide the below details:

SN	Date of withdrawal	Amount of Excess Withdrawal

C. UTILISATION

Me certify that, the **Maa Vaishnavi Builders & Developers** 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:-

SN	Date	Amount not utilized for Project Cost

D. Any Qualifications/ Observations of CA

SN	Observations
1.	The Promoter has short deposited Rs.1,40,000/- i.e (70% of Rs.2,00,000/-) received from customer in designated RERA account.
2	

For Pravin Dhiran & Co.
Chartered Accountants
FRN - 133656W
Shweta Mohta
(Shweta Mohta)
Partner
M. No: 113146
UDIN 24113146BKAEJA2839



Agreed & Accepted by:

Maa Vaishnavi Builders & Developers
Sanjita Pradip Ritha
Signature of Promoter
Maa Vaishnavi Builders & Developers
Partner, Sanjita Pradip Ritha
Date: 22/05/24