

Annexure F
FORM 5
(See Regulation 4)
ANNUAL REPORT STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE

Date: 27-04-2022

To,
Vishal Umesh Chouksey
Promoter of project named as URJA REGENCY-II
Plot No 18, Near Decora Cooler,
Lashkaribagh Nagpur

Subject: Report on Statement of Accounts on Project Fund Deposit, Utilisation and Withdrawal by Vishal Umesh Chouksey for the period from 21-06-2019 to 16-10-2019 with respect to MahaRERA Number P50500021296

1. This Certificate is issued in accordance with the provisions of 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 & 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 & Documents, and the relevant records of Vishal Umesh Chouksey for the period ended 21-06-2019 to 16-10-2019 and hereby certify that:

A. DEPOSITS

		For this Fiscal Year	Total for this Project till date
1.	Total amount collected from allottees	00	00
2.	% of amount to be deposited as per Act	70%	70%
3.	Amount to be deposited as per Act (1*2)	00	00
4.	Total amount deposited in the Designated Bank Account	00	00
5.	% of Amount deposited in the Designated Bank Account [(4) / (1) * 100]	0%	0%
6.	Shortfall / Excess Deposit (3-4)	00	00



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

Has the required proportion of the money collected from allottees of the project units, as specified in the Act, deposited in the Designated RERA Bank Account? (Yes)

If No, then please mention the amount not deposited- NIL.

B. WITHDRAWALS

		For this Fiscal Year	Total for this Project till date
1.	Opening balance of Designated Bank Account	00	00
2.	Total Deposits	00	00
3.	Total Amount Withdrawn	00	00
4.	Closing Balance	00	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As specified in the Act, all the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2, and Form 3 issued during the reporting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 – NIL

S. No.	Date of withdrawal	Amount of Excess Withdrawals

C. UTILISATION

I/We certify that, the Vishal Umesh Chouksey has utilised the amounts withdrawn from the Designated Bank Account towards Project Cost only, as specified in the Act.

If no please provide the below details-NIL

S. No.	Date	Amount not utilised for Project Cost
	NIL	NIL
	NIL	NIL



D. ANY QUALIFICATIONS / OBSERVATIONS OF CA

1.	No amount has been collected from allottees during the period 21-06-2019 to 16-10-2019.
2.	NIL
3.	NIL
4.	NIL

Yours faithfully,



UDIN 22128722AHXTBE9231
FOR R.A. DASWANI & CO.
FIRM REG. NO. 128981W
CA RAKESH DASWANI
Membership Number-128722

Agreed and accepted by:

For, Chouksey Buildcon

Proprietor

Signature of Promoter
Name : VISHAL CHOUKSEY
Date : 27-04-2022