



CA. SHIRISH A. SAMDANI

B.Com., F.C.A.

M. No. : 036282

S. A. SAMDANI & COMPANY

CHARTERED ACCOUNTANTS

4-1-83, Kirti Building, Pandariba,

Chhatrapati Sambhajanagar - 431 001. (MS)

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Annexure F

FORM 5

(See Regulation 4)

**ON THE LETTERHEAD OF CHARTERED ACCOUNTANT (WHO IS ANNUAL
AUDITOR OF THE PROMOTER COMPANY/FIRM)
ANNUAL REPORT STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE**

Date: - 06/05/2025

To,

M/s Baheti Landmark

(Project:Unity Park)

Office at : Chabda Complex, Seven Hils, Vidya Nagar, Aurangabad 431001

Subject: Report on Statement of Accounts on Project Fund Deposit, Utilization and Withdrawal by M/s Baheti Landmark for the period from 01/04/2024 to 31/03/2025 with respect to MahaRERA Number P51500024945.

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 have obtained all necessary information & explanation from the Promoter, during the course of our Audit, which in my opinion are necessary for the purpose of this certificate.

I hereby confirm that I have examined the prescribed Registers, Books & Documents, and the relevant records of M/s Baheti Landmark for the period ended 2024-25 and hereby certify that:



A. DEPOSITS

		For this Fiscal Year 2024-25	Total for this Project till date 31 st March 2025
1.	Total amount collected from allottees	20323000	5,09,87,000
2.	% of amount to be deposited as per Act	70%	70%
3.	Amount to be deposited as per Act (1*2)	14226100	35690900
4.	Total amount deposited in the Designated Bank Account	14226100	35690900
5.	% of Amount deposited in the Designated Bank Account [(4) / (1) * 100]	70%	70%
6.	Shortfall / Excess Deposit (3-4)	0	0

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 / No) YES

If No, then please mention the amount not deposited-

B. WITHDRAWALS

		For this Fiscal Year 24-25	Total for this Project till date 31 st March 2025
1.	Opening balance of Designated Bank Account	15000	15000
2.	Total Deposits	14226100	35690900
3.	Total Amount Withdrawn	14226100	35690900
4.	Closing Balance	15000	15000



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)- YES

If no please provide the below details –

S. No.	Date of withdrawal	Amount of Excess Withdrawals

C. UTILISATION

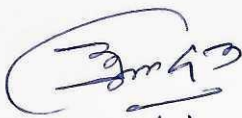
I/We certify that, the M/s. Baheti Landmark has utilized the amounts withdrawn from the Designated Bank Account towards Project Cost only, as specified in the Act. YES

If no please provide the below details-

S. No.	Date	Amount not utilized for Project Cost

D. ANY QUALIFICATIONS / OBSERVATIONS OF CA

1.	There is no project loan on the said project
2.	The project is on development basis and in the above receipts includes landowner / Co-Promoters share cost too.
3.	
4.	
5.	



Yours faithfully
Signature of Chartered Accountant
UDIN: 25036282BMGYMU5176

FOR S.A. SAMDANI & CO
CHARTERED ACCOUNTANTS
Shirish A Samdani
(SHIRISH A. SAMDANI)
PROPRIETOR
M.NO. 36282

Agreed and accepted by:

Signature of Promoter
Name: M/s. Baheti Landmark
Date: 06/05/2025