NVM & ASSOCIATES
CHARTERED ACCOUNTANTS

Form 5 (See Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

CHARTERED ACCOUNTANT'S ANNUAL CERTIFICATE

Date : 30/09/2022

To –
Anand Rameshchandra Jakhotiya,
Office No 108, 2nd Floor, Hari Om Empire,
Near Pooja Tyres, Model Colony,
Shivajinagar, Pune - 411016

SUBJECT: Report on Statement of Accounts on project fund deposit. utilization and withdrawal by Anand Rameshchandra Jakhotiya for the period from 01 April 2021 to 31 March 2022 with respect to MahaRERA Regn Number P50200027828

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 March, 2022 and hereby certify that:

A. Deposits:

Sr No	Particulars	For this Fiscal year	Total for this project till date
1	Total amount collected from allottees	66,07,500	79,07,500
2	% of amount to be deposited as per act	70%	70%
3	Amount to be deposited as per act (I *2)	46,25,250	55,35,250
4	Total amount deposited in the Designated Bank Account	66,07,500	75,20,500
5	% of Amount deposited in Designated Bank Account (4)/(I)*100)	100%	95.11%
6	Shortfall/Excess deposit (3-4)	19,82,250	19,85,250

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

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 / No)

If No, please mention the amount not deposited

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B. Withdrawals

Sr No		For this Fiscal year	Total for this project till date
1	Opening Balance of Designated Bank Account	7,13,749	-
2	Total Deposits- From Customers	66,07,500	75,20,500
	- From Own Funds	41,84,500	41,84,500
3	Total amount withdrawn- From Customers	73,08,472	75,07,723
	- From Own Funds	41,84,500	41,84,500
4	Closing Balance	12,777	12,777

As specified in the Act, all the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form I, Form 2 and Form 3 issued during the reporting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

If No, Please provide the below details: -

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

C. **Utilisation**

I/We Certify that, the Anand Rameshchandra Jakhotiya 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 Qualifications / Observations of CA**

1.	*Total amount deposited in the bank for the period was Rs 10792000. Promoter has deposited his own funds and made the payment from this account to vendors. We have considered only the amount received from the customers in this certificate.*
2.	*Few money from the customers were wrongly received in current account but the promoter have transfer the same from his current account to Designated account.*
3.	*The closing balance in designated account as on 31.03.2022 is Rs.12777. The withdrawn amount is considered as difference between the deposited amount and closing balance*

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NVM & ASSOCIATES
CHARTERED ACCOUNTANTS

For M/s NVM & Associates
Chartered Accountants, FRN: 120649W



CA Ashish S. Bihani
Partner
Membership No.: 131595
Place: Pune
UDIN: 23131595BGXXNM6776 dated 10.04.2023

Note: The certificate was signed on 30 September, 2022. However, we had forgotten to generate the UDIN on that date.

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