SBPR & Co.
CHARTERED ACCOUNTANTS

PRATIK D. PATEL
FCA, CISA (USA), CFE (ICAI)
Cell: +91 7020710825

Annexure F
FORM 5
[*see* Regulation 4]

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

To,
Babarao Jambhulkar and Uttara Jambhulkar
Malgujari Pura, Manapure Road
Wardha, Wardha, 442001
Project Name : "JAIHIND NAGAR"

Date: 10/08/2024

SUBJECT: Report on Statement of Accounts on project fund utilization and withdrawal by **Babarao Jambhulkar and Uttara Jambhulkar** for the period from 28/04/2022 to 31/03/2023. with respect to **MahaRERA Regn Number P50400034880.**

1. This certificate is issued in accordance with the provisions of the Real Estate (Regulation and Development) Act, 2016 read alongwith 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 and explanation from the partners of **Babarao Jambhulkar and Uttara Jambhulkar**, during the course of my audit, which in my opinion is necessary for the purpose of this certificate.

3. I hereby confirm that I have examined the prescribed registers, books and documents, and the relevant records of **Babarao Jambhulkar and Uttara Jambhulkar** for the period ended 31/03/2023 and hereby certify that:

S.B.P.R. & Co. WARDHA CHARTERED ACCOUNTANTS

Address: Shri Laxmi Vijay Saw Mill, Shastri Chowk, Wardha – 442001.
Email: capratikp@gmail.com.

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A. Deposit :

		For this Fiscal Year 28.04.22 to 31.03.23	Total for this project till date to 31.03.23
1	Total amount collected from allottees	33,83,160	33,83,160
2	% of amount to be deposited as per act	70%	70%
3	Amount to be deposited as per act (1*2)	23,68,212	23,68,212
4	Total amount deposited in the Designated Bank Account	33,83,160	33,83,160
5	% of Amount deposited in Designated Bank Account [(4)/(1)*100]	100.00%	100.00%
6	Shortfall/**Excess** deposit (3-4)	-10,14,948	-10,14,948

Has the required proportion of money collected from allottees of the project units, as specifiedin the act, deposited in the Designated RERA Bank Account?

YES, Except As Mentioned in Annexure 'B'

If No, Please mention the amount not deposited. –

B. Withdrawals :

		For this Fiscal Year 28.04.22 to 31.03.23	Total for this project till date to 31.03.23
1	Opening Balance of Designated Bank Account	-	-
2	Total Deposits	**24,03,280.00**	**24,03,280.00**
	Total Deposits	24,03,280.00	24,03,280
3	Total amount withdrawn	**21350.00**	**21350.00**
	Total Withdrawn	21350.00	21350.00
4	Closing Balance	**23,81,930.00**	**23,81,930.00**

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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 :-

Sr.No.	Date of withdrawal	Amount of Excess Withdrawals
1	**Nil**	

C. I certify that, the 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 :-

Sr.No.	Date of withdrawal	Amount not utilised for Project Cost
1	**Nil**	

D. Any Qualifications/ Observations of CA

1	Annexure "A" part of Form 5.

Agreed and Accepted by:

1 Babarao Jambhulkar

2. Uttara Jambhulkar

Yours Faithfully

For,

SBPR & Co.

S.B.P.R. & Co. WARDHA CHARTERED ACCOUNTANTS

CA Pratik Patel

(Partner)

Membership No: 17539

UDIN: 24172539BKAPBT9930

Date:10/08/2024

Place: Wardha

Address: Shri Laxmi Vijay Saw Mill, Shastri Chowk, Wardha – 442001.
Email: capratikp@gmail.com.

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Annexure 'A'

Sale / Booking amount received from allotee before registration under MahaRera

1 **Plot no. 21**

Date of sale deed : 28/02/2022
Name of allottee : Mr. Sanjay Harichandra Uikey
Sale deed Value : 260000

Receipt details as per Sale deed

Date / Particulars as per deed	Amount	Ch no. / Cash
Time to time amount received in Cash	130000.00	Cash
	130000.00	Cash
	260000.00	

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Annexure 'B'

Sale / Booking amount received from allotee in OTHER THAN DESIGNATED BANK ACCOUNT

Sr no	Plot Nos	Plot Area	Amount
1	61	84.51	151000
2	23	125.25	144450
3	54	96.25	111150
4	55	96.25	222300
5	58	152.25	351000
Total		**554.51**	**979900**

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