DHANDEKAR METHWANI & CO.
CHARTERED ACCOUNTANTS
PLOT NO. 165, TULSINAGAR COLONY, BEHIND KALI MATA NAGAR, NAGPUR-440022

FORM-5 (See Regulation 4)

ANNUAL REPOT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE

To,

The Om Thakre, Kishor Bhoot & Chandrashekhar Raut PROJECT : SHREE GUNGARA BALAJI PARK - WARDHA (PAVNAR)

Subject : Report on Statement of Accounts on project fund deposit, utilization and withdrawal by the Om Thakre, Kishor Bhoot & Chandrashekhar Raut

for the period from 01.04.2023 to 31.03.2024 with respect to MahaRERA Regn. No. P50400050832.

1 This certificate is issued in accordance with the provisions of the Real Estate (Regulation & Development) Act, 2016 read along with the Maharashtra Real Estate (Regulation & 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 register, books and documents, and the relevant records of Om Thakre, Kishor Bhoot & Chandrashekhar Raut

SHREE GUNGARA BALAJI PARK -SR.NO. 33/1, PAVNAR, WARDHA for the period ended 31.03.2024 and hereby certify that :

Sr.No		Particulars	Amount Rs.	
			For this Fiscal Year	Total for this project till date
A		**Deposits :**		
	1	Total amount collected from Allottees	77,27,294.00	77,27,294.00
	2	% of amount to be deposited as per the Act	70%	70%
	3	Amount to be deposited as per the Act (1*2)	54,09,105.80	54,09,105.80
	4	Total amount depoited in the designated bank Account	128,28,969.00	128,28,969.00
	5	% of amount depoited in the designated bank Account (4/1*100)	166%	166%
	6	Shortfall / Excess Deposit (3-4)	-74,19,863.20	-74,19,863.20

Note : 1 Amount collected / deposited at Sr. No. 1 & 2, shall not include pass through charges and indirect taxes.
2 Has the required proportion of money collected from the allottees of the project units, as specified in the act, deposited in the designated RERA bank account ?
3 If no please mention the amount not deposited

Sr.No		Particulars	Amount Rs.	
			For this Fiscal Year	Total for this project till date
B		**Withdrawals :**		
	1	Opening Balance of designated bank account	1,04,905.60	1,04,905.60
	2	Total Deposits	128,28,969.00	128,28,969.00
	3	Total Amount withdrawn	107,44,026.00	107,44,026.00
	4	Closing Balance	21,89,848.60	21,89,848.60

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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 specified under the relevant form 1, form 2 and form 3 issued during the reporting period ?

If No, Please provide the below details -

Sr. No.	Date of withdrawal	Amount of excess withdrawals
	----------NIL----------	----------NIL----------

C **Utilisation :**

We certify that the Global Infra Project : "UTTAM PARK " has utilized the amount withdrawn from designated bank account towards project cost only, as specified in the act.

If No, Please provide the below details -

Sr. No.	Date	Amount not utilized for the project cost
	----------NIL----------	----------NIL----------

D **Any qualification / observations by CA :**

Sr. No.	Qualification / Observation

UDIN : 24145474BJZYVN9565

Place : **Nagpur**
Dated : 17/05/2024

DHANDEKAR MEHTWANI & CO.
Chartered Accountants
FRN: 138374W

17/05/2024

Nachiket Dhandekar
Partner
Mem. No.- 145474

Agreed & Accepted by

Name & Signature of the Promoter

Date :
Place :