Annexure F

FORM 5

(See Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANTS CERTIFICATE

Date : 18/04/2023

To,
Tirupati Developers,
3rd Floor, NKY Towers,
Ajni Sq. Wardha Road,
Nagpur-440015

SUBJECT: Report on statement of accounts on project fund deposit, utilization and withdrawal by Tirupati Developers for the period from 01/04/2021 to 31/03/2022 with respect to MahaRERA Regn Number **P50500023279**, Project Name **SILVER PARK**

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 have obtained all necessary information and explanation from the Promoter, during the course of our audit. Which in my opinion are necessary for the purpose of this certificate.

3. I hereby confirm that I have examined the prescribed registers, books and documents, and the relevant record of Tirupati Developers for the period ended 31/03/2022 and hereby certify that:

A. Deposits:

		For this Fiscal year	**Total for this project till date**
1.	Total amount collected from allottees	106121086.00	391559715.00
2.	%of amount to be deposited as per act	70%	70%
3.	Amount to be deposited as per act (1*2)	74284760.20	274091800.50
4.	Total amount deposited in the Designated Bank Account	106121086.00	391559715.00
5.	% of Amount deposited in Designated Bank Account [(4)]	100%	100%

6.	Shortfall /(Excess) deposit (3-4)	(31836325.80)	(117467914.50)

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)	Yes
If No, 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	2106905.94	0
2.	Total Deposits	106121086.00	391559715.00
3.	Total amount withdrawn	106121086.00	391559715.00
4.	Closing Balance	13243315.65	13243315.65

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant form1, form 2 and form 3 issued during the reporting period?(Yes/NO)	Form 1, Form 2 & Form 3 were not issued for withdrawal from Bank A/c.

If No, Please provide the below details: -

S.No	**Date of withdrawal**	**Amount of Excess Withdrawals**
1	As Form 1, Form 2 & Form 3 were not issued the excess amount of withdrawals cannot be quantified.	

C. Utilisation

I certify that, the Tirupati Developers has utilized the amounts withdrawn from designated bank account towards projects cost only, as specified in the act.

If No, please provide the below details:-

S.No.	**Date**	**Amount not utilized for projects Cost**
1.	**NIL**	

D. Any Qualification/ Observation of CA

1	The assessee has multiple projects but no separate designated bank account for each project. All receipts from customers of various projects are deposited in the common bank account.
2	The designated bank account was changed in the year 2020-21 from HDFC Bank to ICICI Bank, so the total receipts are considered as deposited in designated bank account.
3	In above working opening balance and closing balance of designated bank account is taken as per Bank Book and total amount deposited for this project is considered as withdrawal as per ledger account maintained.

Agree and Accepted by Nagpur

(Prashant Bongirwar)
Partner
Tirupati Developers

Date : 18/04/2023

FOR KND & ASSOCIATES
Chartered Accountants
F.R.N 112180W

(KAILAS KEJGIR)
Partner
MEM NO.100187
UDIN -23100187BGWFCM5906