M/s. Shah & Raut
CHARTERED ACCOUNTANTS

FORM 5 [see Regulation 4]
ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE

Date:18/02/2023

To,
M/s. D. P. REAL ESTATE

01, Shivamkunj, Barde Layout,

Borgaon , Nagpur-440013

PAN: AALFD4374M

SUBJECT: Report on Statement of Accounts on project fund utilization and withdrawal by authorized signatory for the period from **01/04/2020 to 31/03/2021** with respect to MahaRERA Regn. Number **P50500024842.**

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. We have obtained all necessary information and explanation from the firm, 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 registers, books and documents, and the relevant records of the project **"Avanti Nagari"** for the year ended **31/03/2021** 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	1,15,55,496.00	1,46,88,669.00
2	% of amount to be deposited as per Act	70%	70%
3	Amount to be deposited as per Act (1*2)	80,88,847.20	1,02,82,068.30
4	Total amount deposited in the designated Bank Account	1,15,55,496.00	1,46,88,669.00
5	% of Amount deposited in Designated Bank Account [(4)/(1)*100]	100%	100%
6	Shortfall/(Excess) Deposit (3-4)	34,66,648.80	44,06,600.70

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 allottees of the project units, as specified in the act, deposited in the Designated RERA Bank Account? - Yes

3) If no please mention the amount not deposited- N.A

M/S SHAH & RAUT CHARTERED ACCOUNTANTS DT Nagpur

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| 174, Renuka Flats, Ground Floor, Opp. Wazalwar Driving School, Shivaji Nagar, Nagpur - 440010. |

B. Withdrawals:

Sr. No.	Particulars	For this Fiscal Year	Total for this project till date
1	Opening Balance of Designated Bank Account	27,981.99	-
2	Total Deposits	1,15,55,496.00	1,46,88,669.00
3	Total amount withdrawn	1,15,68,378.98	1,46,73,569.99
4	Closing Balance	15,099.01	15099.01

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 – N.A

C. Utilisation:

We certify that, **M/s. D. P. REAL ESTATE** has utilized the amounts withdrawn from designated bank account towards project cost only, as specified in the act.

D. Any Qualification /Observation:

No additional Qualification/observations

M/S. SHAH & RAUT, CHARTERED ACCOUNTANTS DT Nagpur

Yours Faithfully,
For M/s Shah & Raut
Chartered Accountants
Firm Reg. No. 121020W

CA Pravin S Raut
Partner
Membership No.:102855

Place:Nagpur
UDIN: 23102855BGTZUP4167

Agreed and Accepted by:
For M/s D.P.Real estate

D P REAL ESTATE PARTNER

Partner
Chandrakant Daware
Date:18/02/2023