

FORM-5 (See Regulation 4)
ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE

To,

Mr. Nilesh Naik, Nagpur

Subject : Report on Statement of Accounts on project fund deposit, utilization and withdrawal by the - Nilesh Naik for the period from
01/04/2023 to 31/03/2024 with respect to MahaRERA Regn. Number P50500047838.

- 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 N N Developers, Proprietor Mr. Nilesh Naik for the period ended 31/03/2024 and hereby certify that :

Sr.No	Particulars	Amount Rs.	
		For this Fiscal Year	Total for this project upto 31/03/2024
A	Deposits :		
	1 Total amount collected from Allottees	5,55,000.00	82,80,139.00
	2 % of amount to be deposited as per the Act	70.00	70.00
	3 Amount to be deposited as per the Act (1*2)	3,88,500.00	57,96,097.30
	4 Total amount deposited in the designated bank Account	14,25,000.00	63,07,413.00
	5 % of amount deposited in the designated bank Account (4/1*100)	256.76	76.18
	6 Shortfall / Excess Deposit (3-4)	-10,36,500	-5,11,316

- Note :
- 1 Amount collected / deposited at Sr. No. 1 & 2, shall not include pass through charges and indirect taxes.
 - 2 The amount of shortfall for depositing into RERA Account which was not deposited in the earlier FY was rightly deposited into RERA account during the current FY and hence there is excess deposit in the current FY
 - 3 As per Form 3 dated 25.02.25 certified by CA Shanu Agrawal, the Promoter is eligible for withdrawal of Rs. 57.30 Lakhs

Sr.No	Particulars	Amount Rs.	
		For this Fiscal Year	Total for this project upto 31.03.2024
B	Withdrawals :		
	1 Opening Balance of designated bank account	8,73,379.80	0.00
	2 Total Deposits	14,25,000.00	63,07,413.00
	3 Total Amount withdrawn	22,77,497.80	62,86,531.00
	4 Closing Balance	20,882.00	20,882.00

As specified in the act, all the amounts withdrawn during the year from RERA bank account were within the withdrawal limit as specified under the relevant form 1, form 2 and form 3 issued during the reporting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

C Utilisation :

We certify that the Nilesh Naik, Nagpur 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

D Any qualification / observations by CA :

Sr. No.	Qualification / Observation
1	-

Yours faithfully,

For PRITI KHETAN & ASSOCIATES

FRN : 333262E

Priti Khetan
CA Priti Khetan

(Membership No. : 065811)

(UDIN : 25065811BMNXX8429)



Agreed & Accepted by

For N N Developers

N. Naik

Nilesh Naik

(Proprietor)

Date : 21/02/2025

Place : Nagpur