

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

Date: 20/10/2023

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 01/04/2022 to 31/03/2023 with respect to MahaRERA Regn. Number P50500048766.

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 "Vasant Vihar" for the year ended 31/03/2023 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	59,46,000.00	59,46,000.00
2	% of amount to be deposited as per Act	70%	70%
3	Amount to be deposited as per Act (1*2)	41,62,200.00	41,62,200.00
4	Total amount deposited in the designated Bank Account	21,99,400.00	21,99,400.00
5	% of Amount deposited in Designated Bank Account [(4)/(1)*100]	36.99%	36.99%
6	Shortfall/(Excess) Deposit (3-4)	19,62,800.00	19,62,800.00

- 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? - No
- 3) If no please mention the amount not deposited- Two plots of Rs 28,04,000/- were allotted as consideration against Land Purchase.



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B. Withdrawals:

Sr. No.	Particulars	For this Fiscal Year	Total for this project till date
1	Opening Balance of Designated Bank Account	0.00	0.00
2	Total Deposits	21,99,400.00	21,99,400.00
3	Total amount withdrawn	0.00	0.00
4	Closing Balance	21,99,400.00	21,99,400.00

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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



20 OCT 2023

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

CA Pravin S Raut (Partner)
Membership No.: 102855
Place: Nagpur
UDIN: 23102855BGUAEK3547

Agreed and Accepted by:

For M/s D.P. Real estate

D.P. REAL ESTATE

Partner

PARTNER

Date: 20/10/2023