LOHAKARE RAJA & COMPANY
CHARTERED ACCOUNTANTS
314, Chandan Nagar, Nagpur - 440 009

Ph. : - (O)2703199
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FORM 5

(see Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

To.

Shri Madhukar Vishwanath Chamat,
R/o Plot No. 377, Near Sangam Adlabs,
Ganesh Nagar, Nagpur-09

SUBJECT : Report on Statement of Accounts on project fund deposit. utilization and withdraw by Promoter for the period from **01.04.2023 to 31.03.2024** with respect to MahaRERA Regn. Number **P 50500048641**

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' ten \\Website) Rules, 2017.

1. 1/We have obtained all necessary information and explanation from the Promoter, during the course of our audit, which in my/our *opinion* are necessary for the purpose of this certificate.

2. I/We hereby confirm that 1/We have examined the prescribed registers, books and documents, and the relevant records of Promoter for the period ended **31.03.2024** and hereby certify that:

A.Deposits:

		***For* this 'fiscal year**	Total for this project till date
1.	Total amount collected from allottees	Rs 5,62,53,287/-	Rs 7,83,66,139/-
2.	% of amount to be deposited as per act	70%	70%
3.	Amount to be deposited as per act	Rs 3,93,77,301/-	Rs 5,48,56,297/-
4.	Total amount deposited in the Designated Bank Account	Rs 3,48,47,529/-	Rs 4,22,00,511/-
5.	% of Amount deposited in Designated Bank Account -	61.95%	53.85%
6.	Shortfall/Excess deposit (3-4)	45,29,772	1,26,55,784

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)

If No. Please mention the amount not deposited.

LOHAKARE RAJA & CO. CHARTERED ACCOUNTANTS NAGPUR 9/09/24 SR

B. Withdrawals

		For- this Fiscal year	Total for this project till date
1.	Opening Balance of Designated Bank Account	Rs 15,98,310/-	Rs 0
2	Total Deposits	Rs. 3,48,47,529/-	Rs. 4,22,00,511/-
3.	Total amount withdrawn	Rs 3,64,45,690/-	Rs 4,22,00,362/-
4.	Closing Balance	Rs 149/-	Rs 149/-

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were withinthe withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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

IN No, Please provide the details:-

SR .No.	Date of withdrawal	Amount of excess Withdrawals
1		NIL

C. Utilisation

I/We certify that, the Promoter has utilized the amounts 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 **utilised** for Project Cost
1		NIL

D. Any Qualifications / Observations of CA :- NIL

UDIN :- 24100385BKAMRK7272

LOHAKARE RAJA & CO. CHARTERED ACCOUNTANTS NAGPUR 9/09/24

Yours Faithfully,

Agreed and Accepted by:

Madhukar V Chamat

(Madhukar Vishwanath Chamat)

Promotor

FOR LOHAKARE RAJA & CO.
CHARTERED ACCOUNTANTS

CA. SHYAM LOHAKARE
PARTNER
M. NO. 100385
FRN. 122684W