



Sandeep Sheth & Associates

Chartered Accountants

Annexure F
FORM 5
(See Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

To, Unnathi Estates
Room No 26, 3rd Floor
Kilachand Building, 298, Princess Street
Marine Lines, Mumbai-400-002

SUBJECT : Report on Statement of accounts on project fund utilization and withdrawal by Unnathi Estates for the period from 01/04/2020 to 31/03/2021 with respect to MahaRera Regn. No.P51700009540 **Raunak Residency**

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/our *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 records of (Promoter) for the period ended 31.03.2021 and hereby certify that:

A DEPOSIT

		FOR THE FISCAL YEAR	Total for this project till date
1.	Total amount collected from allottees	425,123,744	1,043,600,091
2.	% of amount to be deposited as per act	70%	70%
3.	Amount to be deposited as per act (1*2)	297,586,621	730,520,064
4.	Total amount deposited in the Designated Bank Account	290,795,430	710,964,706
5.	% of Amount deposited in Designated Bank Account [(4)/(1)* 100]	68.40%	68.13%
6.	Shortfall/Excess deposit (3-4)	6,791,191	19,555,358

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)

If No. Please mention the amount not deposited.

B. Withdrawal

		For this Fiscal year	Total for this project till date
1.	Opening Balance of Designated Bank Account	3,467,796	-

2	Total Deposits	290,795,430	710,964,706
3.	Total amount withdrawn	294,262,700	696,298,700
4.	Closing Balance	526	14,666,006

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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/No)

If No, Please provide the below details:-

Sr.No	Date of Withdrawal	Amount of excess withdrawal

C.Utilisation

I, We certify that, the Unnathi Associates has utilized the amounts withdrawn from designated bank account towards project cost only, as specified in the act.

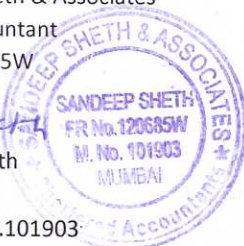
Sr.No	Date of Withdrawal	Amount Not Utilised for project cost

D.Any Qualifications/ Observations of CA

1	
2	
3	
4	

For Sandeep Sheth & Associates
Chartered Accountant
FRN No: - 120685W

Sandeep Sheth
CA Sandeep Sheth
Proprietor
Membership No.101903



Place: Mumbai

Date : 31/03/2022

UDIN: 22101903AG-02402683