



# 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.P51700015800 **Unnathi Woods Phase VII - B**

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                            | 661,296,876         | 888,970,502                      |
| 2. | % of amount to be deposited as per act                           | 70%                 | 70%                              |
| 3. | Amount to be deposited as per act ( 1*2)                         | 462,907,813         | 622,279,352                      |
| 4. | Total amount deposited in the Designated Bank Account            | 456,307,726         | 615,527,818                      |
| 5. | % of Amount deposited in Designated Bank Account $[(4)/(1)*100]$ | 69.00%              | 69.24%                           |
| 6. | Shortfall/Excess deposit (3-4)                                   | 6,600,087           | 6,751,534                        |

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 | 408,092              | -                                |

|    |                        |             |             |
|----|------------------------|-------------|-------------|
| 2. | Total Deposits         | 456,307,726 | 615,527,818 |
| 3. | Total amount withdrawn | 448,729,000 | 607,541,000 |
| 4. | Closing Balance        | 7,986,818   | 7,986,818   |

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

CA Sandeep Sheth  
Proprietor  
Membership No.101903



Place: Mumbai  
Date : 31/03/2022

UDIN: 22101903AGD0XB9213