

M G S P & Associates
CHARTERED ACCOUNTANTS

Add : 1st Floor, Nivedita Building, Mrutunjay Colony, Kothrud, Pune 411038
Mob: +91 9527634352, 8600300320 Email: caavsp@gmail.com

FORM 5
(See Regulation 4)
ANNUAL REPORT ON STATEMENT OF ACCOUNTS

Date - 10.06.2021

To,
Yashada World
Yashada House, Pimple Saudager
Pune

SUBJECT: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by **EPIC PAHSE I** for the period from 01/04/2020 to 31/03/2021 with respect to MahaRERA Regn Number **P52100019821**

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 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 registers, books and documents, and the relevant records of Yashada World for the period ended 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	31,86,90,441	39,76,77,599
2	allottees % of amount to be deposited as per act	70%	70%
3	Amount to be deposited as per act (1*2)	22,30,83,309	27,83,74,319
4	Total amount deposited in the Designated Bank Account	21,63,56,759	26,97,52,475
5	% of Amount deposited in Designated Bank Account (4)/(1)*100	68%	68%
6	Shortfall/Excess deposit (3-4)	67,26,550	86,21,844

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? - No

If No please mention the amount not deposited - For amount please refer point no 6 in above table



B. Withdrawals

Sr No	Particulars	For this Fiscal year	Total for this project till date
1	Opening Balance of Designated Bank Account	27,33,500	-
2	Total Deposits	21,63,56,759	26,97,52,475
3	Total amount withdrawn	21,19,24,485	26,25,86,700
4	Closing Balance	71,65,774	71,65,775

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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

S.No.	Date of withdrawal	Amount of Excess Withdrawals
1	NIL	NIL

C. Utilisation

We certify that, the YASHADA WORLD has utilized the amounts withdrawn from designated bank account towards project cost only, as specified in the act. - Yes

If No, please provide the below details :-

S.No.	Date	Amount not utilised for Project Cost
1	NIL	NIL

D. Any Qualifications / Observations of CA

1	Total amount utilise as per 70% RERA account is Rs.26,25,86,700/-. If we add amount received from allottees directly in 30% Rs. 1,19,19,259/- then total amount utilise will be Rs. 27,45,05,959/- which is lower than total amount available for utilisation as per form 3 Rs. 27,79,31,235/-.
2	Booking cancelled Rs.15,25,000/-, internal transfer from 30% to 100% account Rs. 19,00,415/-, Phase II amount received in Phase I 100% account Rs. 8,42,000/- stamp duty Rs.3,14,440/-, Cheque dishonoured Rs. 58,78,142/- reduced from total amount received from allottee in 100% bank account. And Phase I amount received in Phase II 100% account Rs. 34,06,588/-. Allotees amount directly received in 30% account Rs. 1,19,19,259/- added in it to totaled it Rs. 39,76,77,599/- as per table A row 1 above.

Yours Faithfully,
For MGSP and Associoates
Chartered Accountants



CA Mahesh A Ghare

CA Mahesh A Ghare

Partner

M No. 149154

UDIN - 22149154AKSYTB6081

Date - 10/06/2022

Agreed and Accepted by:

For Yashada world
Name: Mr.Suryakant Jadhav
Date: 10/06/2022