



Form 5 (See Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARATERED ACCOUNTANT'S ANNUAL CERTIFICATE

Date : 11/01/2024

To ,
Soham Builders,
S no 84-25A, Hadapsar
Haveli,
Pune - 411028

SUBJECT: Report on Statement of Accounts on project fund utilization and withdrawal by
Soham Builders for **Soham Galaxy**, for the period from **01/04/2022 to 31/03/2023**
with respect to MahaRERA Regn. Number **P52100029013**

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/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

3. I/We hereby confirm that I/We have examined the prescribed registers, books and documents, and the relevant records of (Promoter) for the period ended March 2023 and hereby certify that:

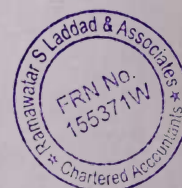
A. Deposits:

Sr No	Particulars	For this Fiscal year	Total for this project till date
1	Total amount collected from allottees	16476768.00	16476768.00
2	% of amount to be deposited as per act	70%	70%
3	Amount to be deposited as per act (1 * 2)	11533737.60	11533737.60
4	Total amount deposited in the Designated Bank Account (70%)	7710797.50	7710797.50
5	% of Amount deposited in Designated Bank Account (4)/(1)*100	47%	47%
6	Shortfall/Excess deposit (3-4) Excess	3822940.10	3822940.10

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) - No

If No, please mention the amount not deposited.





Following are the amount not transferred to designated account

- i. Out of total receipts from the allottees Rs 5913910 has been received through current account which is not designated RERA account and balance amount Rs 10562858 has been received in 100% RERA Account.

B. Withdrawals

Sr No	Particulars	For this Fiscal year	Total for this project till date
1	Opening Balance of Designated Bank Account: 0102102000031921	00.00	00.00
2	Total Deposits	7710797.50	7710797.50
3	Total amount withdrawn	7707464.50	7707464.50
4	Closings Balance	3333.00	3333.00

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/No) -

If No, please provide the below details: -

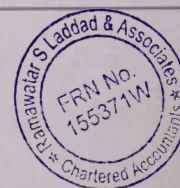
S.No.	Date of withdrawal	Amount of Excess Withdrawals
1		

C. Utilisation

I/We Certify that, the Soham Builders 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:-

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

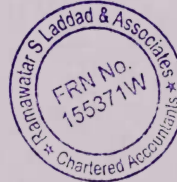




D. Any Qualifications / Observations of CA

1.	As per the bank statement, amount of Rs 4447433 has been credited on the month end. The amount was transferred to 70% account in next month. Rs 3430000 has been transferred on 4 th April 2023. This has been considered as deposited in Table A and Table B.
2.	The withdrawal is also considered till 5 th April 2023. As due to month end balance from 100% was transferred on 4 th of the next month.
3.	The above figures are related to March 23 but this has been reflecting in Bank in the April 2023. Hence only entries on 4 th April pertains to March 23 has been considered above.
4.	This certificate and its annexures are addressed to and provided to the promoters of LLP solely for the purpose of submission to Maharashtra Real Estate Regulatory Authority in compliance with the third proviso to Section 4(2)(I)(D) of the Act read with the Rules and it should not be used by any other person or for any other purpose. Accordingly, we do not accept or assume any liability or any duty of care for any other purpose or to any other person to whom this certificate is shown or into whose hands it may come without our prior written consent. This certificate should not be construed as a utilization certificate for the purpose of any proposed loan facility for the construction of project as this certificate is merely for the utilization of money received from allottees of the project.
5.	We have not performed any procedures or examined the contents of the certificates issued under relevant Form 1, Form 2 and Form 3 respectively by Architect, Engineer and Chartered Accountant during the reporting period to verify withdrawal limit during the reporting period

Yours faithfully,
For Ramawatar S Laddad & Associates
Chartered Accountants
FRN 155371W



RS Laddad

CA R S Laddad - Proprietor
M. No. 199651
UDIN : 24199651BKEYDH3720

FOR SOHAM BUILDERS
Accepted and approved by

Nagesh
PROPRIETOR

Soham Builders - Promoters
Date : 11/04/2024