

B S R & Co. LLP

Chartered Accountants

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Annexure I Form – 5

Annual Report on Statement of Accounts

To,
The Designated Partner
Prakhhyat Dwellings LLP
Godrej One, 5th Floor,
Pirojshanagar, Eastern Express Highway,
Vikhroli (East),
Mumbai
Maharashtra 400079

SUBJECT: Report on Statement of Accounts on project fund utilization and withdrawal by Prakhhyat Dwellings LLP – Godrej Nirvaan ('the Project') for the year 1 April 2020 to 31 March 2021 and for the period 28 August 2019 to 31 March 2021 with respect to MahaRERA Registration Number P51700022148

1. This certificate is issued in accordance with the provisions of the Real Estate (Regulation and Development) Act, 2016 ('the Act') 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 ('the Rules').
2. We have obtained all necessary information and explanation from the LLP, 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 Prakhhyat Dwellings LLP for the year ended 31 March 2021 and hereby certify that:
 - i. M/S. Prakhhyat Dwellings LLP have completed 26.72% of the project titled Godrej Nirvaan Bhiwandi MahaRERA Registration No. P51700022148 located at Bhiwandi (M Corp.), Thane 421302.
 - ii. The amount collected during the period from 1 April 2020 to 31st March 2021 for this project is Rs. 66.57 crores and the amount collected during the period from 28 August 2019 to 31 March 2021 is Rs. 108.36 crores (refer notes c, d, f and g).
 - iii. The amount withdrawn during the period from 1 April 2020 to 31 March 2021 for this project is Rs. 53.81 crores and the amount withdrawn during the period from 28 August 2019 to 31 March 2021 is Rs. 95.18 crores (refer notes c, e, h and i).
4. We certify that Prakhhyat Dwellings LLP – Godrej Nirvaan has utilised the amounts collected for Project only for that Project and the withdrawal from the designated bank account of the said Project has been in accordance with the proportion to the percentage of completion of the Project (refer notes j and k).

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Prakhhyat Dwellings LLP
Godrej Nirvaan
30 September 2021

Report on Statement of Accounts on project fund utilization and withdrawal by Prakhhyat Dwellings LLP – Godrej Nirvaan ('the Project') for the year 1 April 2020 to 31 March 2021 and for the period 28 August 2019 to 31 March 2021 with respect to MahaRERA Registration Number P51700022148 (continued)

Notes:

- a. The commencement date of the period (i.e. 28 August 2019) is considered as per RERA registration certificate.
- b. The promoter name, Project name, the RERA registration number and Project start date, as specified in the attached Annexure I and Annexure II, have been accurately extracted from the RERA registration certificate no. P51700022148 dated 28 August 2019 and revised Certificate of Extension of Registration of Project no. P51700022148 dated 8 September 2021 issued in accordance with MahaRERA Order No.:- 21/2021 dated 6th August 2021. The end date of the project, as specified in the attached Annexure II, is accurately extracted from the revised Certificate of Extension of Registration of Project no. P51700022148 dated 8 September 2021 issued in accordance with MahaRERA Order No.:- 21/2021 dated 6th August 2021.
- c. The amount mentioned has been extracted from the audited books of accounts, prescribed registers, books and documents, and the relevant records maintained by the as at 31 March 2021.
- d. The amount of collection has been extracted from the bank statement of the collection account no. 57500000395379, HDFC Bank Limited, Fort Branch for the period from 28 August 2019 to 31 March 2021.
- e. The amount of withdrawals have been extracted from the bank statement of HDFC Bank Limited, Fort Branch, Bank account no. 575000003958234 ("Designated bank account"), for the period from 28 August 2019 to 31 March 2021.
- f. The amount of collections during the period from 28 August 2019 to 31 March 2021 are inclusive of Goods and Service Tax, and is net of tax deducted at source, bank charges and amount reversed in the bank account due to cheque bounce.
- g. The collection amount mentioned in 3(ii) above includes a sum of Rs 0.27 Crores which has been received in the collection account is in process of appropriation towards the parties.
- h. The amount of withdrawals (pertaining to the collections are inclusive of Goods and Service Tax, and are net of tax deducted at source by customers, if any) are for the period 28 August 2019 to 31 March 2021.
- i. The amount withdrawn during the period is excluding amounts withdrawn for investing the sums in bank fixed deposits, as the excess monies lying in the separate bank account can be placed in fixed deposits with the bank operating the Designated bank account as per Circular No. 7 /2017 of Maharashtra Real Estate Regulatory Authority.
- j. The utilisation amounts have been extracted from the bank statement of the payment account no. 5750000014568, HDFC Bank, Fort Branch for the period from 28 August 2019 to 31 March 2021.

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- k. Amount spent includes direct expenses identified for a phase and other direct and indirect expenses allocated to the respective phases based on saleable area, stage of completion etc., as appropriate.

For **B S R & Co. LLP**

Chartered Accountants

Firm's Registration No: 101248W/W-100022

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Date: 2021.09.30
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Mansi Pardiwalla

Partner

Membership No: 108511

UDIN: 21108511AAAAHH1900

Mumbai
30 September 2021