

**AMIT I. KAPADIA**

B. COM, F.C.A

Senior Partner

**HITESH SHAH**

B. COM, F.C.A. DISA

FALGUNI SHAH

B. COM, F.C.A. DBF

HITESH SHAH & ASSOCIATES

CHARTERED ACCOUNTANTS

FORM-5 (See Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS CHARTERED ACCOUNTANT'S CERTIFICATE

To,

Madhu H. Doshi**A/103, Rajshree Apts. Royal Complex,****Eksar Road, Borivali West, Mumbai -400092**

Subject : Report on Statement of Accounts on project fund deposit, utilization and withdrawal by the **Madhu H Doshi (Prop. of M/s. Shree Developers)** for the period from 01.04.2021 to 31.03.2022 with respect to **UNIQUE VISTAS BLDG. NO. 4**, located at GUT NO 59A2B, GUT NO 59A16, B1-1-1, GUT NO 59A, 16B2-1-1-1, VILLAGE CHITALSAR, MANPADHA AT THANE- -400607. MahaRERA Regn. Number P51700004399

1 This certificate is issued in accordance with the provisions of the Real Estate (Regulation & Development) Act, 2016 read along with the Maharashtra Real Estate (Regulation & 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 register, books and documents, and the relevant records of **Madhu H Doshi (Prop. of M/s. Shree Developers)** for the period ended 31.03.2022 and hereby certify that :

Sr.No	Particulars	Amount Rs.	
		For this Fiscal Year	Total for this project till date
A	Deposits :		
	1 Total amount collected from Allottees	57,02,000.00	3,82,24,849
	2 % of amount to be deposited as per the Act	70%	70%
	3 Amount to be deposited as per the Act (1*2)	39,91,400.00	2,67,57,394
	4 Total amount deposited in the designated bank Account	39,91,400.00	2,67,57,394
	5 % of amount deposited in the designated bank Account (4/1*100)	0.00	70.00
	6 Shortfall / Excess Deposit (3-4)	0.00	0.00

Note : 1 Amount collected / deposited at Sr. No. 1 & 2, shall not include pass through charges and indirect taxes.
 2 Has the required proportion of money collected from the allottees of the project units, as specified in the act, deposited in the designated RERA bank account ? (Yes/No) **Yes**
 3 If no please mention the amount not deposited

208, 2ND FLOOR, PLOT NO. 26, SHALIMAR MIRACLE, OPP. CITI CENTRE, ABOVE McDONALDS, JAWAHAR NAGAR, S. V. ROAD, GOREGAON (W), MUMBAI - 400062. TEL : 28745501 / 28744782, MOBILE : 98201 97888 / 98211 40636. EMAIL : aikapadia19@yahoo.com / aikapadia1104@gmail.com / ca.hsa1988@gmail.com / hiteshshahandassociates@gmail.com

(Signature)

(Signature)

Sr.No	Particulars	Amount Rs.	
		For this Fiscal Year	Total for this project till date
B	Withdrawals :		
	1 Opening Balance of designated bank account	0.00	0.00
	2 Total Deposits	39,91,400.00	2,67,57,394
	3 Total Amount withdrawn	39,91,400.00	2,67,57,394
	4 Closing Balance	0.00	0.00

As specified in the act, all the amounts withdrawn during the year from RERA bank account were within the withdrawal limit as specified under the relevant form 1, form 2 and form 3 issued during the reporting period ? (Yes/No) **Yes**

If No, Please provide the below details -

Sr. No.	Date of withdrawal	Amount of excess withdrawals
NIL		

C Utilisation :

We certify that the **Madhu H Doshi (Prop. of M/s. Shree Developers)** has utilized the amount withdrawn from designated bank account towards project cost only, as specified in the act. **Yes**

If No, Please provide the below details -

Sr. No.	Date	Amount not utilized for the project cost
NIL		

D Any qualification / observations by CA :

Sr. No.	Qualification / Observation
NIL	

Yours faithfully,
For Hitesh Shah and Associates
Chartered Accountants

FRN No 103716W



Partner

C.A. Hitesh M. Shah

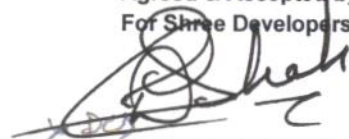
(Membership No. : 040999)

UDIN : 23040999B GWUT F4108

Date : 07.02.2023

Place : MUMBAI

Agreed & Accepted by
For Shree Developers



(Authorised Signatory)

Signature of Pramoter

(Mr. Dilesh C. Shah)