



NITIN B. DHAVAN & CO.

CHARTERED ACCOUNTANTS

Office Gala No. 5 & 6, First Floor, Saileela Residency, Opp. Vidyashram Post Office,
Opp. P. A. Jadhav School, Dhamankar Naka, Bhiwandi - 421 305, Dist. Thane.

Phone : (02522) 255149 Mob.: 98224 56766 E-mail : nbdhavanca@rediffmail.com / nbdhavanca@gmail.com

Ref. No.

Date : 01/02/2024

FORM 5

[see Regulation 4]

ON THE LETTER HEAD OF CHARTERED ACCOUNTANT (WHO IS STATUTORY AUDITOR
OF THE PROMOTER'S COMPANY/FIRM)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

To,
M/S. SHUBH ENTERPRISES
at land plot bearing C.T.S. No. 1798
Tal Bhiwandi, Dist Thane-421302

SUBJECT : Report on Statement of Accounts on project fund utilization and withdrawal of M/S SHUBH ENTERPRISES for the period from 01/04/2022 to 31/03/2023 with respect to MahaRERA Regn. Number P51700047788

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 Company, 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 M/S SHUBH ENTERPRISES for the period ended 31/03/2023 and hereby certify that:

UDIN : 24103674 BK BM HE 4825

FOR NITIN B. DHAVAN & CO.
CHARTERED ACCOUNTANTS



Nitin
NITIN BALAJI DHAVAN
PROPRIETOR
M.NO.103674

A. Deposited

SR.NO.	PARTICULAR	FOR THIS FISCAL YEAR	TOTAL THIS PROJECT TILL DATE
1	TOTAL AMOUNT COLLECTED FROM ALLOTEES	2851000	2851000
2	% OF AMOUNT TO BE DEPOSITED AS PER ACR	70%	70%
3	AMOUNT TO BE DEPOSITED AS PER ACR (1*2)	1995700	1995700
4	TOTAL AMOUNT DEPOSITED IN THE DESIGNATED BANK ACCOUNT	2851000	2851000
5	% AMOUNT DEPOSITED IN DESIGNATED BANK ACCOUNT $[(4)/(1)*100]$	100%	100%
6	(SHORTFALL)/EXCESS DEPOSITE (3-4)	-855300	-855300

Has the required proportion money collected from the allottees of the project units, as specified in the act, deposited in the designated RERA Bank Account ? YES/ NO

if No, then please mention the amount not deposited.

Rs. 0

B. Withdrawal

SR.NO.	PARTICULAR	FOR THIS FISCAL YEAR	TOTAL THIS PROJECT TILL DATE
1	OPENING BALANCE OF DESIGNATED BANK ACCOUNT	41864.02	41864.02
2	TOTAL DEPOSITED	8690000	8690000
3	TOTAL AMOUNT WITHDRAWN	8263920.44	8263920.44
4	CLOSING BALANCE	467943.58	467943.58

As specified in the Act, All the amount withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant form 1 and 2 and form 3 issued during the reporting period? YES/NO

if No, then please provide the below details.

SR.NO.	Date	Amount of Excess Withdrawal
1	-----	NIL



M. B. Dhavan

C. Utilization

I / we certify that , the **M/S SHUBH ENTERPRISES** has utilized the amount withdrawn from designated bank account towards project cost only, as specified in the act.

If No, Please provide the below details:-+-

SR.NO.	Date	Amount not utilized for the project
1	-----	NIL

D. Any Qualification/Observation of CA

1)	Bank has not split the amount in 70% and 30% as per Rera Rule. Therefore we have considered Bank Details 100% Rera Account.
2)	NIL

Agreed and Accepted by

For **SHUBH ENTERPRISES**

17.03.2024

Partner



17.03.2024