

Form 5
ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE

To
M/s. Milind Madhukar Kamble and Manoj Suresh Nayak (AOP)
102, Suprabhat Apartments,
Bhandaar Ali Road,
Thane (M Corp) 400 601, Maharashtra.

SUBJECT: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by M/s. Milind Madhukar Kamble and Manoj Suresh Nayak (AOP) for the period from 01/04/2022 to 31/03/2023 with respect to MahaRERA Regn Number - P51700010376.

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 this certificate.
3. We hereby confirm that we have examined the prescribed registers, books and documents and the relevant records of M/s. Milind Madhukar Kamble and Manoj Suresh Nayak (AOP) for the period ended 31/03/2023 and hereby certify that:

A. Deposits:

S. No.	Particulars	Financial Year 2022-23	Till date i.e. (31/03/2023)
1	Total amount collected from allottees	8,838,851	31,741,090
2	% of amount to be deposited as per act	70%	70%
3	Amount to be deposited as per act (1*2)	6,187,196	22,218,763
4	Total amount deposited in the Designated Bank Account	6,187,196	22,218,763
5	% of amount deposited in the Designated Bank Account [(4)/(1)*100]	70%	70%
6	Shortfall/Excess deposit (3-4)	Nil	Nil

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)



If No, Please mention the amount not deposited.

B. Withdrawals:

S. No.	Particulars	Financial Year 2022-23	Till date i.e. (31/03/2023)
1	Opening Balance of Designated BankAccount	773,833.04	Nil
2	Total Deposits	8,889,880.50	18,403,270
3	Total Amount withdrawn	6,954,127.60	15,693,684
4	Closing Balance	2,709,585.94	2,709,586

As specified in the Act, all the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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?
Cannot be ascertained as designated RERA bank account has not been maintained

If No, please provide the below details:-

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

C. Utilisation:

We certify that, M/s. Milind Madhukar Kamble and Manoj Suresh Nayak (AOP) has utilized the amounts withdrawn from Designated Bank Account towards project cost only, as specified in the Act cannot be ascertained as designated RERA bank account has not been maintained

If No, please provide the below details:-

S. No.	Date	Amount not utilized for Project Cost
1		Nil

D. Any Qualifications/Observations of CA:

1	The commencement date of the project is considered as per RERA Certificate issued by Maha RERA (i.e., 24th August, 2017)
2	The Promoter does not maintain 70% Designated Account, thus total amount deposited in Table A point 4 is taken as Nil
3	The Shortfall in deposits as being reflected in Table A point 6 is due to not maintainance of RERA designated bank account by the promoter - Nil

For DIVYA ANIL JAIN
Chartered Accountant

DIVYA
ANILKUMAR JAIN

Digitally signed by DIVYA
ANILKUMAR JAIN
Date: 2023.08.25 13:43:04
+05'30'



CA DIVYA JAIN

M.No. 152716

Date : 25-08-2023

Place: THANE

UDIN :- 23152716BGWHRV8054