



**Nilesh A. Patki & Associates**  
**Chartered Accountants**

**Nilesh A. Patki**  
**B.Com, F.C.A.**

002, Harshika Residency, Opp. Nandanvan Garden, Hendrepada Road, Badlapur (W). 421503  
Email ID- [pna1976@yahoo.co.in](mailto:pna1976@yahoo.co.in) Tel No.- 02512677126 Mobile no.- 9820335929

**ANNEXURE F**  
**FORM 5**  
**(See Regulation 4)**  
**ANNUAL REPORT ON STATEMENT OF ACCOUNTS**  
**CHARTERED ACCOUNTANTS CERTIFICATE**

To,

To,

SAI DEVELOPERS,  
SURVEY NO.26, HISSA NO.2A, PLOT NO.9, VILLAGE-SHIRGAON,  
BADLAPUR (E), TALUKA-AMBERNATH, DIST.-THANE-421503

**SUBJECT:** Report on Statement of Accounts on project fund utilization and withdrawal by  
Sai Developers for the period from 01.04.2022 to 31.03.2023 with respect MahaRERA Regn.  
Number P51700048202

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 Sai Developers for the period ended 31.03.2023 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                          | 35,00,000            | 35,00,000                        |
| 2.     | % of amount to be deposited as per act                         | 70%                  | 70%                              |
| 3.     | Amount to be deposited as per act (1*2)                        | 24,50,000            | 24,50,000                        |
| 4.     | Total amount deposited in the Designated Bank Account          | 35,00,000            | 35,00,000                        |
| 5.     | % of Amount deposited in Designated Bank Account [(4)/(1)*100] | 100%                 | 100%                             |
| 6.     | Shortfall/(Excess) deposit (3-4)                               | (10,50,000)          | (10,50,000)                      |

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

If No. Please mention the amount not deposited





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### B. Withdrawals

| Sr.No. | Particulars                                | For this Fiscal Year | Total for this project till date |
|--------|--------------------------------------------|----------------------|----------------------------------|
| 1.     | Opening Balance of Designated Bank Account | 0                    | 0                                |
| 2.     | Total Deposits                             | 30,61,000            | 30,61,000                        |
| 3.     | Total amount withdrawn                     | 26,50,000            | 26,50,000                        |
| 4.     | Closing Balance                            | 4,10,999             | 4,10,999                         |

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

If No, Please provide the below details :-

| Sr.No. | Date of Withdrawal | Amount of Excess withdrawals |
|--------|--------------------|------------------------------|
| 1.     | -----NIL-----      | -----NIL-----                |

### C. Utilisation

I/We certify that, the S R Developers 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:-

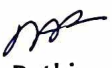
| Sr.No. | Date          | Amount not utilized for project cost |
|--------|---------------|--------------------------------------|
| 1.     | -----NIL----- | -----NIL-----                        |

### D. Any Qualifications / Observation of CA

|   |  |
|---|--|
| 1 |  |
| 2 |  |
| 3 |  |
| 4 |  |

Yours Faithfully,

For Nilesh A Patki and Associates  
Chartered Accountants

  
Nilesh A Patki  
Proprietor  
Membership No.: 116262  
Firm Reg. No. 141724W  
Date: 29/09/2023  
Place: Badlapur  
UDIN :- 23116262 B6XOKY9397



Agreed and accepted by  
Signature of Promoter Name: Sai Developers  
Date: 29/09/2023

**For SAI DEVELOPERS**



Partner

Partner

Partner