



N L Bhakare & Associates
Chartered Accountants

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Annexure F
FORM 5
(See Regulation 4)

ON THE LETTER HEAD OF CHARTERED ACCOUNTANTS
WHO IS ANNUAL AUDITOR OF THE PROMOTERS COMPANY/FIRM)
ANNUAL REPORT ON STATEMENT OF ACCOUNTS

Date : 02/03/2024

To,
DIVINE PROPERTIES
DIVINE FLORINA
GAT NO 452/1/1, OPP SAIN NATH HOSPITAL
PCMC, PUNE - 412005

Subject : Report on Statement of Accounts on project fund Deposit, utilization and withdrawal by
DIVINE PROPERTIES for the period from 11/10/2022 to 31/03/2023
with respect to MahaRERA Regn Number P52100047198

- 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.
- I 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.
- I hereby confirm that I have examined the prescribed registers, books and documents, and the relevant records of DIVINE PROPERTIES for the period ended 31/03/2023 and hereby certify that :

A. Deposits:

		For this Fiscal Year	Total for this project till date
1	Total amount collected from allottees	17,93,000	17,93,000
2	% of amount to be deposited as per act	70.00%	70.00%
3	Amount to be deposited as per act (1*2)	12,55,100	12,55,100
4	Total Amount deposited in designated Bank Account.	9,35,100	9,35,100
5	% of amount to be deposited in designated Bank Account. [(4)/(1)*100]	52.15%	52.15%
6	Deposit (3-4) <i>short</i>	3,20,000	3,20,000

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 / No)

Yes	✓
No	

If No, Please mention the amount not deposited

B. Withdrawals

		For this Fiscal Year	Total for this project till date



1	Opening Balance of Designated Bank Account.	-	-
2	Total Deposit	9,35,100.00	9,35,100.00
3	Total Amount withdrawn	7,86,344.40	7,86,344.40
4	Closing Balance	1,48,755.60	1,48,755.60

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Accounts were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting period?(Yes/No)

Yes	✓
No	

If No, Please Provide the below details:-

Sr No	Date of Withdrawal	Amount of Excess Withdrawals
1		

C. Utilisation

I/We certify that, the DIVINE PROPERTIES has utilized the amount withdrawn from designated bank account toward project cost only, as specified in the act.

If No, Please Provide the below details:-

Sr No	Date	Amount not utilised for the Project Cost
1		

D. Any Qualifications / Observations of CA

1	In Table A - Deposits Sr No 4, The amount other than Allottees amount, not been considered/mentioned.
2	Amount Collected from Allottees for which flat/Transaction Cancellation effected in Books, Not been Considered, The Reconciliation for the same has been kept for records.
3	In Table C - Withdrawals of the Promoters Fund Contribution from the project Designated Account, has not been considered as amount not utilised for the Project Cost because of Promoters Fund Contribution Outstanding in Books of Account.
5	The Event Occurring after Balance Sheet Date and having Material relevance towards the Audit same has been considered.
6	The Compliance of RERA Act, is of the Responsibility of Firm and the Management, our Responsibility is limited to, Obtaining Necessary Data/Information/Documents Relevant the Figures/Data contained in the Form 5.
7	Whenever the external evidences are not available, I have relied upon the explanation/information provided by the management of the firm.

For N L Bhakare and Associates
Chartered Accountants

CA Navnath L Bhakare
Proprietor

M. No. : 170518

FRN : 153236W

UDIN- 24170518BJ222

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For DIVINE PROPERTIES

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Partner

25th Mar 2024

Date : 02/03/2024

Place : Pune