



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

To

Mrs. Kirti Babu Mhatre,

House no. 82, Sector - 20,
Kokan Bhavan, CBD-Belapur ,
Navi Mumbai (M Corp.) Thane - 400614.

SUBJECT: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by **Mrs. Kirti Babu Mhatre, (promoter of the project "Gurumauli Residency")** for the period from **17/10/2022 to 31/03/2023** with respect to MahaRERA Regn Number - **P52000047279**.

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 **Mrs. Kirti Babu Mhatre (promoter of the project "Gurumauli Residency")** for the period ended **31/03/2023** and hereby certify that:

A. Deposits:

S. No.	Particulars	From 17/10/2022 till 31/03/2023	Till date i.e. (31/03/2023)
1	Total amount collected from allottees	28,00,000	28,00,000
2	% of amount to be deposited as per act	70%	70%
3	Amount to be deposited as per act (1*2)	19,60,000	19,60,000
4	Total amount deposited in the Designated Bank Account	19,63,000	19,63,000
5	% of amount deposited in the Designated Bank Account [(4)/(1)*100]	70.11%	70.11%
6	Shortfall/Excess deposit (3-4)	(3,000)	(3,000)

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, however an amount of Rs. 3000 was deposited as an account opening compliance.

If No, Please mention the amount not deposited.



B. Withdrawals:

S. No.	Particulars	From 17/10/2022 till 31/03/2023	Till date i.e. (31/03/2023)
1	Opening Balance of Designated Bank Account	-	-
2	Total Deposits	19,63,000	19,63,000
3	Total Amount withdrawn	6,32,769	6,32,769
4	Closing Balance	13,30,231	13,30,231

As specified in the Act, all the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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/~~No~~)

If No, please provide the below details:-

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

C. Utilisation:

We certify that, **Mrs. Kirti Babu Mhatre** 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:-

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

D. Any Qualifications/Observations of CA:

1	The project's commencement date is established in accordance with the RERA Certificate issued by MahaRERA, dated October 17th, 2022 .
2	The Total funds collected from allottees have been derived from the unaudited books of accounts, as presented by the management of the promoter. On a comprehensive assessment of the promoter's books of accounts, it has come to light that the promoter is adhering to the stipulation of maintaining a distinct Designated RERA Bank account for the project in GP Parsik Sahakari Bank Ltd bearing account number 023/4406, as mandated by Section 4(2)(1)(D) of the Act.

For M/s Gaurav S Rajpal & Co.
Chartered Accountant
FRN :-159009W

CA Gaurav S Rajpal
M.No. 618490
Date : 07-12-2023
Place: Navi Mumbai
UDIN :- 23618490BGZXE6492