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CMRS & ASSOCIATES LLP
CHARTERED ACCOUNTANTS

Formerly Known as CHANDRAKANT G DOSHI & CO.

FORM 5
ANNUAL REPORT ON STATEMENT OF ACCOUNTS

To,
Jhamtani Realty Private Limited
Survey No 17/2, Aundh-Ravet Road,
Rahatani, Pune, 411017

Subject: Report on Statement of Accounts on Project fund utilization and withdrawal by **ACE AURUM III TOWER 01** for the period 01/04/2022 to 31/03/2023 with respect to MahaRERA Registration number: **P52100026571**

- 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 company, during the course of our audit, which in our opinion are necessary for the purpose of this certificate.
- 3 We hereby confirm that we have examined the prescribed registers, books and documents, and the relevant records of Jhamtani Realty Private Limited for the period ended 31/03/2023 and hereby certify that:

A. Deposits:

S. No.	Particulars	For this Fiscal Year	Total for this project till date
1	Total Amount Collected from Allottees	5,31,99,832	8,41,06,070
2	% of Amount to be deposited as per act	70%	70%
3	Amount to be deposited as per Act (1*2)	3,72,39,882	5,88,74,249
4	Total Amount Deposited in the Designated Bank Account	4,13,36,616	6,31,71,554
5	% of Amount deposited in Designated Bank Account $[(4)/(1)*100]$	78%	75%
6	Excess deposit(4-3)	40,96,734	42,97,305

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, money collected from Allottees of the project units amount to Rs. 4,13,36,616 has been deposited into Designated Bank Accounts.



B. Withdrawal:

S. No.	Particulars	For this Fiscal Year	Total for this project till date
1	Opening Balance of Designated Bank Account	-	-
2	Total Deposits	4,13,36,616	6,31,71,554
3	Total Amount Withdrawn	4,13,36,616	6,31,71,554
4	Closing Balance	-	-

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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, All the amounts withdrawn during the year from RERA Bank account were within the withdrawal limit as certified under Form-3 issued during the year.

C. Utilisation

We certify that, the Mr. Anup Jhamtani has utilized the amounts withdrawn from designated bank account towards project cost only as specified in the act.

D. Any Qualification/ Observations of CA

1	Total Amount collected from Allottees Rs. 8,47,86,358 as per Form-3 and as per form 5 it is Rs. 8,41,06,070. The differential amount represents the TDS portion in advances received.
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The above certificate is issued based on the documents/information made available to us.

For,
CMRS & Associates LLP
(Formerly known as Chandrakant G Doshi & Co.)

For
Jhamtani Realty Private Limited



CA. Rishi V. Lodha
(Partner)

M. No. 135610

Firm Reg. No. 101678W/W100068

Place: Pimpri, Pune.

Date: 25/12/2023

UDIN: 23135610BGUWBI1807





Anup Jhamtani
(Director)