



PARAG PATWA & ASSOCIATES
Chartered Accountants

CERTIFICATE NO. 39/2018-19

To
Landmark Ventures
12, Priyadarshani,
725/26 Budhwar Peth,
Pune - 411002

Subject : Report on Statement of Accounts on project fund utilization and withdrawal by Landmark Ventures for the period from 19.08.2017 to 31.03.2018 with respect to project registered under MahaRERA Act, 2017 bearing Regn No. P52100008527 in respect of RERA A/c No. 105004180002916 with The Shamrao Vitthal Co-operative Bank, Deccan Gymkhana Branch, Pune

1. Purpose :

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. Management Responsibility :

The creation and maintenance of the accounting and other records and supporting its contents is solely the responsibility of the management of the firm.

The firm's management is also responsible for ensuring that the firm complies with the requirements of Real Estate (Regulation and Development) Act and to provide for all the relevant information to Maharashtra Real Estate Regulatory Authority.

The firm's management is also responsible for providing the total estimated cost of the project based on which percentage completion has been worked out as reported herein below. We do not vouch for accuracy of the figure of estimated cost, being in the nature of estimation. We are prohibited by clause 3 of the second schedule of code of Ethics of the Institute of Chartered Accountants of India to certify the estimates.

3. Auditor's Responsibility :

It is our responsibility to report based on our examination of the matters with reference to the books of accounts, other records and documents of the firm for the period from 19.08.2017 to 31.03.2018 and circular/ notifications issued by Maharashtra Real Estate regulatory authority from time to time.



We have conducted our examination in accordance with the guidance note on Reports and Certificates for special purpose issued by the ICAI. The guidance note requires that we comply with the ethical requirements of the code of ethics issued by the ICAI.

4. Opinion :

4.1 We have obtained all necessary information and explanation from the firm, during the course of our audit, which in our opinion are necessary for the purpose of this certificate.

4.2 Based on our examination and information provided by the management of the firm, we hereby certify that

- (i) M/S. Landmark Ventures have completed 54.51% of the project titled Lantana Court MahaRERA Reg No. P52100008527 located at 36/2, Mohammadwadi, Haveli, Pune 411060
- (ii) Amount collected during the year in RERA A/c for this project is Rs. Nil and amounts collected in RERA A/c till 31.03.2018 is Rs. Nil.
- (iii) Amount withdrawn during the year from RERA A/c for this project is Rs. Nil and amount withdrawn from RERA A/c till 31.03.2018 is Rs. Nil.

4.3 We further certify that the Landmark Ventures has not collected any amount during the period for the project and accordingly has also not withdrawn any amount from the designated RERA bank account.

For **Parag Patwa & Associates**
Chartered Accountants
(Firm Reg. No. -107387W)



(CA Parag Patwa)
Partner
M.No. 041529

Place : Pune
Date : 21/12/2018

