



DINESH SONAWANE & CO.

CHARTERED ACCOUNTANTS

F-14, First Floor, Suyojit Sankul, Near Rajiv Gandhi Bhavan,
Sharanpur Road, Nashik - 422 002 Contact : 94234 74605
E-mail - ca.dineshms@yahoo.in, ca.dineshms@gmail.com

FORM-5

(See Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS CHARTERED ACCOUNTANT'S CERTIFICATE

To,
M/s Jaap Builders (Prop. Atul A. Nerpagar)
11, Kasturi Park, Bankar Mala, Kathe Galli,
Dwarka, Nashik - 422 011

Subject : Report on Statement of Accounts on project fund deposit, utilization and withdrawal by the **M/S JAAP BUILDERS (Prop. Atul A. Nerpagar)** for the period from **01/04/2023** to **31/03/2024** with respect to MahaRERA Regn. Number **P51600028961**.

This certificate is issued in accordance with the provisions of the Real Estate (Regulation & Development) Act, 2016 read along with the

1. Maharashtra Real Estate (Regulation & 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 the purpose of this certificate.
3. We hereby confirm that we have examined the prescribed register, books and documents, and the relevant records of **M/s JAAP BUILDERS (Prop. Atul A. Nerpagar)** for the period ended **31.03.2024** and hereby certify that :

A Deposits :

Amount Rs.

Sr. No	Particulars	For this Fiscal Year	Total for this project till date (31.03.2024)
1	Total amount collected from Allottees	2,54,23,400.00	10,55,04,000.00
2	% of amount to be deposited as per the Act	70%	70%
3	Amount to be deposited as per the Act (1*2)	1,77,96,380.00	7,38,52,800.00
4	Total amount deposited in the designated bank Account	1,79,71,380.70	7,63,99,571.50
5	% of amount deposited in the designated bank Account (4/1*100)	70.69	72.41
6	Shortfall / Excess Deposit (3-4)	(1,75,000.70)	(25,46,771.50)

Amount collected / deposited at Sr. No. 1 & 2, shall not include pass through charges and indirect taxes.

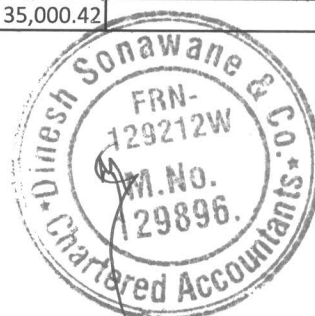
Has the required proportion of money collected from the allottees of the project units, as specified in the act, deposited in the designated RERA bank account? - **YES**

If no please mention the amount not deposited - **NOT APPLICABLE**

B Withdrawals :

Amount Rs.

Sr. No	Particulars	For this Fiscal Year	Total for this project till date (31.03.2024)
1	Opening Balance of designated bank account	1,30,28,156.27	-
2	Total Deposits	1,79,71,380.70	7,63,99,571.50
3	Total Amount withdrawn (including Bank Charges)	3,09,64,536.55	7,63,64,571.08
4	Closing Balance	35,000.42	35,000.42



As specified in the act, all the amounts withdrawn during the year from RERA bank account were within the withdrawal limit as specified under the relevant form 1, form 2 and form 3 issued during the reporting period ? - YES

If No, Please provide the below details - NOT APPLICABLE

Sr. No.	Date of withdrawal	Amount of excess withdrawals

C Utilisation :

We certify that the **M/s JAAP BUILDERS (Prop. Atul A. Nerpagar)** has utilized the amount withdrawn from designated bank account towards project cost only, as specified in the act.

If No, Please provide the below details - NOT APPLICABLE

Sr. No.	Date	Amount not utilized for the project cost

D Any qualification / observations by CA :

Sr. No.	Qualification / Observation

Yours faithfully,

For Dinesh Sonawane & Co.
Chartered Accountants

FRN: 129212W

CA Dinesh M. Sonawane
Proprietor

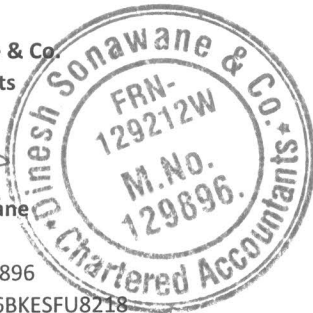
Membership No.: 129896

UDIN: 24129896BKESFU8218

Date: 22/08/2024

Place: Nashik

Agreed & Accepted by
For M/s Jaap Builders



JAAP BUILDERS

Atul Anil Nerpagar
Proprietor

Date: 22/08/2024

Place: Nashik

 Proprietor