

# JMS REALTY DEVELOPERS LLP

Plot No. 2380-SP Sector-46, Gurgaon Khandsa Road Gurgaon Gurgaon  
Haryana India 122001

## Provisional Balance Sheet as at 31st March, 2025

|                                    |         | (Amount in ₹)          |
|------------------------------------|---------|------------------------|
| FUND EMPLOYED/SOURCES OF FUND      | Note No | 31st March, 2025       |
| <b>I. CAPITAL EMPLOYED</b>         |         |                        |
| Partners Capital A/c               | 1       | 1,00,000.00            |
| Reserve & Surplus                  | 2       | (19,63,408.00)         |
| <b>(2) Non-current liabilities</b> |         |                        |
| Long-term borrowings               | 3       | 29,26,25,000.00        |
| <b>(3) Current liabilities</b>     |         |                        |
| Short-term borrowings              | 4       | 16,91,40,001.00        |
| Trade payables                     | 5       | 20,44,15,428.00        |
| Other current liabilities          | 6       | 1,05,46,299.00         |
| <b>Total</b>                       |         | <b>67,48,63,320.00</b> |
| <b>APPLICATION OF FUND</b>         |         |                        |
| <b>(1) Current assets</b>          |         |                        |
| Inventories                        | 7       | 67,11,08,320.00        |
| Trade receivables                  | 8       | -                      |
| Cash and cash equivalents          | 9       | -                      |
| Short-term loans and advances      | 10      | 37,50,000.00           |
| Other current assets               | 11      | 5,000.00               |
| <b>Total</b>                       |         | <b>67,48,63,320.00</b> |

Notes referred to above form an integral part of the Financial Statements.

For JMS REALTY DEVELOPERS LLP  
For JMS REALTY DEVELOPERS LLP

  
Designated Partner  
Partner

## JMS REALTY DEVELOPERS LLP

Plot No. 2380-SP Sector-46, Gurgaon Khandsa Road Gurgaon Gurgaon Haryana India  
122001

### Provisional Statement of Profit and Loss for the year ended 31st March, 2025

(Amount in ₹)

| Particulars                              | Note No.   | 31st March, 2025      |
|--|------------|-----------------------|
| Revenue from operations                  | 12         | -                     |
| <b>Total Revenue</b>                     | <b>A</b>   | <b>-</b>              |
| <u>Expenses:</u>                         |            |                       |
| Purchases of stock-in-trade              | 13         | -                     |
| Changes in inventories of finished goods | 14         | -                     |
| Employee benefit expense                 | 15         | -                     |
| Financial costs                          | 16         | 19,31,548.00          |
| Other expenses                           | 17         | 31,860.00             |
| <b>Total expenses</b>                    | <b>B</b>   | <b>19,63,408.00</b>   |
| <b>Profit before tax</b>                 | <b>A-B</b> | <b>(19,63,408.00)</b> |
| Tax expense:                             |            |                       |
| (1) Current tax                          |            | -                     |
| (2) Deferred tax                         |            | -                     |
| Profit from the period                   |            | <b>(19,63,408.00)</b> |
| Profit/(Loss) for the period             |            | <b>(19,63,408.00)</b> |

Notes referred to above form an integral part of the Financial Statements.

For JMS REALTY DEVELOPERS LLP  
For JMS REALTY DEVELOPERS LLP

  
PartneDesignated Partner

## JMS REALTY DEVELOPERS LLP

Plot No. 2380-SP Sector-46, Gurgaon Khandsa Road Gurgaon  
Gurgaon Haryana India 122001

### NOTES TO ACCOUNTS

**Note 1 :- Partners Capital A/c**

(Amount in ₹)

| Sr. No. | Particulars                                  | 31st March, 2025   |
|---------|--|--------------------|
| 1       | Partner's Capital Account : PUSHPENDER SINGH | 95,000.00          |
| 2       | Partner's Capital Account : MADHU SINGH      | 5,000.00           |
|         | <b>Total Capital</b>                         | <b>1,00,000.00</b> |

**Note 2 : Reserve & Surplus**

(Amount in ₹)

| Sr. No. | Particulars       | 31st March, 2025      |
|---------|-------------------|-----------------------|
| 1       | Reserve & Surplus | (19,63,408.00)        |
|         | <b>TOTAL</b>      | <b>(19,63,408.00)</b> |

**Note 3 : Long term borrowings**

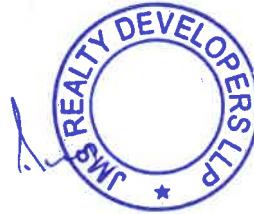
(Amount in ₹)

| Sr. No. | Particulars  | 31st March, 2025       |
|---------|--|------------------------|
| 1       | <b>SECURED</b><br>Capri Global Housing Finance Limited | 29,26,25,000.00        |
|         | <b>TOTAL</b>   | <b>29,26,25,000.00</b> |

**Note 4 : Short term borrowings**

(Amount in ₹)

| Sr. No. | Particulars                     | 31st March, 2025       |
|---------|---------------------------------|------------------------|
|         | <b>Unsecured</b>                |                        |
| 1       | Unsecured Loans From Others     | 5,02,00,001.00         |
| 2       | Jms Infra Build Private Limited | 11,89,40,000.00        |
|         | <b>TOTAL</b>                    | <b>16,91,40,001.00</b> |



**JMS REALTY DEVELOPERS LLP**  
**NOTES TO ACCOUNTS**

**Note 5 : Trade payables**

(Amount in ₹)

| Sr. No.      | Particulars  | 31st March, 2025       |
|--------------|--|------------------------|
| 1            | Total outstanding dues of micro enterprises and small enterprises:-                    | -                      |
| 2            | Total outstanding dues of creditors other than micro enterprises and small enterprises | -                      |
| 3            | Creditors Against Land Purchased   | 20,44,15,428.00        |
| <b>Total</b> |  | <b>20,44,15,428.00</b> |

**Note 6 : Other Current Liabilities**

-

| Sr. No.      | Particulars   | 31st March, 2025      |
|--------------|---|-----------------------|
| 1            | <b>Government &amp; Statutory Dues</b><br>Tds Payable | 29,09,011.00          |
|              | <b>Other Dues</b>                                     |                       |
| 1            | Interest Payable to Capri Global House                | 5,91,781.00           |
| 2            | Sumit Goenka Associates                               | 29,160.00             |
| 3            | Bank-ICICI Bank                                       | 70,16,347.00          |
| <b>Total</b> |   | <b>1,05,46,299.00</b> |

**Note 7 : Inventories**

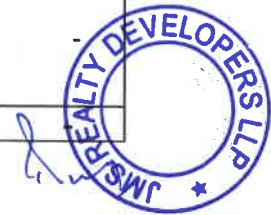
(Amount in ₹)

| Sr. No.      | Particulars | 31st March, 2025       |
|--------------|-------------|------------------------|
| 1            | WIP-Land    | 67,11,08,320.00        |
| <b>Total</b> |             | <b>67,11,08,320.00</b> |

**Note 8 : Trade Receivables**

(Amount in ₹)

| Sr. No.      | Particulars  | 31st March, 2025 |
|--------------|--|------------------|
| 1            | Total outstanding dues of micro enterprises and small enterprises:-                  |                  |
| 2            | Total outstanding dues of debtors other than micro enterprises and small enterprises |                  |
| <b>Total</b> |  |                  |



**JMS REALTY DEVELOPERS LLP**  
**NOTES TO ACCOUNTS**

**Note 9 : Cash And Bank Balances**

(Amount in ₹)

| Sr. No. | Particulars                             | 31st March, 2025 |
|---------|---|------------------|
| 1       | <b>Cash and cash equivalent</b>         |                  |
|         | Cash on hand                            | -                |
|         | <b>Sub total (A)</b>                    | -                |
| 1       | <b>Bank balances - current accounts</b> |                  |
|         | HDFC Bank                               | -                |
|         | <b>Sub total (B)</b>                    | -                |
|         | <b>Total [ A + B ]</b>                  | -                |

**Note 10 : Short Terms Loans And Advances**

(Amount in ₹)

| Sr. No. | Particulars   | 31st March, 2023    |
|---------|---------------|---------------------|
| 1       | Jaswant singh | 19,00,000.00        |
| 2       | Sarita Yadav  | 18,50,000.00        |
|         | <b>Total</b>  | <b>37,50,000.00</b> |

**Note 11: Other Current Assets**

(Amount in ₹)

| Sr. No. | Particulars                                | 31st March, 2025 |
|---------|--|------------------|
| 1       | Capital amount receivable from madhu singh | 5,000.00         |
|         | <b>Total</b>                               | <b>5,000.00</b>  |



**JMS REALTY DEVELOPERS LLP**  
**NOTES TO ACCOUNTS**

**Note 12 : Revenue from operations** (Amount in ₹)

| Sr. No. | Particulars  | 31st March, 2025 |
|---------|--------------|------------------|
| 1       |              | -                |
|         | <b>Total</b> | -                |

**Note 13 : Purchases of stock-in-trade** (Amount in ₹)

| Sr. No. | Particulars  | 31st March, 2025 |
|---------|--------------|------------------|
| 1       |              | -                |
|         | <b>Total</b> | -                |

**Note 14 : Changes in inventories of finished goods** (Amount in ₹)

| Sr. No. | Particulars  | 31st March, 2025 |
|---------|--------------|------------------|
| 1       |              | -                |
|         | <b>Total</b> | -                |

**Note 15 : Employment Benefit Expenses** (Amount in ₹)

| Sr. No. | Particulars  | 31st March, 2025 |
|---------|--------------|------------------|
| 1       |              | -                |
|         | <b>Total</b> | -                |



**JMS REALTY DEVELOPERS LLP**  
**NOTES TO ACCOUNTS**

**Note 16 : Financial cost**

(Amount in ₹)

| Sr. No. | Particulars       | 31st March, 2025    |
|---------|-------------------|---------------------|
| 1       | Bank Charges      | 12,74,014.00        |
| 2       | Interest Expenses | 6,57,534.00         |
|         | <b>Total</b>      | <b>19,31,548.00</b> |

**Note 17 : Other expenses**

(Amount in ₹)

| Sr. No. | Particulars           | 31st March, 2025 |
|---------|-----------------------|------------------|
| 1       | Professional Expenses | 31,860.00        |
|         | <b>Total</b>          | <b>31,860.00</b> |



**JMS REALTY DEVELOPERS LLP**  
**NOTES TO ACCOUNTS**

| <i>Sub Note 4.1 Unsecured Loans From Others</i> |                                     | (Amount in ₹)         |
|---|-------------------------------------|-----------------------|
| Sr. No.   | Particulars                         | 31st March, 2025      |
| 1   | Aditi Mittal                        | 5,00,000.00           |
| 2   | Aditya Nathani                      | 6,00,000.00           |
| 3   | Arvind Asthana                      | 5,00,000.00           |
| 4   | Asha Verma                          | 35,00,000.00          |
| 5   | Deepak Kumar                        | 5,00,000.00           |
| 6   | Jeet Singh                          | 90,00,001.00          |
| 7   | Kanchan Dudeja                      | 17,50,000.00          |
| 8   | Monika Dhingra                      | 10,00,000.00          |
| 9   | Nagar                               | 6,00,000.00           |
| 10  | Poonam Yadav D O Rohitashwa Yadav   | 85,00,000.00          |
| 11  | Prakhar Rohtagi                     | 10,00,000.00          |
| 12  | Pravesh Dahiya                      | 28,00,000.00          |
| 13  | Rachna Yadav                        | 15,00,000.00          |
| 14  | Rajender Parsad                     | 10,00,000.00          |
| 15  | Ram Rati Yadav W/o Rakesh Yadav     | 15,00,000.00          |
| 16  | Rashmi Mudgil                       | 10,00,000.00          |
| 17  | Rudram                              | 15,00,000.00          |
| 18  | Saloni Hans                         | 25,00,000.00          |
| 19  | Sandeep Kumar SO Omprakash          | 35,00,000.00          |
| 20  | Sandeep Puri                        | 1,00,000.00           |
| 21  | Sandeep Verma                       | 17,50,000.00          |
| 22  | Satender Pathak                     | 4,00,000.00           |
| 23  | Sheetu Kaul                         | 10,00,000.00          |
| 24  | Subhadra Sharma, Vinod Kumar Sharma | 2,00,000.00           |
| 25  | Tarun Gandhi                        | 10,00,000.00          |
| 26  | Vikas Yadav                         | 5,00,000.00           |
| 27  | Vinod Kumar                         | 25,00,000.00          |
| <b>TOTAL</b>                                    |                                     | <b>5,02,00,001.00</b> |

