



## Annexure C

Chartered Accountants Certificate <sup>3</sup>		
<b>Report for quarter ending</b>		October, 2021 to December, 2021
<b>Subject</b>		Certificate for withdrawal of money from separate RERA account
1.	I/ we have undertaken assignment as Chartered Accountant for certifying withdrawal of money from separate RERA account.	
<b>Sr. No.</b>	<b>Particulars</b>	<b>Information</b>
1.	Project/phase of the project	Group Housing
2.	Location	Ganaur, Sonipat
3.	Licensed area in acres	5.00
4.	Area for registration in acres	5.00
5.	HARERA registration no.	HRERA - PKL - SNP - 258 - 2021
6.	Name of licensee	RAMA KRISHNA BUILDWELL PRIVATE LIMITED
7.	Name of collaborator	NA
8.	Name of developer	RAMA KRISHNA BUILDWELL PRIVATE LIMITED
9.	Estimated cost of real estate project	5526
2.	<b>Details related to inspection are as under</b>	
1.	Date of certifying withdrawal of money from separate RERA account.	14/01/2022
2.	Name of chartered accountant firm/ individual	SINGHAL GARG & ASSOCIATES
3.	I certify withdrawal of money from separate RERA account for the aforesaid project as completed on the date of this certificate is as given in table A and table B below;	
4.	This certificate is being issued as per the requirement of compliance in accordance with the Real Estate (Regulation and Development) Act, 2016/ the Haryana Real Estate (Regulation and Development) Rules, 2017 by the company for the project/phase under reference and is based on the records and documents produced before me and explanations provided to me by the management of the company; it is based on the verification of books of accounts and other related documents till (date: <u>14/01/2022</u> )	
5.	Further to above, based upon our examination of books of accounts and related records, it is confirmed that no amount has been withdrawn except for payment towards construction/ development, land cost and statutory dues/ charges. All statutory approvals as applicable on promoter are also valid on date.	
Date:	14/01/2021	<p style="text-align: center;">Yours faithfully, For Singhal Garg &amp; Associates Chartered Accountants Firm Registration No. 0011231N</p> <p style="text-align: center;">(CA Pawan Singhal) No. 090142</p>
Place:	NEW DELHI	
For (name of CA firm) :	SINGHAL GARG & ASSOCIATES	
Partner/ proprietor Membership no. :	CAPAWAN SINGHAL (Partner) 090142	
UDIN:	22090142AAAAAQ3921	

**MASTER ACCOUNT RELATED CERTIFICATION BY THE CHARTERED ACCOUNTANT IN COMPLIANCE OF SECTION 4(2)(1)(D) OF THE REAL ESTATE (REGULATION AND DEVELOPMENT) ACT, 2016**

Master Account No.	76790200000562
Name of the Bank	Bank of Baroda
Period under Report	1st September, 2021 to 31st December, 2021

Details of Receipt in Master Account				
Sr. No.	Date	Name of the allottee	Amount	Against Unit
1.	-	Nil	0.00	0.00
Total Funds realised from allottees			xxx	xxx

Sr. No.	Particulars	Amount (Rupees in Lacs.)
1.	Total amount received in the master account	NIL
2.	Share of separate RERA account (70% of the amount received in the master account) <b>*NOTE: Company do not have separate RERA account for transfer of 70% of Total receipts. Company Uses one common account as a master account and Separate RERA ACCOUNT.</b>	NIL
3.	Share of free account (30% of the amount received in the master account)	NIL

- I/We hereby verify the receipts in the master account during the period under report as mentioned above.
- It is to certify that no money receipts from the allottees have been received any other account as per undertaking given by the promoter.
- It is to certify that this master account is free from any charge or encumbrances.
- It is also certified that the amount received in the master account from the allottee has been credited in the respective ledger of the allottee against the unit allotted to him.

Seal and Signature of CA



**SEPARATE RERA ACCOUNT RELATED CERTIFICATION BY THE CHARTERED ACCOUNTANT IN COMPLIANCE OF SECTION 4(2)(XD) OF THE REAL ESTATE (REGULATION AND DEVELOPMENT) ACT, 2016**

Separate RERA Account No .	76790200000562
Name of the Bank	Bank of Baroda
Period under Report	1st September, 2021 to 31st December, 2021

Details of Receipt in the Sep arate RERA Account from Master Account		
Sr. No.	Date of transfer in RERA account	Amount transferred
	NIL	
	Total funds transferred from Master Account	

Sr. No.	Particulars	Amount (Rupees in Lacs.)
1.	Total amount received in the master account during the period under report	NIL
2.	Share of separate RERA account (70% of the amount received in the master account)	NIL
3.	Total funds received in separate RERA account	N/A
4.	Is there any difference between Sr. No. 2 and 3	N/A
5.	If yes reason thereof	N/A

- I/We hereby verify the receipts in the separate RERA account during the period under report as mentioned above.
- It is to certify that this separate RERA account is free from any charge or encumbrances.
- We hereby inform that the company do not have separate RERA account. Company uses one common account as a Master Account and Separate RERA Account.

Seal and Signature of CA



**EXPENDITURE OUT OF SEPARATE RERA ACCOUNT RELATED CERTIFICATION BY THE CHARTERED ACCOUNTANT IN COMPLIANCE OF SECTION 4(2)(D) OF THE REAL ESTATE (REGULATION AND DEVELOPMENT) ACT, 2016**

Separate RERA Account No.	76790200000562
Name of the Bank	BANK OF BARODA
Period under Report	1st October, 2021 to 31st December, 2021

Details of withdrawal from Separate RERA Account						
Sr. No.	Date of withdrawal RERA account	Percentage of completion of project	Authorized withdrawal	Amount already withdrawn	Balance withdrawal limit	Whether amount withdrawn is less than balance withdrawal limit
1.	2.	3.	4.	5.	6.	7. (7 > 2)
			NIL	NIL	NIL	

Sr. No.	Particulars	Amount (Rupees in Lacs.)
1.	Total funds withdrawn	NIL
2.	Total withdrawal limit at the end of the reporting period	NIL
3.	Whether the total withdrawn funds from separate RERA account so far is less than or equal to total withdrawal limit at the end of the reporting period	-
4.	If yes reason thereof	-
<ul style="list-style-type: none"> <li>I/We hereby verify the withdrawals from the separate RERA account have been as per the requirement of section 4(2)(D) i.e. all withdrawals have been made only after certificate from engineer, architect and chartered accountant.</li> <li>It is to certify that the withdrawals out of this separate RERA account have been made in proportion to completion of project.</li> <li>It is further certified that withdrawals have been against reimbursement of expenditure incurred on proportionate land cost and cost of construction.</li> </ul>		

Seal and Signature of CA





# FINANCIAL STATEMENT IN RESPECT OF VIABILITY OF THE PROJECT

<b>Name of the Project</b>	<b>GROUP HOUSING</b>
<b>Name of the Promoter</b>	<b>RAMA KRISHNA BUILDWELL PRIVATE LIMITED</b>
<b>Period under Report</b>	<b>1st October 2021 to 31st December 2021</b>

<b>Financial viability of the project at the end of the reporting period [INR (In Lacs)]</b>			
<b>1.</b>	<b>Net expected gain/profit</b>		
	<b>Sr. No.</b>	<b>Description</b>	<b>Details</b>
	1.1	Total estimated cost of the project	5526
	1.2	Total estimated sales proceeds	6300
	1.3	Net expected gains/profit, keeping in view the market trends. (1.2-1.1)	774
<b>2.</b>	<b>Estimated cost details for completion of the project</b>		
	2.1	Cost incurred at the end of the reporting Period.	2160
	2.2	Estimated cost to be incurred for completion of the project	2640
<b>3.</b>	<b>Estimated receivables of the project at the end of reporting period</b>		
	3.1	Amount collected at the end of the reporting period	0
	3.2	Amount to be collected from the existing allottees	Nil
	3.3	Value of unsold inventory (at cost)	5270
<b>4</b>	<b>Total receivable of the Project at the end of the reporting period</b>		
	Total of (3.2+3.3)		
<b>5.</b>	<b>Arrangement of funds required for completion of the project</b>		
	5.1	Equity by promoter	5526
	5.2	Loan	-
	5.3	Advances	-
	5.4	Any other debt or equity sources	-
	5.5	Other funding if any	-
<b>6.</b>	<b>Gap in the funding</b>		NIL
<b>7.</b>	<b>Plan to bridge the gap in funding</b>		NIL



Seal and Signature of CA