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S A T AND COMPANY

CHARTERED ACCOUNTANTS

HD-7 2nd Floor Pitampura, North West Delhi, Delhi-110034

TO WHOM SO EVER IT MAY CONCERN

RERA REGISTRATION No. 140-2019

RERA TEMP ID: 555-2019

PROJECT NAME: USHAY TOWER

This is to certify that Pardesi Developers Pvt. Ltd.(Formerly Known as CMD Pardesi Developers Pvt. Ltd.) have been granted License No. 126-128 of 2007 dated 27.02.2007 for setting up of Residential Group Housing Colony over an area measuring 14.15 acres in Sector-61, Sonipat. The said certificate is issued on request of the Promoters for submission and compliance at Haryana Real Estate Regulatory Authority at Panchkula.

Based on the books of accounts produced before us for verification & information and explanation supplied to us for the period 1st April, 2022 to 30th June, 2022, the below is certified that:

Cash Inflow		
S.No.	Cash Inflow	Amount
		(In Lakhs)
1	Opening Balance as on 01/04/2022	0.52
2	Amount collected from allottees against booked plots and/or apartments in respect of which OC has been received	100.50
3	Amount collected from allottees against booked plots and/or apartments in respect of which OC has not been received	31.00
4	Amount Received in respect of sale of flats during the period	100.00
5	Amount availed from the bank/financial institutions	-
6	Amount contributed by the promoters/his associates	153.45
7	Amount Availed through unsecured loans	37.50
8	Amount received against avances given	-

9	Rental Income	-
10	Any other receipt	234.31
	Total(2+3+4+5+6+7+8+9+10)	656.76

Cash Outflow		
S.No.	Cash Outflow	Amount (In Lakhs)
1	Land	-
2	Cost of construction of apartments	49.57
3	Cost of infrastructure & other structure	17.28
4	Other costs including EDC, taxes, etc	5.57
5	Repayment of Loans	106.52
6	Amount Repaid to Promoters/his associates	214.30
7	Repayment of loan taken from Financial Institutions	-
8	Bookings Cancelled during the period	261.00
9	Cash Withdrawn	-
10	Amount transferred to other banks & held in banks as on 30/06/2022	-
	Total	654.24
	Balance	3.04

Escrow Account (A/C No.: 0391000000002363) As per Rep - I Part D		
S.No.	Information relating to Escrow Account	Amount (In Rs. Lakhs)
1	Opening balance as on 01/04/2022	0.52
2	Amount deposited in Escrow Account	656.76
3	Amount withdrawn during the period	654.24
4	Balance as on 30/06/2022	3.04

This Certificate is issued without any financial commitment to any bank or financial institution, by whatever name called.

SAT AND COMPANY
(CHARTERED ACCOUNTANTS)
CA PARAS SINGH



MEMBERSHIP NO. 573092

UDIN:- 24573092BKHHJR4475/12.02.2024

DATE: 12th February 2024

PLACE: DELHI