

R S P H & Associates

Chartered Accountants

Office No.48, 5th Floor JITO Business Bay, Near Kotak Mahindra Bank,
Opp. Hotel Sandip Mahamarg, Mumbai Naka, Nashik 422002.



FORM 6
[See Section 4(2)(1)(D)]
ANNUAL REPORT ON STATEMENT OF ACCOUNTS

To,
The Designated Partner,
Manas Landmarks LLP,
Plot No.22/B, Ground Floor Flat No.1,
Happy Home Apts La-Campala Colony,
Miramar, Panaji Goa-403001.

Subject: Report on Statement of Accounts on project “CASA SALVADOR” fund utilization and withdrawal by “MANAS LANDMARKS LLP” for the period from 09/11/2022 till 31/03/2023 with respect to the Project bearing Goa RERA Reg. Number: **PRGO11221817**.

1. This certificate is issued in accordance with the provisions of the Real Estate (Regulation and Development) Act, 2016 read along with the Goa 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. 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 registers~~, books and documents, and the relevant records of “MANAS LANDMARKS LLP” for the period ended 31/03/2023 and hereby certify that:

i. The MANAS LANDMARKS LLP have completed **31.14%** till 31/03/2023 of the project titled “CASA SALVADOR” bearing Goa RERA Reg. No. PRGO11221817 located at Near Highland Villas, Sy. No.70/0, Salvador Do Mundo, Bardez Goa, Salvador Do Mundo, North Goa.

ii. Amount collected during the period from 09/11/2022 till 31/03/2023 for this project in designated Bank A/c Rs. 8,46,95,238.00, in other than designated Bank A/c Rs.35,25,000.00, Total-Rs.8,82,20,238.00 and amounts collected till date i.e., Up to 31/03/2023 is Rs. Rs.8,82,20,238.00.

iii. Amount withdrawn during the period from 09/11/2022 till 31/03/2023 for this project from designated Bank A/c Rs. 8,11,94,898.00, from other than designated Bank A/c Rs.35,25,000.00, Total Rs.8,47,19,898.00, and amounts withdrawn till date i.e., Up to 31/03/2023 Rs. 8,47,19,898.00.

4. We certify that **MANAS LANDMARKS LLP** has utilized the amounts collected for “**CASA SALVADOR**” only for that project and the withdrawal from the designated bank account of the said project has been in accordance with the proportion to the percentage of completion of the project. **[See Note No. III]**. *As per CA certificate produced before us, Net Amount which can be withdrawn from designated bank account is Rs.6,45,24,824.00 and amount withdrawn/utilized as on 31.03.2023 from the designated bank account is Rs.8,11,94,898.00. However, the expenditure incurred on the project is more than total amount collected from the customers till 31.03.2023.*

Yours Faithfully,
For R S P H & Associates
Chartered Accountants
FRN: 0003013N



CA Paresh P. Sabadra
Designation: Partner
M No.:119544
UDIN: 23119544BGUOYV2736
Place: Nashik
Date: 13.12.2023

Notes to Annual Report:

- I. We have conducted our engagement and examination in accordance with standards on Auditing, Guidance Note on Reports and Certificates for special purposes and other applicable authoritative pronouncements issued by the Institute of Chartered Accountants of India. We confirm our compliance to all such applicable pronouncements and with the ethical requirements of the Code of Ethics issued by the Institute of Chartered Accountants of India.
- II. It is the primary responsibility of the management of MANAS LANDMARKS LLP to prepare, produce and maintain all accounting and other relevant supporting records and documents required for the purpose of this certificate. This responsibility includes the design, implementation and maintenance of necessary and appropriate internal control commensurate with the nature and size of entity.

- III. As per information obtained from the management, the amounts withdrawn from the designated bank account are utilized towards project cost only. While certifying on utilization, we have relied on the expenditure as per books of accounts produced before us which shows that the expenditures incurred on the project are more than total amount collected from the customers till the end of financial year on cumulative basis.
- IV. Estimated cost for the calculation of percentage of completion of project is taken as latest provided by the Management.
- V. Percentage of completion is calculated as per total actual cost incurred as per books of accounts divided by the total estimated cost to complete the project as latest provided by the Management.
- VI. The promoter has obtained registration of project under Goa RERA dated 09/11/2022, accordingly the report is issued.

