



# C.R. MOHNOT & CO.

## Chartered Accountants

1/1106, Vijay Galaxy,  
Ghodbunder Road,  
Near Suraj Water Park,  
Thane west -400 615.

Tel : 022-41008319  
Mob : 9768166973  
Mob : 7045951960  
E-mail : crmohnot@rediffmail.com

### Form-S

#### CHARTERED ACCOUNTANT'S CERTIFICATE

(FOR THE PURPOSE OF WITHDRAWAL OF MONEY FROM DESIGNATED ACCOUNT OF PROJECT)

| Information as on 30 <sup>th</sup> June 2024                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                                                                                                                                                                                                                                                                            |                                       |                                                                    |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------|--------------------------------------------------------------------|
| Certification work Assigned vide letter No.-                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                                                                                                                                                                                                                                                                            | Dated :-                              | 21.06.2018                                                         |
| <b>Subject:</b> Certificate of amount incurred on Kalpataru Vista for Construction of 2 building(s)/wing(s) namely North Tower and South Tower situated on Khasra no./Plot No.B-24C wishtown sector 128 Noida ,UP,demarcated by its boundaries (latitude and longitude of the end-points) to the North-Latitude 28°31'13.65"N Longitude 77°21'38.44"E, to the South Latitude 28°31'9.70"N Longitude 77°21'39.12"E, to the East Latitude 28°31'11.53"N Longitude 77°21'40.64"E, to the West Latitude 28°31'11.57"N Longitude 77°21'37.11"E, of Tehsil-Gautam Buddha Nagar Competent Authority/Development Authority, District ,Gautam Buddha Nagar , PIN 201304, admeasuring 10920.00sq. meter area, being developed by Kalpataru Urbanscape LLP. having RERA Registration No.UPRERAPRJ14980, Designated A/C No.1612041894<br>Bank Name:Kotak Mahindra Bank Ltd., Nariman Point Branch, Mumbai. |                                                                                                                                                                                                                                                                            |                                       |                                                                    |
| S.No.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | Particulars                                                                                                                                                                                                                                                                | Rs.in lacs<br>Total Cost<br>Estimated | Rs. In lacs<br>Amount incurred<br>(actual out-flow) up<br>till now |
| 1                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | 2                                                                                                                                                                                                                                                                          | 3                                     | 4                                                                  |
| 1                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | <b>Land Cost</b>                                                                                                                                                                                                                                                           |                                       |                                                                    |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | (a) Acquisition cost of land (purchase or through agreement with land owner) and legal costs on land transaction;***                                                                                                                                                       | 18,527                                | 18,527                                                             |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | (b) Amount payable to obtain development rights, additional FAR and any other incentive under Local Authority or State Government or any Statutory Authority, if any;                                                                                                      | -                                     | -                                                                  |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | (c) Acquisition cost of TDR (Transfer of Development Rights), if any;                                                                                                                                                                                                      | -                                     | -                                                                  |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | (d) Amounts payable to State Government or competent authority or any other statutory authority of the State or Central Government towards stamp duty, transfer charges, registration fees etc. (if not included in para (a) above);                                       | 925                                   | 925                                                                |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | (e) Interest (Other than Penal Interest, Penalties etc) paid to FI, Scheduled Banks, NBFC and "Unsecured Loan at State Bank of India - Marginal cost of Fund based lending Rate (SBI -MCLR)" on money borrowed for purchase of land and also to, Competent Authority.**/** | 7,100                                 | 7,100                                                              |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | <b>SUB TOTAL LAND COST (in Rs.)</b>                                                                                                                                                                                                                                        | <b>26,552</b>                         | <b>26,552</b>                                                      |
| 2                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | <b>Project Clearance Fees</b>                                                                                                                                                                                                                                              |                                       |                                                                    |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | (a) Fees paid to RERA                                                                                                                                                                                                                                                      | 2                                     | 1                                                                  |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | (b) Fees paid to Local Authority                                                                                                                                                                                                                                           | 494                                   | 176                                                                |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | (c) Consultant/Architect Fees (directly attributable to project)                                                                                                                                                                                                           | 905                                   | 840                                                                |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | (d) Any other (specify)                                                                                                                                                                                                                                                    | -                                     | -                                                                  |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | <b>SUB TOTAL FEES PAID (in Rs.)</b>                                                                                                                                                                                                                                        | <b>1,401</b>                          | <b>1,017</b>                                                       |
| 3A                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | <b>Cost of Development and Construction</b>                                                                                                                                                                                                                                |                                       |                                                                    |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | (a) Cost of services* (water, electricity to construction site), Site Overheads;                                                                                                                                                                                           | 36,728                                | 19,469                                                             |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | (b) Depreciation cost of machinery and equipment purchased, or hired and maintenance costs, consumables etc., (so long as these costs are directly incurred in the construction of the concerned project);                                                                 | 25                                    | -                                                                  |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | (c) Cost of material actually purchased;                                                                                                                                                                                                                                   | 2,842                                 | 402                                                                |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | (d) Cost of Salary and Wages(excluding cost of salaries of employees of the company not directly attached to project); ***                                                                                                                                                 | 1,273                                 | 1,273                                                              |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | <b>Sub Total of Construction Cost (in Rs.) (sum of (a) to (d) of Row 3A )</b>                                                                                                                                                                                              | <b>40,867</b>                         | <b>21,144</b>                                                      |
| 3B                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | <b>Cost of construction incurred (As Certified by Project Engineer)</b>                                                                                                                                                                                                    |                                       | <b>27,229</b>                                                      |
| 3C                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | <b>Total Construction Cost (Lower of 3A and 3B.)</b>                                                                                                                                                                                                                       | <b>40,867</b>                         | <b>21,144</b>                                                      |
| 3D                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | Interest (Other than Penal Interest and Penalties etc.) paid to Financial Institution , Scheduled Banks , NBFC and Unsecured Loan at "SBI-MCLR" on money borrowed for construction)**/**                                                                                   | 4,717                                 | 4,717                                                              |
| 3                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | <b>TOTAL DEVELOPMENT AND CONSTRUCTION COST (Row 3C +3D)</b>                                                                                                                                                                                                                | <b>45,584</b>                         | <b>25,860</b>                                                      |
| 4                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | <b>TOTAL COST OF PROJECT (Row 1+ Row 2+ Row 3)#</b>                                                                                                                                                                                                                        | <b>73,537</b>                         | <b>53,430</b>                                                      |





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Tel : 022-41008319  
Mob : 9768166973  
Mob : 7045951960  
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|    |                                                                                                                                                                                     |        |
|----|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|
| 5  | Percentage completion of Construction Work completed (as per Project Engineer, Architect's Certificate)                                                                             | 73.90% |
| 6  | Percentage completion of Total project (Proportionate cost incurred on the project to the total estimated cost) ( Col.4 of Row 4/Col.3 of Row 4)%                                   | 72.66% |
| 7  | Total amount received from allottees till date since Inception of the Project (in Rs.)                                                                                              | 39,242 |
| 8  | 70% Amount to be deposited in Designated Account (0.7 * Row 7)@                                                                                                                     | 27,469 |
| 9  | Cummulative Amount that can be withdrawn from Designated a/c, i.e. (Total Estimated Cost * Proportionate Cost Incurred on the Project) (Column 3 of Row 4 * Row 6 )                 | 53,430 |
| 10 | Amount actually withdrawn till date since inception of the project (This shall include 70% of the amounts already realised till date but not deposited in the designated Account )@ | 27,469 |
| 11 | Balance available in Designated A/c.                                                                                                                                                | -      |
|    | Amount refunded on account of cancellation of flats (70% of Collection)                                                                                                             | 7      |
| 12 | Amount that can be withdrawn from the designated Bank A/C under this certificate (Row 9 - Row 10)                                                                                   | 25,968 |

This certificate is being issued on specific request of M/s Kalpataru Urbanscape LLP for UP RERA compliance. The certification is based on the information and records produced before me and is true to the best of my knowledge and belief.

\* Includes Cost of composite contracts and Project Management consultancy

\*\* Interest paid/payable to Financial Institution, Scheduled Banks, NBFC are considered at actuals. Interest paid/payable on unsecured loans are restricted to SBI-MCLR as stipulated.

\*\*\* Actual cost restricted to estimated cost.

# The above estimated costs has been considered at the time of registration of the project.

@ During the quarter , Project loan of Rs 30,00,00,000/- has been disbursed by bank directly in RERA designated account on 28th June 2024 and withdrawn on the same day. This amount has not been considered in actual withdrawal of amount received from allottees in serial no-10.

For C. R. Mohnot & Co.  
Chartered Accountants  
Firm Registration Number 144750W

*Chander Raj Mohnot*

Chander Raj Mohnot  
Proprietor  
Membership Number : 059594  
Mumbai, 15<sup>th</sup> July 2024  
UDIN: 24059594BKDPNN3289





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As requested by management, KOTAK MAHINDRA BANK has provided "NO LIEN CERTIFICATE" for designated account No. 1612041894 maintained with Bank for their project named Kalpataru Vista as at 30 June 2024, which is further verified by me and certified.

**For C. R. Mohnot & Co.**  
**Chartered Accountants**  
**Firm Registration Number 144750W**

*Chander Raj Mohnot*

**Chander Raj Mohnot**  
**Proprietor**  
**Membership Number : 059594**

**Date-15 July 2024.**





Kotak Mahindra Bank

Date: 15-07-2024

To whom so ever it may concern

**Sub: Confirmation of "No Lien on Account 1612041894"**

We confirm the following RERA Account is having no lien as on 30<sup>th</sup> June 2024 and now.

| Name Of Entity           | Bank Location | Bank Branch                 | A/c. Type | Account No. |
|--------------------------|---------------|-----------------------------|-----------|-------------|
| Kalpataru Urbanscape LLP | Mumbai        | Mittal Court, Nariman Point | RERA A/c. | 1612041894  |

Thanking You,  
**Vicky Salvi**  
Service Manager  
Emp ID- 144492  
Kalina Branch

Yours Truly,

Kotak Mahindra Bank Ltd.

Authorised Signatory

**Kotak Mahindra Bank Ltd.**  
CIN: L65110MH1985PLC038137

Ground Floor, INGS Point  
Plot No. 8  
Opp. Mumbai University  
Santacruz (E), Mumbai - 400 098

[www.kotak.com](http://www.kotak.com)

Registered Office:  
27 BKC, C 27, G Block,  
Bandra Kurla Complex,  
Bandra (E), Mumbai 400051,  
Maharashtra, India.

## Account Statement

KALPATARU URBANSCAPE LLP PROJECT | RERA ACCOUNT

101 KALPATARU SYNERGY

OPP GRAND HYATT

SANTACRUZ EAST

Mumbai

MAHARASHTRA

INDIA

400055

Cust. Reln. No.

13989398

Account No.

1612041894

Period

From 01/04/2024 To 30/04/2024

Currency

INR

Branch

MUMBAI-KALINA

Nomination Regd

N

Nominee Name

| Sl. No. | Date       | Description                  | Chq / Ref number | Amount       | Dr / Cr | Balance      | Dr / Cr |
|---------|------------|------------------------------|------------------|--------------|---------|--------------|---------|
| 1       | 01/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 210,000.00   | CR      | 210,000.00   | CR      |
| 2       | 01/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 210,000.00   | DR      | 0.00         | CR      |
| 3       | 03/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 1,190,000.00 | CR      | 1,190,000.00 | CR      |
| 4       | 03/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 1,190,000.00 | DR      | 0.00         | CR      |
| 5       | 04/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 2,100,000.00 | CR      | 2,100,000.00 | CR      |
| 6       | 04/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 2,100,000.00 | DR      | 0.00         | CR      |
| 7       | 05/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 2,100,000.00 | CR      | 2,100,000.00 | CR      |
| 8       | 05/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 2,100,000.00 | DR      | 0.00         | CR      |
| 9       | 06/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 770,000.00   | CR      | 770,000.00   | CR      |
| 10      | 06/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 770,000.00   | DR      | 0.00         | CR      |
| 11      | 07/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 1,750,000.00 | CR      | 1,750,000.00 | CR      |
| 12      | 07/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 1,750,000.00 | DR      | 0.00         | CR      |
| 13      | 16/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 0.70         | CR      | 0.70         | CR      |
| 14      | 16/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 0.70         | DR      | 0.00         | CR      |
| 15      | 18/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 2,522,051.00 | CR      | 2,522,051.00 | CR      |
| 16      | 18/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 2,522,051.00 | DR      | 0.00         | CR      |
| 17      | 19/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 1,050,000.00 | CR      | 1,050,000.00 | CR      |
| 18      | 19/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 1,050,000.00 | DR      | 0.00         | CR      |
| 19      | 20/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 5,890,501.40 | CR      | 5,890,501.40 | CR      |



| Sl. No. | Date       | Description                  | Chq / Ref number | Amount        | Dr / Cr | Balance       | Dr / Cr |
|---------|------------|------------------------------|------------------|---------------|---------|---------------|---------|
| 20      | 20/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 5,890,501.40  | DR      | 0.00          | CR      |
| 21      | 21/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 2,876,657.00  | CR      | 2,876,657.00  | CR      |
| 22      | 21/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 2,876,657.00  | DR      | 0.00          | CR      |
| 23      | 23/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 5,890,500.00  | CR      | 5,890,500.00  | CR      |
| 24      | 23/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 5,890,500.00  | DR      | 0.00          | CR      |
| 25      | 24/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 11,351,900.00 | CR      | 11,351,900.00 | CR      |
| 26      | 24/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 11,351,900.00 | DR      | 0.00          | CR      |
| 27      | 25/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 560,000.00    | CR      | 560,000.00    | CR      |
| 28      | 25/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 560,000.00    | DR      | 0.00          | CR      |
| 29      | 28/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 795,457.60    | CR      | 795,457.60    | CR      |
| 30      | 28/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 795,457.60    | DR      | 0.00          | CR      |
| 31      | 29/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 98,561.40     | CR      | 98,561.40     | CR      |
| 32      | 29/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 98,561.40     | DR      | 0.00          | CR      |
| 33      | 30/04/2024 | SWEEP TRF FROM<br>1612044680 |                  | 2,609,137.30  | CR      | 2,609,137.30  | CR      |
| 34      | 30/04/2024 | SWEEP TRF TO<br>4811963875   |                  | 2,609,137.30  | DR      | 0.00          | CR      |

Opening balance as on 01/04/2024 INR 0.00  
Closing balance as on 30/04/2024 INR 0.00



## Account Statement

KALPATARU URBANSCAPE LLP PROJECT I RERA ACCOUNT

101 KALPATARU SYNERGY

OPP GRAND HYATT

SANTACRUZ EAST

Mumbai

MAHARASHTRA

INDIA

400055

Cust. ReIn. No.

13989398

Account No.

1612041894

Period

From 01/05/2024 To 31/05/2024

Currency

INR

Branch

MUMBAI-KALINA

Nomination Regd

N

Nominee Name

| Sl. No. | Date       | Description                  | Chq / Ref number | Amount        | Dr / Cr | Balance       | Dr / Cr |
|---------|------------|------------------------------|------------------|---------------|---------|---------------|---------|
| 1       | 01/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 5,840,899.40  | CR      | 5,840,899.40  | CR      |
| 2       | 01/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 5,840,899.40  | DR      | 0.00          | CR      |
| 3       | 02/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 700,000.00    | CR      | 700,000.00    | CR      |
| 4       | 02/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 700,000.00    | DR      | 0.00          | CR      |
| 5       | 03/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 2,008,781.60  | CR      | 2,008,781.60  | CR      |
| 6       | 03/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 2,008,781.60  | DR      | 0.00          | CR      |
| 7       | 04/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 5,810,457.80  | CR      | 5,810,457.80  | CR      |
| 8       | 04/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 5,810,457.80  | DR      | 0.00          | CR      |
| 9       | 05/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 7,423,911.60  | CR      | 7,423,911.60  | CR      |
| 10      | 05/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 7,423,911.60  | DR      | 0.00          | CR      |
| 11      | 07/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 630,000.00    | CR      | 630,000.00    | CR      |
| 12      | 07/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 630,000.00    | DR      | 0.00          | CR      |
| 13      | 08/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 2,520,000.00  | CR      | 2,520,000.00  | CR      |
| 14      | 08/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 2,520,000.00  | DR      | 0.00          | CR      |
| 15      | 09/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 17,313,474.50 | CR      | 17,313,474.50 | CR      |
| 16      | 09/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 17,313,474.50 | DR      | 0.00          | CR      |
| 17      | 10/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 2,197,066.20  | CR      | 2,197,066.20  | CR      |
| 18      | 10/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 2,197,066.20  | DR      | 0.00          | CR      |
| 19      | 11/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 4,112,500.00  | CR      | 4,112,500.00  | CR      |



| Sl No | Date       | Description                  | Chq / Ref number | Amount        | Dr / Cr | Balance       | Dr / Cr |
|-------|------------|------------------------------|------------------|---------------|---------|---------------|---------|
| 20    | 11/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 4,112,500.00  | DR      | 0.00          | CR      |
| 21    | 12/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 332,500.00    | CR      | 332,500.00    | CR      |
| 22    | 12/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 332,500.00    | DR      | 0.00          | CR      |
| 23    | 14/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 1,415,765.40  | CR      | 1,415,765.40  | CR      |
| 24    | 14/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 1,415,765.40  | DR      | 0.00          | CR      |
| 25    | 15/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 782,440.40    | CR      | 782,440.40    | CR      |
| 26    | 15/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 782,440.40    | DR      | 0.00          | CR      |
| 27    | 22/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 7,343,252.70  | CR      | 7,343,252.70  | CR      |
| 28    | 22/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 7,343,252.70  | DR      | 0.00          | CR      |
| 29    | 23/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 6,659,212.00  | CR      | 6,659,212.00  | CR      |
| 30    | 23/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 6,659,212.00  | DR      | 0.00          | CR      |
| 31    | 25/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 13,300,000.00 | CR      | 13,300,000.00 | CR      |
| 32    | 25/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 13,300,000.00 | DR      | 0.00          | CR      |
| 33    | 29/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 2,031,781.50  | CR      | 2,031,781.50  | CR      |
| 34    | 29/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 2,031,781.50  | DR      | 0.00          | CR      |
| 35    | 30/05/2024 | SWEEP TRF FROM<br>1612044680 |                  | 1,918,928.20  | CR      | 1,918,928.20  | CR      |
| 36    | 30/05/2024 | SWEEP TRF TO<br>4811963875   |                  | 1,918,928.20  | DR      | 0.00          | CR      |

Opening balance as on 01/05/2024 INR 0.00

Closing balance as on 31/05/2024 INR 0.00



## Account Statement

KALPATARU URBANSCAPE LLP PROJECT I RERA ACCOUNT

101 KALPATARU SYNERGY

OPP GRAND HYATT

SANTACRUZ EAST

Mumbai

MAHARASHTRA

INDIA

400055

Cust. ReIn. No.

13989398

Account No.

1612041894

Period

From 01/06/2024 To 30/06/2024

Currency

INR

Branch

MUMBAI-KALINA

Nomination Regd

N

Nominee Name

| Sl. No. | Date       | Description                  | Chq / Ref number | Amount        | Dr / Cr | Balance       | Dr / Cr |
|---------|------------|------------------------------|------------------|---------------|---------|---------------|---------|
| 1       | 01/06/2024 | SWEEP TRF FROM<br>1612044680 |                  | 266,057.40    | CR      | 266,057.40    | CR      |
| 2       | 01/06/2024 | SWEEP TRF TO<br>4811963875   |                  | 266,057.40    | DR      | 0.00          | CR      |
| 3       | 05/06/2024 | SWEEP TRF FROM<br>1612044680 |                  | 2,240,000.00  | CR      | 2,240,000.00  | CR      |
| 4       | 05/06/2024 | SWEEP TRF TO<br>4811963875   |                  | 2,240,000.00  | DR      | 0.00          | CR      |
| 5       | 06/06/2024 | SWEEP TRF FROM<br>1612044680 |                  | 1,750,000.00  | CR      | 1,750,000.00  | CR      |
| 6       | 06/06/2024 | SWEEP TRF TO<br>4811963875   |                  | 1,750,000.00  | DR      | 0.00          | CR      |
| 7       | 07/06/2024 | SWEEP TRF FROM<br>1612044680 |                  | 1,750,000.00  | CR      | 1,750,000.00  | CR      |
| 8       | 07/06/2024 | SWEEP TRF TO<br>4811963875   |                  | 1,750,000.00  | DR      | 0.00          | CR      |
| 9       | 13/06/2024 | SWEEP TRF FROM<br>1612044680 |                  | 1,400,000.00  | CR      | 1,400,000.00  | CR      |
| 10      | 13/06/2024 | SWEEP TRF TO<br>4811963875   |                  | 1,400,000.00  | DR      | 0.00          | CR      |
| 11      | 14/06/2024 | SWEEP TRF FROM<br>1612044680 |                  | 1,761,042.50  | CR      | 1,761,042.50  | CR      |
| 12      | 14/06/2024 | SWEEP TRF TO<br>4811963875   |                  | 1,761,042.50  | DR      | 0.00          | CR      |
| 13      | 16/06/2024 | SWEEP TRF FROM<br>1612044680 |                  | 1,050,000.00  | CR      | 1,050,000.00  | CR      |
| 14      | 16/06/2024 | SWEEP TRF TO<br>4811963875   |                  | 1,050,000.00  | DR      | 0.00          | CR      |
| 15      | 17/06/2024 | SWEEP TRF FROM<br>1612044680 |                  | 1,050,000.00  | CR      | 1,050,000.00  | CR      |
| 16      | 17/06/2024 | SWEEP TRF TO<br>4811963875   |                  | 1,050,000.00  | DR      | 0.00          | CR      |
| 17      | 18/06/2024 | SWEEP TRF FROM<br>1612044680 |                  | 1,050,000.00  | CR      | 1,050,000.00  | CR      |
| 18      | 18/06/2024 | SWEEP TRF TO<br>4811963875   |                  | 1,050,000.00  | DR      | 0.00          | CR      |
| 19      | 19/06/2024 | SWEEP TRF FROM<br>1612044680 |                  | 21,686,883.40 | CR      | 21,686,883.40 | CR      |



| Sl. No. | Date       | Description                                           | Chq / Ref number   | Amount         | Dr / Cr | Balance        | Dr / Cr |
|---------|------------|-------------------------------------------------------|--------------------|----------------|---------|----------------|---------|
| 20      | 19/06/2024 | SWEEP TRF TO<br>4811963875                            |                    | 21,686,883.40  | DR      | 0.00           | CR      |
| 21      | 20/06/2024 | SWEEP TRF FROM<br>1612044680                          |                    | 13,076,539.00  | CR      | 13,076,539.00  | CR      |
| 22      | 20/06/2024 | SWEEP TRF TO<br>4811963875                            |                    | 13,076,539.00  | DR      | 0.00           | CR      |
| 23      | 21/06/2024 | SWEEP TRF FROM<br>1612044680                          |                    | 1,050,000.00   | CR      | 1,050,000.00   | CR      |
| 24      | 21/06/2024 | SWEEP TRF TO<br>4811963875                            |                    | 1,050,000.00   | DR      | 0.00           | CR      |
| 25      | 22/06/2024 | SWEEP TRF FROM<br>1612044680                          |                    | 700,000.00     | CR      | 700,000.00     | CR      |
| 26      | 22/06/2024 | SWEEP TRF TO<br>4811963875                            |                    | 700,000.00     | DR      | 0.00           | CR      |
| 27      | 23/06/2024 | SWEEP TRF FROM<br>1612044680                          |                    | 700,000.00     | CR      | 700,000.00     | CR      |
| 28      | 23/06/2024 | SWEEP TRF TO<br>4811963875                            |                    | 700,000.00     | DR      | 0.00           | CR      |
| 29      | 26/06/2024 | SWEEP TRF FROM<br>1612044680                          |                    | 6,988,245.60   | CR      | 6,988,245.60   | CR      |
| 30      | 26/06/2024 | SWEEP TRF TO<br>4811963875                            |                    | 6,988,245.60   | DR      | 0.00           | CR      |
| 31      | 28/06/2024 | RTGS<br>INDBR32024062800843497<br>KALPATARU URBANSCAP | RTGSINW-0075257396 | 300,000,000.00 | CR      | 300,000,000.00 | CR      |
| 32      | 28/06/2024 | SWEEP TRF TO<br>4811963875                            |                    | 300,000,000.00 | DR      | 0.00           | CR      |

Opening balance as on 01/06/2024 INR 0.00  
Closing balance as on 30/06/2024 INR 0.00

