

INDIAN INCOME TAX RETURN ACKNOWLEDGEMENT

[Where the data of the Return of Income in Form ITR-1 (SAHAJ), ITR-2, ITR-3, ITR-4(SUGAM), ITR-5, ITR-6, ITR-7
filed and verified]
(Please see Rule 12 of the Income-tax Rules, 1962)

Assessment Year
2022-23

PAN	ADDPM3623R	Form Number	ITR-3
Name	TEJAL SOHAM MODI	e-Filing Acknowledgement Number	770357861011122
Address	5-4-187/3 AND 4 , SOHAM MANSION , M.G ROAD , SECUNDERABAD , 36-Telangana , 91-India , 500003		
Status	Individual		
Filed u/s	139(1) Return filed on or before due date		

Current Year business loss, if any	1	
Total Income		(
Book Profit under MAT, where applicable	2	80,13,860
Adjusted Total Income under AMT, where applicable	3	€
Net tax payable	4	80,13,860
Interest and Fee Payable	5	25,35,857
Total tax, interest and Fee payable	6	2,12,000
Taxes Paid	7	27,47,865
(+)Tax Payable /(-)Refundable (6-7)	8	27,47,865
Dividend Tax Payable	9	(
Interest Payable	10	(
Total Dividend tax and interest payable	11	(
Taxes Paid	12	(
(+)Tax Payable /(-)Refundable (11-12)	13	(
Accreted Income as per section 115TD	14	(
Additional Tax payable u/s 115TD	15	(
Interest payable u/s 115TE	16	(
Additional Tax and interest payable	17	(
Tax and interest paid	18	(
(+)Tax Payable /(-)Refundable (17-18)	19	(

s return has been digitally signed by TEJAL SOHAM MODI in the capacity of Self having PAN ADDPM3623R from IP address 83.133.24 on 01-Nov-2022

Sl. No. & Issuer 4247494 & 51604840CN=Capricorn CA 2014,OU=Certifying Authority,O=Capricorn Identity Services Pvt Ltd.,C=IN

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ADDPM3623R03770357861011122B5BD5AC30179698709ED78948D937AD8EE3163D7

DO NOT SEND THIS ACKNOWLEDGEMENT TO CPC, BENGALURU

Name Of Assessee	: Tejal Soham Modi		
PAN	: ADDPM3623R		
Father's Name	: W/o Soham Modi		
Residential Address	: 5-4-187/3 And 4, Soham Mansion, M.g Road, Secunderabad, Telangana-500003		
Status	: INDIVIDUAL	Assessment Year	: 2022 - 2023
Ward No	: ITO, WARD-12(2), HYD	Financial Year	: 2021 - 2022
Gender	: Female	Date Of Birth	: 19/10/1970
Aadhaar No.	: 398752204530		
Mobile No.	: 9502277299		
Email Address	: purchase@modiproperties.com		
Residential Status	: Resident		
Name Of Bank	: Yes Bank		
Micr Code	: 500532002		
Ifsc Code	: Yesb0000097		
Account No.	: 009799300000330		
Opted For Taxation U/s 115BAC	: No		
Return	: Original		
Import Date	: Ais : 07-10-2022 01:05 Pm	Tis : 07-10-2022 01:05 Pm	
	: 26as : 07-10-2022 01:01 Pm		

COMPUTATION OF TOTAL INCOME

Salaries

2711104

Apollo Hospital Enterprise Ltd (Tan: Hyda02318b) : Jubilee Hills, Hyderabad, Telangana-500033

Gross Salary

Less: Standard Deduction U/s 16(ia)

Less: Professional Tax U/s 16(iii)

Taxable Salary

2763504

50000

2400

2711104

Income From House Property

Let Out

0

Name Of Tenant : Priyank Digant Shah

Address : Flat No C-31, Siddharth Building, 21 Nepean Sea Road, Mumbai, Maharashtra-400036

Annual Value

Less: Standard Deduction U/s 24(a)

Taxable Income From House Property

27506

-8252

19254

Let Out

Name Of Tenant : Various

Address : Flat No C-0718, Mysore, Mysore, Karnataka-570029

Annual Value

Less: Standard Deduction U/s 24(a)

Interest U/s 24(b)

Taxable Income From House Property

60000

18000

213957

-231957

-171957

Profits And Gains From Business And Profession

5597703

Profit Before Tax As Per Profit And Loss Account

5597703

Profit From Firm : Summit Sales LLP

5597703

Profit

Less: Profit Exempt U/s 10(2A)

-340858

510000

Income From Other Sources

Interest On Sb		45938	17753
Interest From Customers			
Less : Expenses	637756		
Interest From Modi Properties Private Limited	<u>-767477</u>	-129721	
Interest From Modi Housing Pvt Ltd		36211	
Interest On Fd		45509	
Total		<u>19816</u>	
		<u>17753</u>	

Inter-head Adjustment Of Losses U/s 71

House Property Loss Set Off From Salary Income

Gross Total Income-152703

8173857

Less Deductions Under Chapter-VIA

80C Deduction		150000
80TTA Interest On Deposits In Savings Account [Rs. 17753]		
Total Deductions		<u>10000</u>

Total Income160000

Total Income Rounded Off U/s 288A

8013857

8013860

COMPUTATION OF TAX ON TOTAL INCOME

Tax On Rs. 250000	Nil	
Tax On Rs. 250000 (500000-250000) @ 5%	12500	
Tax On Rs. 500000 (1000000-500000) @ 20%	100000	
Tax On Rs. 7013860 (8013860-1000000) @ 30%	<u>2104158</u>	
Tax On Rs. 8013860		2216658
Add: Surcharge @ 10%		<u>2216658</u>
		221666
Add: Health And Education Cess @ 4%		<u>2438324</u>
		97533
		<u>2535857</u>

Less Tax Deducted At Source

Section 194a: Other Interest		
Section 192: Salary	3621	
Section 194jb: Section 194jb	644130	
Section 194-ia: Tds On Sale Of Immovable Property	65617	
	<u>63000</u>	776368
		<u>1759489</u>

Add Interest Payable

Interest U/s 234B		
Interest U/s 234C	123158	
	<u>88850</u>	212008
		<u>1971497</u>
Tax Payable		1971497
Tax Rounded Off U/s 288B		<u>1971500</u>

Detail Of Deduction U/s 80C

Pf		
Tution Fees Paid	21600	
Total	<u>128400</u>	
	<u>150000</u>	

INSTALLMENT WISE INCOME BIFURCATION

SN	Particular	Up to 15/6	Up to 15/9	Up to 15/12	Up to 15/3	Up to 31/3	Total
1	NORMAL INCOME	8013860	8013860	8013860	8013860	8013860	8013860
	44AD/44ADA/44AE						
	TOTAL NORMAL INCOME	8013860	8013860	8013860	0	0	0
	TOTAL SPECIAL INCOME	0	0	0	8013860	8013860	8013860
	*TOTAL INCOME	8013860	8013860	8013860	0	0	0
					8013860	8013860	8013860

INCOME WISE ADVANCE TAX BIFURCATION

1	TAX ON NORMAL INCOME	2216658	2216658	2216658	2216658	2216658	2216658
	TAX + SURC + HECESS	2535857	2535857	2535857	2535857	2535857	2535857
	LESS: TDS/ TCS/ Rebate/ Relief/ Credit	776368	776368	776368	776368	776368	776368
	BALANCE TAX	1759489	1759489	1759489	1759489	1759489	1759489
	ADVANCE TAX PERCENTAGE (%)	15%	45%	75%	100%	100%	100%
	ADVANCE TAX LIABILITY	263923	791770	1319617	1759489	1759489	1759489

ADVANCE TAX INSTALLMENTS

Installment	Due Date	Due Installment		Minimum Advance Tax to be Paid to avoid Interest u/s 234C		Advance Tax Paid			Interest U/s 234C Payable on	Interest U/s 234C
		%	Amount	%	Amount	Date	Amount	Gross Amount		
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)=(4-9)	(11)
Ist	15/06/2021	15%	263923	12%	211139	-	0	0	263923	7917
IInd	15/09/2021	45%	791770	36%	633416	-	0	0	791770	23751
IIIrd	15/12/2021	75%	1319617	75%	1319617	-	0	0	1319617	39588
IVth	15/03/2022	100%	1759489	100%	1759489	-	0	0	1759489	17594

Details Of Bank Accounts

Name & Address Of The Bank Branch	Ifs Code	Account No.	Type Of Account	Status
Hdfc Bank Ltd Hyderabad - Secunderabad	HDFC0000042	0421200024497	Saving A/c	
Andhra Bank JubileeHills Branch	ANDB0000218	10751001006579	Saving	

As per Form 26AS [File Creation Date: 07-10-2022] last imported on 07-10-2022 01:01 PM

Details of Tax Deducted at Source from Salary

Sl. No.	Tax Deduction Account Number (TAN) of the Employer	Name and address of the Employer	Date of Tax Deducted	Income chargeable under Salaries	Total tax deducted
192 : Salary					
1.	HYDA02318B	APOLLO HOSPITALS ENTERPRISE LTD	31/03/2022	235539	61696
2.	HYDA02318B	APOLLO HOSPITALS ENTERPRISE LTD	28/02/2022	265543	61696
3.	HYDA02318B	APOLLO HOSPITALS ENTERPRISE LTD	31/01/2022	225543	53896
4.	HYDA02318B	APOLLO HOSPITALS ENTERPRISE LTD	31/12/2021	225542	53897
5.	HYDA02318B	APOLLO HOSPITALS ENTERPRISE LTD	30/11/2021	232542	56081
6.	HYDA02318B	APOLLO HOSPITALS ENTERPRISE LTD	31/10/2021	225542	53896
7.	HYDA02318B	APOLLO HOSPITALS ENTERPRISE LTD	30/09/2021	225542	53896
8.	HYDA02318B	APOLLO HOSPITALS ENTERPRISE LTD	31/08/2021	281150	57640
9.	HYDA02318B	APOLLO HOSPITALS ENTERPRISE LTD	31/07/2021	211640	47858
10.	HYDA02318B	APOLLO HOSPITALS ENTERPRISE LTD	30/06/2021	211640	47858
11.	HYDA02318B	APOLLO HOSPITALS ENTERPRISE LTD	31/05/2021	211640	47858
12.	HYDA02318B	APOLLO HOSPITALS ENTERPRISE LTD	30/04/2021	211640	47858
Grand Total				2763503	644130

Details of Tax Deducted at Source on Income other than Salary

Sl. No.	Tax Deduction Account Number (TAN) of the Deductor	Unique TDS Certificate No.	Name and address of the Deductor	Amount paid /credited	Date of Payment /Credit	Total tax deducted	Amount claimed for this year	B/F C/F
194A : Other Interest								
1.	HYDM01455G		MODI PROPERTIES PRIVATE LIMITED	36211	31/03/2022	3621	3621	
Total (Section)				36211		3621	3621	
94JB : SECTION 194JB								
1.	HYDG20339E		GVSH MANUFACTURING FACILITIES PRIVATE LIMITED	592730	31/03/2022	59273	59273	
Sub-Total (TAN)				592730		59273	59273	
1.	HYDM04919F		MODI HOUSING PRIVATE LIMITED	45509	31/03/2022	4551	4551	
Sub-Total (TAN)				45509		4551	4551	
1.	HYDS34416E		SAPIEN BIOSCIENCES PRIVATE LIMITED	9321	29/03/2022	932	932	
2.	HYDS34416E		SAPIEN BIOSCIENCES PRIVATE LIMITED	8607	01/01/2022	861	861	
Sub-Total (TAN)				17928		1792	1792	

Grand Total

692378

69238

69238

Details of Tax Deducted at Source on Sale of Immovable Property u/s 194IA

Sr. No.	TDS Certificate Number	Name of Deductor	PAN of Deductor	Acknowledgement Number	Total Transaction Amount	Transaction Date	TDS Deposited / TDS B/F	Date of Deposit	Date of Deduction	TDS Credit Claimed in own hands
1	XMPYKQA	PRXXXXA BANDELA	CAVPB8842 A	AI5990386	6300000	06/10/2021	63000	06/10/2021	06/10/2021	63000
Grand Total					6300000		63000			63000

Details of Taxpayer Information Summary

S. N.	Information Category	Income Head	Section	Processed Value	Derived Value	As per Computation/ ITR	Difference	As per 26AS	Difference
	(1)	(2)	(3)	(4)	(5)	(6)	(7)=(5)-(6)	(8)	(9)=(8)-(6)
1	Salary	Salary	192	2763504	2763504	2763504.00	Nil	2763503.00	-1.00
2	Interest from savings bank	Other Source	194A	35347	35347	45938.00	-10591.00		
3	Interest from deposit	Other Source	194A	56027	56027	739292.00	-683265.00	36211.00	-703081.00
4	Sale of land or building			12600000	12600000				
5	Receipts from transfer of immovable property			6300000	6300000				
6	Business receipts	Business		656167	656167				
7	Purchase of time deposits			1500000	1500000				

TEJAL SOHAM MODI
(Self)

5-4-187/3 & 4, 2ND FLOOR,
SOHAM MANSION, M.G. ROAD,
SECUNDERABAD - 500 003.

ASSESSMENT YEAR :: 2022-2023

BALANCE SHEET AS AT 31-03-2021

[illegible]

Ans

DR. TEJAL MODI**A.Y. 2022-2023****CONSTRUCTION ACCOUNT**

To Opening balance	2,92,54,689.14	By Sales	1,89,18,000.00
To Construction expenses during the year	18,98,638.00	By Closing Stock	1,78,01,901.22
To Gross Profit	55,66,574.08		
	3,67,19,901.22		3,67,19,901.22
To CR Consultancy charges	92,590.00	By Gross profit	55,66,574.08
To Advertisement charges	79,700.00	By Interest from customers	2,00,000.00
To Incentives paid	45,409.00	By Water connection exp reimbursement	37,500.00
To Net profit tr. To Capital Account	55,97,703.08	By Registration Document charges	11,328.00
	58,15,402.08		58,15,402.08

CAPITAL ACCOUNT

To Bank charges	165.20	By Balance b/fd. (01-04-2021)	2,41,53,046.27
To Professional Tax	2,400.00	By Salary & Bonus Received from Appollo Hospitals	27,63,504.00
T Property tax	1,03,406.70	By Interest on FDR Yes Bank	19,816.00
To TDS - Appollo Hospitals	6,44,130.00	By Interest on SB Account	45,938.00
To TDS - Property sale	63,000.00	By Rent received from:	
To TDS - MPPL	3,621.00	Bombay Flat C-31	27,506.00
To TDS - MHPL	4,551.00	Mysore Flat	60,000.00
To TDS - GVHS	59,283.00	By Interest received from:	
To TDS - Sapient	1,793.00	Modi Properties Pvt. Ltd.	36,211.00
To ABFB Fund	1,800.00	Modi Housing Pvt. Ltd.	45,509.00
		GVSH Manufacturing Facilities Pvt. Ltd.	5,92,828.00
To Interest paid on unsecured Loans	7,67,477.00	By Miscellaneous Receipts	
To Income tax	8,23,410.00	By Net Profit	55,97,703.08
To Interest paid to ICICI Bank-HL	2,13,956.50	By Income tax refund	40,611.00
To Share of Loss from N Square Life Sciences LLP	2,365.40	By Amount received from Biosciences Pvt. L	44,928.00
MCS	62,285.04	By Suspense receipts	1,509.00
To Maintenance Seren Farms	36,300.00	By Share of Income tax refund	31,558.00
To Share of Income tax	1,39,252.00	By Share of income VH	8,70,899.50
To Drawings	8,05,139.90	By Share of Profit VH	34,099.24
To Balance c/fd. (31-03-2021)	3,06,31,330.35		
	3,43,65,666.09		3,43,65,666.09

Drawings

Citi Bak credit Card	6,05,522.00
Drawings	1,41,780.00
IT Rep. & Certificate fees	15,886.00
Locket Rent	20,750.00
Electricity supply	22,048.00
Miscellaneous Expenses	12,286.00
Sundry purchases	750.00
Admin Audit	89.00
Print Media - Reversal	(37,760.00)
Print Media	23,790.00
Sundry balance written off	(1.10)
	8,05,139.90

DR. TEJAL MODI		A.Y.2022-2023
SCHEDULE - A		
LOANS:		
Secured Loans:		
ICICI Bank		
Unsecured Loans:		27,78,782.50
Beena B Mehta	25,93,750.00	
Bhavesh Mehta	25,93,750.00	
Ketki N Parikh	1,62,865.00	
Purvi Mehta	1,01,16,667.00	
Mehul Mehta Huf	25,29,167.00	
Soham Modi	1,81,21,472.00	
Gaurang Mody	9,09,517.00	3,70,27,188.00
		3,98,05,970.50
SCHEDULE - B		
CUSTOMER ADVANCES:		
CUST-Flat No-993A Vikram Kumar		7,762.20
CUST-Flat No-993B Priyanka		10.20
CUST-Flat No-994 A-Kiran/Jhansi		890.20
CUST-Flat No-992 A-Mamata Tiwari-Canelled		25,000.00
		33,662.60
SCHEDULE - C		
SUNDRY CREDITORS:		
Modi Farm House Hyderabad LLP		29,808.00
Modi & Modi Constructions		49,650.00
Serene Clubs & Resorts LLP		61,300.00
Serene Construction LLP - Construction account		29,77,266.00
Summit Sales LLP Logestics		44,705.00
		31,62,729.00
SCHEDULE - D		
CASH AT BANK:		
Union Bank of India previously know as Andhra Bank		4,27,133.01
Yes Bank Ltd		81,818.82
Kotak Bank		12,630.00
FDR - Yes Bank	75,000.00	
Accrued interest	1,925.00	76,925.00
		5,98,506.83
SCHEDULE - E		
LAND & BUILDINGS:		
Farm House No.50 at Yenkapally		24,16,000.00
Farm House No.35 at Yenkapally		21,46,920.00
Farm House No.20 at Yenkapally		24,00,000.00
Farm House No.36 at Yenkapally		24,00,000.00
Plot No.399G at Charlapally		12,85,520.00
Mysore Flat C-0718		42,17,365.00
Bombay Flat Share		58,51,170.00
Villa No.97 (2070 sft)		52,91,768.99

TM 

Villa No.96 - Office / Villa (2630 sft)		68,65,602.56
		3,28,74,346.56
SCHEDULE - F		
INVESTMENTS:		
Investment in Pvt. Ltd. Companies:		
Modi Housing Pvt. Ltd.	2,000.00	
GVSH Manufacturing Facilities Pvt. Ltd.	1,000.00	
Modi Properties & Investments Pvt. Ltd.	20,000.00	23,000.00
Investment in LLP		
Summit Sales LLP Fixed Capital	5,000.00	
Summit Sales LLP Logistics	3,92,621.75	
Summit Sales LLP Common Expenses	36,925.00	
N Square Life Sciences LLP Running Capital	1291254.60	
Modi Consultancy Services	-62285.04	
N Square Life Sciences LLP Fixed Capital	50,000.00	
Summit Sales LLP Running Capital	25,29,854.30	42,43,370.61
Investments Others:		
Employees Provident Fund		2,60,861.00
		45,27,231.61
SCHEDULE - G		
DEPOSITS, LOANS & ADVANCES:		
Expenses Card Advances		
D Shiva Shankar-Yes Bank Expense Card A/c	20671.00	
ECARD-K.Aruna on A/c	7500.76	
ECARD-Mallareddy	250.00	28,421.76
Others		
GVSH Manufacturing Facilities Private Limited	7871292.00	
Modi Housing Pvt Ltd	804974.00	
Modi Properties Pvt Ltd	636107.00	
Nidhi Modi	1806145.50	
Satyavani Homes JV	5000000.00	
Silver Oak Villas LLP	196904.00	
Silver Oak Welfare Association	50000.00	1,63,65,422.50
		1,63,93,844.26
SCHEDULE - H		
SUNDRY DEBTORS:		
994B Vitta Babu Rao		10,609.80
		10,609.80
SCHEDULE - I		
INVENTORY:		
Closing Stock		1,78,01,901.22
(TEJAL MODI).		

dhruv

Tejal Modi		A.Y.2022-2022
Details of Apartment # 99 - 8 flats (12,960 sft)		
Opening balance (1-4-22) - Land & WIP		2,92,54,689.14
Interest paid	18,98,638.00	18,98,638.00
Less: Construction cost transferred for sold flats		3,11,53,327.14
Closing Stock		1,33,51,425.92
		1,78,01,901.22
Balance Sft for 7 Flats		11,340.00
Construction cost per sft		2,747.21
Details of Unsecured Loans		
Ketan N Parikh		17,477.00
Bhavesh Mehta		3,75,000.00
Beena Mehta		3,75,000.00
		7,67,477.00
Details of Interest paid for Cosntruction Loans		
Mehul Mehta Huf		4,98,634.00
Purvi Mehta		14,00,004.00
		18,98,638.00
Sales details		
993B Priyanka		63,00,000.00
994A Kiran		61,68,000.00
99RB G Vittal Babu Rao		64,50,000.00
		1,89,18,000.00

TN 