

**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  
2023-24

PAN ABMPM6725H

Name SOHAM MODI

Address 5-4-187/3 AND 4, 3RD FLOOR, SOHAM MANSION , M.G ROAD , SECUNDERABAD , 36-Telangana, 91-INDIA, 500003

Status Individual

Form Number

ITR-3

Filed u/s 139(1)- On or Before due date

e-Filing Acknowledgement Number

402604271121023

Taxable Income and Tax Details

|                                                   |   |               |
|---------------------------------------------------|---|---------------|
| Current Year business loss, if any                | 1 | 17,03,191     |
| Total Income                                      | 2 | 0             |
| Book Profit under MAT, where applicable           | 3 | 0             |
| Adjusted Total Income under AMT, where applicable | 4 | 0             |
| Net tax payable                                   | 5 | 0             |
| Interest and Fee Payable                          | 6 | 0             |
| Total tax, interest and Fee payable               | 7 | 0             |
| Taxes Paid                                        | 8 | 17,91,306     |
| (+) Tax Payable /(-) Refundable (7-8)             | 9 | (-) 17,91,310 |

Accreted Income and Tax Detail

|                                         |    |       |
|-----------------------------------------|----|-------|
| Accreted Income as per section 115TD    | 10 | 0     |
| Additional Tax payable u/s 115TD        | 11 | 0     |
| Interest payable u/s 115TE              | 12 | 0     |
| Additional Tax and interest payable     | 13 | 0     |
| Tax and interest paid                   | 14 | 0     |
| (+) Tax Payable /(-) Refundable (13-14) | 15 | (+) 0 |

This return has been digitally signed by SOHAM MODI in the capacity of Self  
having PAN ABMPM6725H from IP address 49.205.122.22 on 12-Oct-2023 11:59:02 DSC Si.No & Issuer  
3097367 & 539657110460CN=Capricorn Sub CA for Individual DSC 2022,OU=Certifying  
Authority,O=Capricorn Identity Services Pvt Ltd.,C=IN

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Barcode/QR Code



ABMPM6725H034026042711210234c8f7be116231047cc2bfc7be4c912e19a170e10

DO NOT SEND THIS ACKNOWLEDGEMENT TO CPC, BENGALURU

|                                      |                                                                                       |                        |               |
|--------------------------------------|---------------------------------------------------------------------------------------|------------------------|---------------|
| <b>Name Of Assessee</b>              | : <b>Soham Modi</b>                                                                   |                        |               |
| <b>PAN</b>                           | : <b>ABMPM6725H</b>                                                                   |                        |               |
| <b>Father's Name</b>                 | : Satish Modi                                                                         |                        |               |
| <b>Residential Address</b>           | : 5-4-187/3 And 4, 3rd Floor, Soham Mansion, M.g Road, Secunderabad, Telangana-500003 |                        |               |
| <b>Status</b>                        | : INDIVIDUAL                                                                          | <b>Assessment Year</b> | : 2023 - 2024 |
| <b>Ward No</b>                       | : ITO, WARD-16(1),HYD                                                                 | <b>Financial Year</b>  | : 2022 - 2023 |
| <b>Gender</b>                        | : Male                                                                                | <b>Date Of Birth</b>   | : 18/10/1969  |
| <b>Aadhaar No.</b>                   | : 314687274389                                                                        |                        |               |
| <b>Mobile No.</b>                    | : 8885583001                                                                          |                        |               |
| <b>Email Address</b>                 | : admin@modiproperties.com                                                            |                        |               |
| <b>Residential Status</b>            | : Resident                                                                            |                        |               |
| <b>Name Of Bank</b>                  | : Hdfc Bank Ltd                                                                       |                        |               |
| <b>Micr Code</b>                     | : 500240003                                                                           |                        |               |
| <b>Ifsc Code</b>                     | : Hdfc0000042                                                                         |                        |               |
| <b>Account No.</b>                   | : 00421200008785                                                                      |                        |               |
| <b>Opted For Taxation U/s 115BAC</b> | : No                                                                                  |                        |               |
| <b>Return</b>                        | : Original (Filing Date : 12/10/2023 & No. : 402604271121023)                         |                        |               |
| <b>Import Date</b>                   | : Ais : 06-10-2023 05:30 Pm      Tis : 06-10-2023 05:30 Pm                            |                        |               |
|                                      | : 26as : 06-10-2023 05:30 Pm                                                          |                        |               |

### COMPUTATION OF TOTAL INCOME

#### Salaries

5950000

Modi Properties & Investment Pvt Ltd (Tan: Hyd01455g) :  
5-4-187/3&4, 2nd Floor,, Soham Mansion,, Mg Road,  
Secunderabad, Hyderabad, Telangana-500003

Salary 3600000

Modi Housing Pvt Ltd. (Tan: Hyd04919f) : 5-4-187/3&4 2nd  
Floor, Soham Mansion, M.g Road, Secunderabad,  
Telangana-500003

|                                     |         |
|-------------------------------------|---------|
| Salary                              | 2400000 |
| Gross Salary                        | 6000000 |
| Less: Standard Deduction U/s 16(ia) | 50000   |
| Taxable Salary                      | 5950000 |

#### Income From House Property

0

##### Self Occupied House

Address : Plot No 280, Road No 25, Jubilee Hills, Hyderabad,  
Telangana-500033

|                          |         |
|--------------------------|---------|
| Annual Value             | Nil     |
| Less: Interest U/s 24(b) | -200000 |

##### Let Out

Name Of Tenant : Vishwas Infosoft Ltd  
Address : 5-4-187/3 And 4/7/b, Soham Mansion, M G Road,  
Secunderabad, Telangana-500003

|                                    |        |
|------------------------------------|--------|
| Annual Value                       | 207000 |
| Less: Standard Deduction U/s 24(a) | -62100 |
| Taxable Income From House Property | 144900 |

#### Profits And Gains From Business And Profession

0

Profit From Firm : Silver Oak Villas Llp

|                |          |
|----------------|----------|
| Profit         | 3489482  |
| Less: Expenses | -1700793 |

|                                                          |                  |                  |
|----------------------------------------------------------|------------------|------------------|
| Less: Profit Exempt U/s 10(2A)                           | -3489482         |                  |
|                                                          | <u>-1700793</u>  |                  |
| <u>Profit From Firm : Summit Builders</u>                |                  |                  |
| Profit                                                   | 247615           |                  |
| Less: Profit Exempt U/s 10(2A)                           | <u>-247615</u>   |                  |
|                                                          |                  |                  |
| <u>Profit From Firm : Modi Consultancy Services</u>      |                  |                  |
| Profit                                                   | 313177           |                  |
| Less: Profit Exempt U/s 10(2A)                           | <u>-313177</u>   |                  |
|                                                          |                  |                  |
| <u>Profit From Firm : Silver Oak Realty</u>              |                  |                  |
| Profit                                                   | 28244            |                  |
| Less: Expenses                                           | -2398            |                  |
| Less: Profit Exempt U/s 10(2A)                           | <u>-28244</u>    |                  |
|                                                          | <u>-2398</u>     |                  |
|                                                          |                  |                  |
| <u>Profit From Firm : Modi Realtors Gv Hyderabad Llp</u> |                  |                  |
| Profit                                                   | 22030            |                  |
| Less: Profit Exempt U/s 10(2A)                           | <u>-22030</u>    |                  |
|                                                          |                  |                  |
| <u>Profit From Firm : N Square Life Sciences Llp</u>     |                  |                  |
| Profit                                                   | 7841             |                  |
| Less: Profit Exempt U/s 10(2A)                           | <u>-7841</u>     |                  |
|                                                          |                  |                  |
| <b><u>Income From Other Sources</u></b>                  |                  | 0                |
| Hdfc Bank Limited (Aaach2702h.ab772)                     | 9954             |                  |
| Interest From Other Parties                              | 3455367          |                  |
| Less : Expenses                                          | <u>-10760857</u> | -7305490         |
| Interest On It Refund                                    |                  | <u>75790</u>     |
| Total                                                    |                  | <u>-7219746</u>  |
| <b><u>Inter-head Adjustment Of Losses U/s 71</u></b>     |                  |                  |
| Other Income Loss Set Off From Salary Income             |                  | -5950000         |
| <b><u>Current Year Losses Carried Forward</u></b>        |                  |                  |
| House Property Loss Of Rs. 55100                         |                  |                  |
| Business Loss Of Rs. 1703191                             |                  |                  |
| <b>Gross Total Income</b>                                |                  | <u>Nil</u>       |
| <b><u>Less Deductions Under Chapter-VIA</u></b>          |                  |                  |
| 80C Deduction                                            | 150000           |                  |
| Total Deductions                                         |                  | <u>Nil</u>       |
| <b>Total Income</b>                                      |                  | <u>Nil</u>       |
| <b><u>COMPUTATION OF TAX ON TOTAL INCOME</u></b>         |                  |                  |
| <b>Tax On Rs. Nil</b>                                    |                  | Nil              |
| <b><u>Less Tax Deducted At Source</u></b>                |                  |                  |
| Section 194a: Other Interest                             | 305467           |                  |
| Section 192: Salary                                      | 1466400          |                  |
| Section 194jb: Section 194jb                             | 12399            |                  |
| Section 206cq: Section 206cq                             | <u>7040</u>      | 1791306          |
|                                                          |                  | <u>-1791306</u>  |
| <b>Refundable</b>                                        |                  | (1791306)        |
| Tax Rounded Off U/s 288B                                 |                  | <u>(1791310)</u> |

**Detail Of Deduction U/s 80C**

Biirla Sunlife Insurance &amp; Other Insurance

150000

**Total**

150000

**LOSSES TABLE**

| A.Y.    | HEAD              | LOSSES          |         |                 |
|---------|-------------------|-----------------|---------|-----------------|
|         |                   | BROUGHT FORWARD | SET-OFF | CARRIED FORWARD |
| 2019-20 | House Property    | 104183          | -       | 104183          |
| 2020-21 | House Property    | 111424          | -       | 111424          |
| 2023-24 | House Property    | -               | -       | 55100           |
| 2023-24 | Ordinary Business | -               | -       | 1703191         |

**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     | 6000000.00      | 6000000.00    | 6000000.00              | Nil          | 6000000.00  | Nil         |
| 2     | Interest from savings bank                              | Other Source | 194A    | 8600.00         | 8600.00       | 9954.00                 | -1354.00     |             |             |
| 3     | Interest from deposit                                   | Other Source | 194A    | 3054801.00      | 3054801.00    | 3455367.00              | -400566.00   | 3054656.00  | -400711.00  |
| 4     | Sale of land or building                                | Capital Gain | 194IA   | 123900000.00    | 123900000.00  | 0.00                    | 123900000.00 | 0.00        | Nil         |
| 5     | Business receipts                                       | Business     |         | 123989.00       | 123989.00     | 0.00                    | 123989.00    | 0.00        | Nil         |
| 6     | Miscellaneous payment                                   |              |         | 4414382.00      | 4414382.00    |                         |              |             |             |
| 7     | Outward foreign remittance/purchase of foreign currency |              |         | 176736.00       | 176736.00     |                         |              |             |             |

**Schedule IF** Information regarding partnership firms in which you are partner**FIRMS IN WHICH PARTNER**

| Number of firms in which you are partner |                                |                 |                                                 |                                                      |                                            |                               | 6                                         |
|------------------------------------------|--------------------------------|-----------------|-------------------------------------------------|------------------------------------------------------|--------------------------------------------|-------------------------------|-------------------------------------------|
| Sl. No.                                  | Name of the Firm               | PAN of the firm | Whether the firm is liable for audit ? (Yes/No) | Whether section 92E is applicable to firm? (Yes/ No) | Percentage Share in the profit of the firm | Amount of share in the profit | Capital balance on 31st March in the firm |
|                                          |                                |                 |                                                 |                                                      |                                            | i                             | ii                                        |
| i                                        | SILVER OAK VILLAS LLP          | ADBFS3288A      | Yes                                             | No                                                   | 80                                         | 3489482                       | -31087675                                 |
| ii                                       | SUMMIT BUILDERS                | AAYFS2757C      | No                                              | No                                                   | 50                                         | 247615                        | -187842                                   |
| iii                                      | MODI CONSULTANCY SERVICES      | AAXFM0733F      | No                                              | No                                                   | 50                                         | 313177                        | -1863018                                  |
| iv                                       | SILVER OAK REALTY              | AAJFM0647C      | No                                              | No                                                   | 5                                          | 28244                         | 31673                                     |
| v                                        | MODI REALTORS GV HYDERABAD LLP | ABUFM7974L      | No                                              | No                                                   | Nil                                        | 22030                         | -24000                                    |
| vi                                       | N SQUARE LIFE SCIENCES LLP     | AASFN8997M      | No                                              | No                                                   | Nil                                        | 7841                          | 9009860                                   |
| 4                                        | Total                          |                 |                                                 |                                                      |                                            | 4108389                       | -24121002                                 |

**SOHAM MODI**  
(Self)

Shri. SOHAM MODI S/o. Shri. Satish Modi  
5-4-187/ 3 & 4, 3rd Floor, Soham Mansion, M.G.Road, Secunderabad -3  
Assessment Year : 2023-2024  
BALANCE SHEET AS ON 31.03.2023

| <u>LIABILITIES</u> | <u>SCHEDULE</u> | <u>AMOUNT</u>         | <u>ASSETS</u>                | <u>SCHEDULE</u> | <u>AMOUNT</u>         |
|--------------------|-----------------|-----------------------|------------------------------|-----------------|-----------------------|
| RENT DEPOSITS      | I               | 1,17,000.00           | CASH ON HAND                 | -               | 3,84,562.09           |
| UNSECURED LOANS    | II              | 7,89,73,755.77        | CASH AT BANK                 | IV              | 4,82,645.89           |
| ADVANCES           | III             | 17,305.00             | INVESTMENTS IN PVT. LTD. CO. | V               | (2,51,00,002.66)      |
|                    |                 |                       | DEPOSITS                     | VI              | 12,52,160.00          |
|                    |                 |                       | SUNDRY                       |                 |                       |
|                    |                 |                       | DEBTORS/LOANS/ADVANCES       | VII             | 5,48,86,980.12        |
|                    |                 |                       | LAND & BUILDING              | VIII            | 55,40,181.74          |
|                    |                 |                       | JEWELLERY                    | -               | 59,014.25             |
|                    |                 |                       | CAPITAL BALANCE              |                 | 4,16,02,519.05        |
|                    |                 | <u>7,91,08,060.77</u> |                              |                 | <u>7,91,08,060.77</u> |

(SOHAM MODI)

SOHAM MODI

A.Y. 2023-2024

CAPITAL ACCOUNT

|                                             |                       |                                      |                       |
|---------------------------------------------|-----------------------|--------------------------------------|-----------------------|
| To Balance b/fd. (1-4-22)                   | 2,65,84,213.32        | By Remueration from MPIPI            | 36,00,000.00          |
| To Property tax                             | 6,732.00              | By Remueration from MHPI             | 24,00,000.00          |
| To Bajaj Aliance Life Insurance Company Ltd | 4,69,522.00           | By interest                          | 6,020.90              |
| To Star Health Insurance                    | 23,095.00             | By Interest on SB Account            | 9,954.00              |
| To Bank charges                             | 1,215.40              | By Income tax refund                 | 18,89,630.00          |
| To Bajaj Loan pre closure charges           | 26,33,882.00          | By Interest on income tax refund     | 75,590.00             |
| To Share of Income tax                      | 17,03,190.27          | By Share of Profit from Firms / LLPs | 34,89,481.65          |
| To Share of Lossess from Firms/LLPs         | 9,11,468.67           | By Rent receipts from SOVLIP         | 2,07,000.00           |
| To Interest (Net)                           | 75,05,490.13          | By Balance c/d. (31-03-2023)         | 4,16,02,519.05        |
| To Drawings                                 | 1,16,57,118.81        |                                      |                       |
| To TDS                                      | 17,84,268.00          |                                      |                       |
|                                             | <u>5,32,80,195.60</u> |                                      | <u>5,32,80,195.60</u> |

(SOHAM MODI)

**SOHAM MODI****A.Y.2023-2024****ANNEXURE -I****Rent Deposits**

|                          |           |                |
|--------------------------|-----------|----------------|
| Grandeur Homes Pvt. Ltd. | 72,000.00 | To be refunded |
| Silver Oak Villas LLP    | 45,000.00 |                |

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**1,17,000.00**

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**ANNEXURE - II****Unsecured Loans**

|                                                     |              |
|-----------------------------------------------------|--------------|
| Smita Manan Desai                                   | 3,00,000.00  |
| USL-Amita Neelesh Desai                             | 7,56,637.00  |
| USL-Amita Valmick Desai                             | 15,15,000.00 |
| USL-Ashok Desai                                     | 23,03,760.00 |
| USL-Atit J Shah                                     | 2,09,000.00  |
| USL-Beena Bhavesh Mehta                             | 28,35,000.00 |
| USL-Bina Kotak                                      | 30,51,288.00 |
| USL-Chirag Kumar Desai                              | 5,01,529.00  |
| USL-Devanshi Desai/Geeta Desai                      | 30,90,000.00 |
| USL-Devanshi P Desai                                | 20,60,000.00 |
| USL-Hema Vinit Mody                                 | 51,69,315.00 |
| USL-Jagadish M Shah                                 | 18,81,000.00 |
| USL-Jagadish M Shah Huf                             | 5,77,500.00  |
| USL-Kalpana J Shah                                  | 25,60,250.00 |
| USL-Karna S Mehta                                   | 17,76,500.00 |
| USL-Kokila Rasiklal Mody                            | 7,62,822.00  |
| USL-Malve Durgadas Narasimhanarayana                | 15,45,000.00 |
| USL-Mattay Syam Sunder/Indira Mattay/Durga Das Malv | 15,45,000.00 |
| USL-Mehul Mehta Huf 15%                             | 91,12,500.00 |
| USL-Mehul Mehta Huf Loan 14%                        | 75,87,500.00 |
| USL-Modi Realty Genome Valley LLP-Running Cap       | 19,999.78    |
| USL-Purvi Mehta                                     | 40,50,000.00 |
| USL-Rasiklal Sakerlal Mody                          | 7,62,822.00  |
| USL-Ratna Devi Venkata Rao Mukkavilli               | 26,19,768.00 |
| USL-Sharad Haridas Kotak                            | 30,51,288.00 |
| USL-Smitha Desai                                    | 46,09,383.00 |
| USL-Soham Modi Huf                                  | 49,10,282.99 |
| USL-Urvish Rasiklal Modi                            | 7,60,685.00  |
| USL-Valmick Kanitlal Desai                          | 40,40,000.00 |
| USL-VASANTATABEN P DESAI                            | 50,09,926.00 |

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**7,89,73,755.77**

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**ANNEXURE - III****Advances**

|                              |           |
|------------------------------|-----------|
| Summit Sales LLP - Logistics | 7,305.00  |
| Gaurang Mody                 | 10,000.00 |

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**17,305.00**

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**ANNEXURE - IV****Cash At Bank**

|                                       |             |
|---------------------------------------|-------------|
| HDFC Bank-00421200008785              | 39,269.78   |
| Kotak Mahindra Bank A/c.No.6812641998 | 29,122.20   |
| Yes Bank Ltd-009763700002411          | 4,14,253.91 |

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**4,82,645.89**

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**ANNEXURE - V****Investment in Pvt Ltd Companies / Firms / LLP****Investment in Pvt.Ltd. Co.**

|                                                   |             |              |
|---------------------------------------------------|-------------|--------------|
| AMTZ Medpolis Square 4554 Pvt. Ltd. Equity        | 10.00       |              |
| AMTZ Medpolis Square 801 Pvt. Ltd. Equity         | 10.00       |              |
| AMTZ MEDPOLIS SQUARE 405 PVT LTD                  | 1,20,000.00 |              |
| Fortune Automobiles India Pvt Ltd-Share           | 10.00       |              |
| GVSH Manufacturing facilities pvt ltd Paid Up Cap | 49,000.00   |              |
| Modi Housing Pvt Ltd-Share Capital                | 98,000.00   |              |
| Modi Properties Pvt. Ltd. -Share Capital          | 9,02,000.00 | 11,69,030.00 |

#### **Investments in Firms/LLP**

|                                            |              |              |
|--------------------------------------------|--------------|--------------|
| INVE-Silver Oak Realty                     | 31,673.42    |              |
| Modi GV Ventures LLP Fixed Capital         | 49,000.00    |              |
| Silver Oak Villas LLP III                  | 56,199.62    |              |
| Silver Oak Villas Fixed Capital            | 80,000.00    |              |
| Modi Realty GV Hyderabad LLP Fixed Capital | 49,000.00    |              |
| N Square Life Sciences LLP                 | 90,09,859.50 | 92,75,732.54 |

|                                      |                  |                                |
|--------------------------------------|------------------|--------------------------------|
| Summit Builders                      | (1,87,842.49)    |                                |
| Modi Consultancy Services            | (18,63,017.92)   |                                |
| OTHLOAN-MHPL-SOVIII                  | (22,00,000.00)   |                                |
| PARTNER-Silver Oak Villas LLP        | (3,12,23,874.88) |                                |
| Modi GV Ventures LLP Running capital | (24,000.00)      |                                |
| Modi Realtors GV Hyderabad LLP       | (46,029.91)      | (3,55,44,765.20)               |
|                                      |                  | <b><u>(2,51,00,002.66)</u></b> |

#### **ANNEXURE - VI**

##### **Deposits**

|                     |                            |
|---------------------|----------------------------|
| APSEB Deposit       | 16,200.00                  |
| Hyderabad Golf Club | 12,35,960.00               |
|                     | <b><u>12,52,160.00</u></b> |

#### **ANNEXURE - VII**

##### **Sundry Debtors / Loans & Advances**

##### **Sundry Debtors**

|                                       |              |                    |
|---------------------------------------|--------------|--------------------|
| Silver Oak Villas LLP Rent receivable | 17,250.00    | inter balance      |
| Srinivas Narsimha                     | 25,09,858.00 | check              |
| Thota Pavani & B Phani Kumar          | 8,06,477.00  | 33,33,585.00 check |

##### **Advances**

|                     |              |                                |
|---------------------|--------------|--------------------------------|
| Compensation        | 16,70,028.00 | check                          |
| CV Chandra Mouli    | 80,000.00    | written off                    |
| M & M Associates    | 25,000.00    | rotate & close                 |
| MHPL Salary account | 1,17,800.00  | inter balance                  |
| Satyavani Homes jv  | 75,00,000.00 | 93,92,828.00 Flats purchase at |

##### **Advances-Land Lords**

|             |   |       |
|-------------|---|-------|
| B Mallesh   | - | check |
| B Sudarshan | - | check |

##### **Loans**

|                                         |              |                |
|-----------------------------------------|--------------|----------------|
| Tejal Modi                              | 66,81,472.00 | inter balance  |
| Satish Chandra Modi                     | 1,55,000.00  |                |
| Fortune Automobiles Pvt. Ltd.           | 98,00,016.00 |                |
| GVSH Manufacturing facilities Pvt. Ltd. | 6,64,397.00  | inter balance  |
| Modi Housing Pvt. Ltd.                  | 47,97,722.12 | inter balance  |
| Modi Properties Pvt. Ltd.               | 98,77,751.17 | inter balance  |
| Nisha Modi                              | 43,82,664.83 | inter balance  |
| Nidhi Modi                              | 22,10,000.00 | inter balance  |
| K Raja Reddy                            | 7,73,589.00  | recover        |
| Samir Christopher Hartnett              | 18,03,118.00 | recover        |
| Kadakhia & Modi Housing                 | 6,02,121.00  | recover        |
| Taksh Gupta                             | 1,50,000.00  | check with sir |



|                            |             |                       |             |
|----------------------------|-------------|-----------------------|-------------|
| Anand Mehta                | 2,00,000.00 | 4,20,97,851.12        | recover     |
| <b>Petty Cash Accounts</b> |             |                       |             |
| Prabhakar Reddy            | 60,000.00   |                       | written off |
| Sambasivarao               | 2,716.00    | 62,716.00             |             |
|                            |             | <b>5,48,86,980.12</b> |             |

#### **ANNEXURE - VIII**

##### **Land & Buildings**

|                                                          |                     |
|----------------------------------------------------------|---------------------|
| Premises bearing No. 5-4-187/3 & 4/7/B, Soham Mansion,   | 5,69,860.00         |
| Land - Lalgadi malakpet                                  | 18,50,699.60        |
| Residential House at Plot No. 280, Road. No. 25, Jubilee | 31,19,622.14        |
|                                                          | <b>55,40,181.74</b> |

##### **TDS**

|                                       |                     |
|---------------------------------------|---------------------|
| Aedis Developers LLP                  | 9,785.00            |
| Kadakia and Modi Housing              | 69,680.00           |
| Modi Properties Pvt.Ltd.-Salary TDS   | 9,12,600.00         |
| Modi Properties Pvt Ltd-interest tds  | 21,084.00           |
| Modi Housing Pvt Ltd- interest tds    | 18,313.00           |
| GVSH Manufacturing Facilities Pvt Ltd | 2,614.00            |
| Modi Housing Pvt. Ltd. - Salary tds   | 5,53,800.00         |
| Nilgiri Estates                       | 26,327.00           |
| Modi Realty Miryalaguda LLP           | 23,065.00           |
| Fortune Automobiles Pvt Ltd-Loan      | 1,47,000.00         |
|                                       | <b>17,84,268.00</b> |

##### **Drawings details:**

|                                       |                       |
|---------------------------------------|-----------------------|
| Legal Services                        | 4,531.00              |
| Repairs & Maintenance Automobiles     | 12,685.00             |
| Repairs & Maintenance Equipments      | 3,400.00              |
| Admin Audit                           | 23,800.00             |
| Tour & Travelling Exp - Reimbursement | (2,27,226.00)         |
| Alila Diwa Goa                        | 5,34,560.00           |
| Drawings                              | 1,42,486.00           |
| HDFC Credit Card                      | 33,71,568.00          |
| Hyderabad Golf Association            | 32,272.00             |
| Jubilee Hills International centre    | 43,950.00             |
| Marriage Expenses                     | 5,13,480.00           |
| Electricity Bills                     | 1,37,518.00           |
| Miscellaneous Expenses                | 2,790.00              |
| Consultancy charges                   | 5,900.00              |
| Water Supply                          | 14,019.00             |
| Secunderabad Club                     | 27,670.00             |
| Standard Chartered Bank Credit Card   | 10,15,001.00          |
| Yes Bank Credit card                  | 1,26,856.00           |
| Taj Deccan                            | 7,85,000.00           |
| Fairfield by Marriot Goa Benaulum     | 50,02,500.00          |
| Open card                             | 50,000.00             |
| Bad debits written off                | 34,358.81             |
|                                       | <b>1,16,57,118.81</b> |

SOHAM MODI

A.Y: 2023-2024

## DETAILS OF INTEREST

|                                 |                                                     |                       |                     |
|---------------------------------|-----------------------------------------------------|-----------------------|---------------------|
| 1                               | Atit J Shah                                         | -                     |                     |
| 2                               | Jagdish J Shah                                      | -                     |                     |
| 3                               | Jagdish J Shah Huf                                  | -                     |                     |
| 4                               | Kalpna J Shah                                       | -                     |                     |
|                                 | <b>Total HL Interest</b>                            | -                     |                     |
| 1                               | USL-Amita Neelesh Desai                             | 88,116.00             |                     |
| 2                               | USL-Amita Valmick Desai                             | 1,80,000.00           |                     |
| 3                               | USL-Ashok Desai                                     | 3,03,760.00           |                     |
| 4                               | USL-Atit J Shah                                     | 22,000.00             |                     |
| 5                               | USL-Beena Bhavesh Mehta                             | 4,20,000.00           |                     |
| 6                               | USL-Bina Kotak                                      | 51,288.00             |                     |
| 7                               | USL-Chirag Kumar Desai                              | 1,529.00              |                     |
| 8                               | USL-Devanshi Desai/Geeta Desai                      | 3,60,000.00           |                     |
| 9                               | USL-Devanshi P Desai                                | 2,40,000.00           |                     |
| 10                              | USL-Hema Vinit Mody                                 | 1,69,315.00           |                     |
| 11                              | USL-Jagdish M Shah                                  | 1,98,000.00           |                     |
| 12                              | USL-Jagdish M Shah Huf                              | 60,500.00             |                     |
| 13                              | USL-Kalpna J Shah                                   | 2,69,500.00           |                     |
| 14                              | USL-Karna S Mehta                                   | 3,06,000.00           |                     |
| 15                              | USL-Kokila Rasiklal Mody                            | 12,822.00             |                     |
| 16                              | USL-Malve Durgadas Narasimhanarayana                | 1,80,000.00           |                     |
| 17                              | USL-Mattay Syam Sunder/Indira Mattay/Durga Das Malv | 1,80,000.00           |                     |
| 18                              | USL-Mehul Mehta Huf 15%                             | 13,50,000.00          |                     |
| 19                              | USL-Mehul Mehta Huf Loan 14%                        | 10,50,000.00          |                     |
| 20                              | USL-Purvi Mehta                                     | 6,00,000.00           |                     |
| 21                              | USL-Rasiklal Sakerlal Mody                          | 12,822.00             |                     |
| 22                              | USL-Ratna Devi Venkata Rao Mukkavilli               | 2,64,768.00           |                     |
| 23                              | USL-Sharad Haridas Kotak                            | 51,288.00             |                     |
| 24                              | USL-Smitha Desai                                    | 6,09,383.00           |                     |
| 25                              | USL-Urvish Rasiklal Modi                            | 10,685.00             |                     |
| 26                              | USL-Valmick Kanitlal Desai                          | 4,80,000.00           |                     |
| 27                              | USL-VASANTATABEN P DESAI                            | 4,08,526.00           |                     |
| 28                              | Bajaj Finance Ltd                                   | 30,80,555.34          |                     |
|                                 |                                                     | <u>1,09,60,857.34</u> |                     |
| <b>Less: Interest received:</b> |                                                     |                       |                     |
| 1                               | Aedis Developers LLP                                | 97,849                |                     |
| 2                               | Kadakia & Modi Housing                              | 6,96,801              |                     |
| 3                               | Modi Properties Pvt.Ltd.                            | 2,10,835              |                     |
| 4                               | Modi Housing Pvt. Ltd.                              | 1,83,125              |                     |
| 5                               | Samir Cristopher Hartnett                           | 1,03,118              |                     |
| 6                               | GVSH Manufacturing Facilities Pvt. Ltd.             | 26,135                |                     |
| 7                               | K Raja Reddy                                        | 1,73,589              |                     |
| 8                               | Nilgiri Estates                                     | 2,63,266              |                     |
| 9                               | Modi Realty Miryalguda LLP                          | 2,30,649              |                     |
| 10                              | Fortune Automobiles Pvt. Ltd.                       | 14,70,000             | 34,55,367.21        |
|                                 |                                                     |                       | <u>75,05,490.13</u> |

Details of Share of Loss from Firm / LLP

| S.No. | Company/Firm/LLP               | Amount             |
|-------|--------------------------------|--------------------|
| 1     | Silver Oak Realty              | 28,243.64          |
| 2     | Modi Consultancy Services      | 3,13,177.37        |
| 3     | Silver Villas LLP              | 2,92,562.45        |
| 4     | Summit Builders                | 2,47,614.80        |
| 5     | Modi Realtors GV Hyderabad LLP | 22,029.91          |
| 6     | N Square Life Sciences LLP     | 7,840.50           |
|       |                                | <u>9,11,468.67</u> |

of Profit from Firm / LLP

| S.No. | Company/Firm/LLP      | Amount              |
|-------|-----------------------|---------------------|
| 1     | Silver Oak Villas LLP | 34,89,481.65        |
|       |                       | <u>34,89,481.65</u> |

Income tax from Firm / LLP

|   |                           |                     |
|---|---------------------------|---------------------|
| 1 | Silver Oak Realty         | 2,397.50            |
| 2 | Silver Oak Villas LLP III | 16,63,341.17        |
| 3 | Silver Oak Villas LLP     | 37,451.60           |
|   |                           | <u>17,03,190.27</u> |