

**Modi Properties Pvt Ltd.**  
5-4-187/3&4, IInd Floor, Soham Mansion  
M G Road, Ranigunj,  
Secunderabad - 500003  
CIN: U65993TG1994PTC017795

**BANK-Kotak Mahindra Bank 1814996053 Book**

1-Feb-25 to 28-Feb-25

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| Date     | Particulars                                                                                                                                                | Vch Type | Vch No.   | Debit              | Credit      |
|----------|------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|--------------------|-------------|
| 1-Feb-25 | To <b>Opening Balance</b>                                                                                                                                  |          |           | <b>6,24,535.58</b> |             |
| 1-Feb-25 | By <b>OE-Conveyance</b><br><i>Being amount paid to Dasari Deepakraj towards conveyance for the period 05-01-24 to 30-12-24</i>                             | Payment  | PAY/13625 |                    | 2,129.00    |
|          | By Soham Mansion Owners Association<br><i>Being payment to Soham Mansion Owners Association maintenance charges for the month of january 2025.</i>         | Payment  | PAY/13633 |                    | 18,620.00   |
|          | By <b>SP-T. Krishna Mohan</b><br><i>Being payment to T. Krishna Mohan against credit balance data base maintenance dues for the month of january 2025.</i> | Payment  | PAY/13634 |                    | 6,750.00    |
|          | By <b>SP-Om Prakash Modi</b><br><i>Being NEFT to Om Prakash Modi towards parking charges for the month of january 2025.</i>                                | Payment  | PAY/13635 |                    | 19,800.00   |
|          | By <b>SP-Y Anjaiah</b><br><i>Being payment to Y Anjaiah towards house keeping charges for january 2025</i>                                                 | Payment  | PAY/13636 |                    | 3,500.00    |
|          | By Nilgiri Estates Owner Association<br><i>Being payment to NEOA towards mmc charges for the month of feb 25 against Flat no. 128</i>                      | Payment  | PAY/13637 |                    | 900.00      |
|          | By AVR Gulmohar Welfare Association<br><i>Being payemnt to AVR Gulmohar Welfare Association towards mmc charges for the month of february 2025.</i>        | Payment  | PAY/13638 |                    | 10,319.00   |
|          | By <b>SP-Expert Security Guards</b><br><i>Being payment to expert security guards against credit balance ref inv no. ESG/151/25</i>                        | Payment  | PAY/13639 |                    | 34,001.00   |
|          | By <b>SP-BPCL-ECMS(Fleet Business)</b><br><i>Being payment to SP-BPCL-ECMS( Fleet Business) against credit balance</i>                                     | Payment  | PAY/13640 |                    | 25,000.00   |
|          | Carried Over                                                                                                                                               |          |           | 6,24,535.58        | 1,21,019.00 |

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| Date     | Particulars                                                                                                                                                                  | Vch Type | Vch No.   | Debit        | Credit      |
|----------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|--------------|-------------|
|          | Brought Forward                                                                                                                                                              |          |           | 6,24,535.58  | 1,21,019.00 |
| 1-Feb-25 | By SP-Modi Consultancy Services<br><i>Being payment to Modi Consultancy Services against Hoarding rent for the month of jan 25 at BNC ref inv no. SAL/10160 dt. 30-01-24</i> | Payment  | PAY/13641 |              | 11,760.00   |
|          | By SUP-Modi Housing Pvt Ltd<br><i>Being payment to Modi Housing Pvt Ltd against credit balance ref inv no. 41429</i>                                                         | Payment  | PAY/13642 |              | 3,306.00    |
|          | By EMP-Rasamolla Vinod Kumar Salary<br><i>Being salary for janaury 2025</i>                                                                                                  | Payment  | PAY/13643 |              | 44,705.00   |
|          | By EMP-Kore Martand Salary<br><i>Being salary for janaury 2025</i>                                                                                                           | Payment  | PAY/13644 |              | 23,972.00   |
|          | By EMP-Bore Shekappa Salary<br><i>Being salary for janaury 2025</i>                                                                                                          | Payment  | PAY/13645 |              | 18,299.00   |
|          | By EMP-Dasari Deepakraj Salary<br><i>Being Chq 000692 issued to Y/S for NEFT/RTGS to Dasari Deepakraj towards salary for Jan 25</i>                                          | Payment  | PAY/13646 |              | 15,970.00   |
|          | By ECARD-Rajender Kadthuri<br><i>Being payment to Rajender towards advance for plot no. 280 expenses</i>                                                                     | Payment  | PAY/13647 |              | 6,000.00    |
|          | By INV-Silver Oak Realty<br><i>Being payment to INV-Silver Oak Realty towards funds transfer</i>                                                                             | Payment  | PAY/13649 |              | 20,000.00   |
|          | By OTH LOAN-AMTZ Medpolis Square Pvt Ltd<br><i>Being Chq 000697 issued to Y/S for NEFT/RTGS to AMTZ Medpolis Square Pvt Ltd towards loan</i>                                 | Payment  | PAY/13650 |              | 1,00,000.00 |
| 3-Feb-25 | T0 INV-Modi Properties Pvt Ltd-Services<br><i>Being payment received from INV -Modi Properties Pvt Ltd-Services towards funds transfer</i>                                   | Receipt  | REC/11154 | 9,00,000.00  |             |
|          | T0 BANK-Kotak Mahindra Bank FD<br><i>Being FD Cancelled</i>                                                                                                                  | Contra   | CON/10020 | 25,00,000.00 |             |
|          | By INV-Mehta & Modi Realty Suryapet LLP/Timmapur LLP<br><i>Being payment to Mehta and Modi Realty Timmapur LLP towards funds transfer</i>                                    | Payment  | PAY/13651 |              | 75,000.00   |
|          | By INV-Summit Sales LLP-Running Capital<br><i>Being payment to Summit Sales LLP towards funds transfer</i>                                                                   | Payment  | PAY/13652 |              | 35,000.00   |
|          | Carried Over                                                                                                                                                                 |          |           | 40,24,535.58 | 4,75,031.00 |

| Date     | Particulars                                                                                                                                                   | Vch Type | Vch No.   | Debit        | Credit       |
|----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|--------------|--------------|
|          | Brought Forward                                                                                                                                               |          |           | 40,24,535.58 | 4,75,031.00  |
| 3-Feb-25 | By INV-Aedis Developers LLP<br><i>Being Chq 000697 issued to Y/S for NEFT/RTGS to Aedis Developers LLP towards funds transfer</i>                             | Payment  | PAY/13653 |              | 1,85,000.00  |
|          | By INV-Silver Oak Villas LLP Modi Housing<br><i>Being Chq 000697 issued to Y/S for NEFT/RTGS to Silver Oak Villas LLP Modi Housing towards funds transfer</i> | Payment  | PAY/13654 |              | 11,40,000.00 |
|          | By OTHLOAN-DR.N.R.K.Biotech Pvt Ltd<br><i>Being Chq 000697 issued to Y/S for NEFT/RTGS to DR.N.R.K. Biotech Pvt Ltd towards funds transfer</i>                | Payment  | PAY/13656 |              | 2,00,000.00  |
|          | By OTH LOAN - N Square Biotech Private Limited<br><i>Being payment to N Square Biotech Private Limited towards loan</i>                                       | Payment  | PAY/13658 |              | 15,000.00    |
|          | By INV-Modi Realty LG Malakpet LLP<br><i>Being payment to INV-Modi Realty LG Malakpet LLP towards funds transfer</i>                                          | Payment  | PAY/13659 |              | 10,000.00    |
| T0       | INV-Modi Realty Mallapur LLP<br><i>Being payment received from INV-Modi Realty Mallapur LLP towards funds transfer</i>                                        | Receipt  | REC/11155 | 10,000.00    |              |
| T0       | INV-Aedis Developers LLP<br><i>Being Chq received from INV-Aedis Developers LLP towards funds transfer</i>                                                    | Receipt  | REC/11156 | 1,80,198.00  |              |
|          | By INV-Summit Sales LLP Logistics Capital<br><i>Being payment to Summit Sales LLP Logistics towards funds transfer</i>                                        | Payment  | PAY/13661 |              | 1,80,199.00  |
|          | By BANK-Kotak Mahindra Bank FD<br><i>Being amount debited towards FD Rs 14.00 L auto renew</i>                                                                | Contra   | CON/10021 |              | 14,00,000.00 |
| T0       | SL- Tata Capital Financial Services Ltd-(COD0140)<br><i>Being RTGS received from SL- Tata Capital Financial Services Ltd-(COD0140) towards OD withdrawn</i>   | Receipt  | REC/11157 | 10,00,000.00 |              |
|          | By SL- Tata Capital Financial Services Ltd-(COD0140)<br><i>Being payment to Tata Capital Limited towards OD loan re-payment</i>                               | Payment  | PAY/13662 |              | 10,00,000.00 |
| T0       | Interest on FD<br><i>Being interest on FD amount</i>                                                                                                          | Receipt  | REC/11158 | 5,137.00     |              |
|          | Carried Over                                                                                                                                                  |          |           | 52,19,870.58 | 46,05,230.00 |

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| Date     | Particulars                                                                                                                                                                                                                                                            | Vch Type | Vch No.   | Debit          | Credit       |
|----------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|----------------|--------------|
|          | Brought Forward                                                                                                                                                                                                                                                        |          |           | 52,19,870.58   | 46,05,230.00 |
| 5-Feb-25 | T0 INV-Modi Properties Pvt Ltd-Services<br><i>Being funds received from INV<br/>-Modi Properties Pvt Ltd-Services<br/>towards funds transfer</i>                                                                                                                       | Receipt  | REC/11159 | 20,000.00      |              |
|          | By INV-Modi Properties Pvt Ltd Mayflower Platinum<br><i>Being Chq 000698 issued to Y/S<br/>for NEFT/RTGS to Modi Properties<br/>Pvt Ltd Mayflower Platinum<br/>towards funds transfer</i>                                                                              | Payment  | PAY/13664 |                | 20,000.00    |
|          | By (as per details)<br>DW-Shoba Ram 1,500.00 Dr<br>TDS-1% Contract 15.00 Cr<br><i>Being payment to shoba ram<br/>towards redoxide painting done for<br/>plantation c board with materila at<br/>plot no. 280</i>                                                       | Payment  | PAY/13665 |                | 1,485.00     |
|          | By (as per details)<br>DW-Amlesh Kumar Sharma 2,000.00 Dr<br>TDS-1% Contract 20.00 Cr<br><i>Being payment to Amlesh Kumar<br/>Sharma towards installaiton of<br/>Hinges to cupboards &amp; cupboard<br/>legs and cupboard fixing at<br/>balcolony at plot no 280</i>   | Payment  | PAY/13666 |                | 1,980.00     |
|          | By (as per details)<br>DW-Paisa Achaiah 1,600.00 Dr<br>TDS-1% Contract 16.00 Cr<br><i>Being payment to Paisa Achaiah<br/>towards installation of serial bulb<br/>and repair main electrial board &amp;<br/>fixing of pump box to wall at plot<br/>no. 280</i>          | Payment  | PAY/13667 |                | 1,584.00     |
|          | By (as per details)<br>DW-D Divya 2,500.00 Dr<br>TDS-1% Contract 25.00 Cr<br><i>Being payment to D Divya towards<br/>removing &amp; repairing of old CP &amp;<br/>sanitary, replaceing with new at<br/>HO toilets</i>                                                  | Payment  | PAY/13668 |                | 2,475.00     |
|          | By (as per details)<br>TDS-1% Contract 447.00 Dr<br>TDS-10% Interest 96,321.00 Dr<br>TDS-10% Professional Charges 13,400.00 Dr<br>TDS-10% Rent 11,378.00 Dr<br>TDS-2% Contract 3,885.00 Dr<br><i>Being payment to ITD towards tds<br/>dues for the month of Jan 25</i> | Payment  | PAY/13632 |                | 1,25,431.00  |
| 7-Feb-25 | T0 INV-Modi Properties Pvt Ltd-Services<br><i>Being Chq 983932 received from<br/>MPSVC towards funds transfer</i>                                                                                                                                                      | Receipt  | REC/11160 | 6,00,00,000.00 |              |
|          | Carried Over                                                                                                                                                                                                                                                           |          |           | 6,52,39,870.58 | 47,58,185.00 |

| Date     | Particulars                                                                                                                                                                                                                                                                                   | Vch Type | Vch No.   | Debit          | Credit         |
|----------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|----------------|----------------|
|          | Brought Forward                                                                                                                                                                                                                                                                               |          |           | 6,52,39,870.58 | 47,58,185.00   |
| 7-Feb-25 | By OTH LOAN-AMTZ Medpolis Square Pvt Ltd<br><i>Being Chq 000700 issued to Y/S<br/>for NEFT/RTGS to AMTZ Medpolis<br/>Square Pvt Ltd towards loan</i>                                                                                                                                          | Payment  | PAY/13669 |                | 5,00,00,000.00 |
|          | By INV-Aedis Developers LLP<br><i>Being Chq 000701 issued to Y/S<br/>for NEFT/RTGS to Aedis<br/>Developers LLP towards funds<br/>transfer</i>                                                                                                                                                 | Payment  | PAY/13670 |                | 25,00,000.00   |
|          | By INV-Silver Oak Villas LLP Modi Housing<br><i>Being Chq 000702 issued to Y/S<br/>for NEFT/RTGS to Silver Oak Villas<br/>LLP Modi Housing towards funds<br/>transfer</i>                                                                                                                     | Payment  | PAY/13671 |                | 23,25,000.00   |
|          | To (as per details)<br>TDS-1% Contract 447.00 Cr<br>TDS-10% Interest 96,321.00 Cr<br>TDS-10% Professional Charges 13,400.00 Cr<br>TDS-10% Rent 11,378.00 Cr<br>TDS-2% Contract 3,885.00 Cr<br><i>Being TDS payment for Jan 25<br/>returned</i>                                                | Receipt  | REC/11161 | 1,25,431.00    |                |
|          | To ECARD-Rajender Kadthuri<br><i>Being online payment returned</i>                                                                                                                                                                                                                            | Receipt  | REC/11162 | 6,000.00       |                |
|          | To Soham Mansion Owners Association<br><i>Being Soham Mansion Owners<br/>Association online payment<br/>returnned</i>                                                                                                                                                                         | Receipt  | REC/11163 | 18,620.00      |                |
|          | By (as per details)<br>TDS-1% Contract 447.00 Dr<br>TDS-10% Interest 96,321.00 Dr<br>TDS-10% Professional Charges 13,400.00 Dr<br>TDS-10% Rent 11,378.00 Dr<br>TDS-2% Contract 3,885.00 Dr<br>SIP-TDS 3,763.00 Dr<br><i>Being payment to ITD towards tds<br/>dues for the month of Jan 25</i> | Payment  | PAY/13672 |                | 1,29,194.00    |
|          | By ECARD-Rajender Kadthuri<br><i>Being payment to Rajender towards<br/>advance plot no 280 expenses</i>                                                                                                                                                                                       | Payment  | PAY/13673 |                | 6,000.00       |
|          | By Soham Mansion Owners Association<br><i>Being payment to Soham Mansion<br/>Owners Association maintenance<br/>charges for the month of january<br/>2025.</i>                                                                                                                                | Payment  | PAY/13674 |                | 18,620.00      |
| 8-Feb-25 | By OIE -Telephone Expenses<br><i>Being Chq 000703 issued to Airtel<br/>Relationship No. 1380249900<br/>towards airtel dues of plot no. 280<br/>- security</i>                                                                                                                                 | Payment  | PAY/13675 |                | 471.00         |
|          | Carried Over                                                                                                                                                                                                                                                                                  |          |           | 6,53,89,921.58 | 5,97,37,470.00 |

| Date     | Particulars                                                                                                                                                                                                              | Vch Type | Vch No.   | Debit          | Credit         |
|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|----------------|----------------|
|          | Brought Forward                                                                                                                                                                                                          |          |           | 6,53,89,921.58 | 5,97,37,470.00 |
| 8-Feb-25 | By ECARD-N Divya Jyothi<br><i>Being payment to N Divya Jyothi<br/>agaist credit balance petty cash<br/>expenses reversal</i>                                                                                             | Payment  | PAY/13676 |                | 1,299.00       |
|          | By ECARD-Shiva Shankar<br><i>Being payment to D Shiva Shankar<br/>against credit balance - petty cash<br/>expenses reversal</i>                                                                                          | Payment  | PAY/13677 |                | 3,061.00       |
|          | By (as per details)<br>Ahmedabad Project 1,00,000.00 Dr<br>TDS-10% Professional Charges 10,000.00 Cr<br><i>Being payment to Sahil Ullasbhai<br/>Shah towards consultany charges<br/>for the month's of february 2025</i> | Payment  | PAY/13678 |                | 90,000.00      |
|          | By INV-Modi Properties Pvt Ltd-Services<br><i>Being payment to MPSVC towards<br/>ABFL Interest for the month of<br/>January 25 ECS Dt. 15.02.25<br/>paid on our behalf</i>                                               | Payment  | PAY/13679 |                | 11,64,872.00   |
|          | By SP-KGM & Co.<br><i>Being payment to KGM &amp; Co.,<br/>towards consolidated fee for FY<br/>2023-24 ref inv no. 2024-2025/340<br/>dt. 05-02-25</i>                                                                     | Payment  | PAY/13680 |                | 1,08,000.00    |
|          | By SP-Shruti Agarwal<br><i>Being payment to Shruti Agarwal<br/>against credit balance ref inv no.<br/>SA2425149, SA2425176</i>                                                                                           | Payment  | PAY/13681 |                | 32,157.00      |
|          | By SP-M C Modi Educational Trust<br><i>Being payment to SP-M C Modi<br/>Educational Trust against credit<br/>balance ref inv no. SAL/10074,<br/>10076 and 10077</i>                                                      | Payment  | PAY/13683 |                | 1,22,871.00    |
|          | By SP-Shreyas Services<br><i>Being payment to SP-Shreyas<br/>Services against credit balance ref<br/>inv no. 247 dt. 31-01-25</i>                                                                                        | Payment  | PAY/13684 |                | 52,418.00      |
|          | By SP-Vasu Pest & Anti-Termite Control Servies<br><i>Being paymen to Vasu Pest &amp; Anti<br/>-Termite Control Servies against<br/>credit balance ref inv no. 1732 dt.<br/>03-02-25</i>                                  | Payment  | PAY/13685 |                | 2,970.00       |
|          | By SP-BPCL-ECMS(Fleet Business)<br><i>Being payment to SP-BPCL-ECMS(<br/>Fleet Business) towards advance<br/>for petrol / diesel purchase</i>                                                                            | Payment  | PAY/13686 |                | 25,000.00      |
|          | Carried Over                                                                                                                                                                                                             |          |           | 6,53,89,921.58 | 6,13,40,118.00 |

| Date     | Particulars                                                                                                                                                    | Vch Type | Vch No.   | Debit          | Credit         |
|----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|----------------|----------------|
|          | Brought Forward                                                                                                                                                |          |           | 6,53,89,921.58 | 6,13,40,118.00 |
| 8-Feb-25 | To INV-Modi Properties Pvt Ltd Mayflower Platinum<br><i>Being payment received from INV -Modi Properties Pvt Ltd Mayflower Platinum towards funds transfer</i> | Receipt  | REC/11164 | 6,50,000.00    |                |
|          | To INV-Summit Sales LLP Logistics Capital<br><i>Being payment received from SS LLP Logisitics towards funds transfer</i>                                       | Receipt  | REC/11165 | 1,40,000.00    |                |
|          | By OTH LOAN-AMTZ Medpolis Square Pvt Ltd<br><i>Being Chq 000704 issued to Y/S for NEFT/RTGS to AMTZ Medpolis Square Pvt Ltd towards loan</i>                   | Payment  | PAY/13687 |                | 50,00,000.00   |
|          | By INV-Summit Sales LLP-Running Capital<br><i>Being payment to Summit Sales LLP towards funds transfer</i>                                                     | Payment  | PAY/13688 |                | 2,35,000.00    |
|          | By INV-Aedis Developers LLP<br><i>Being payment to Aedis Developers LLP towards funds transfer</i>                                                             | Payment  | PAY/13689 |                | 2,00,000.00    |
|          | By INV-Mehta & Modi Realty Surjeet LLP/Timmapur LLP<br><i>Being payment to Mehta and Modi Realty Timmapur LLP towards funds transfer</i>                       | Payment  | PAY/13690 |                | 50,000.00      |
|          | By INV-Silver Oak Realty<br><i>Being payment to INV-Silver Oak Realty towards funds transfer</i>                                                               | Payment  | PAY/13691 |                | 30,000.00      |
|          | By INV -Silver Oak Villas LLP Modi Housing<br><i>Being payment to Silver Oak Villas LLP Modi Housing towards funds transfer</i>                                | Payment  | PAY/13692 |                | 15,000.00      |
|          | By OTH LOAN - N Square Biotech Private Limited<br><i>Being payment to N Square Biotech Private Limited towards loan</i>                                        | Payment  | PAY/13693 |                | 10,000.00      |
|          | By OTH LOAN-DR.N.R.K.Biotech Pvt Ltd<br><i>Being payment to DR.N.R.K. Biotech Pvt Ltd towards loan</i>                                                         | Payment  | PAY/13694 |                | 50,000.00      |
|          | To INV -Silver Oak Villas LLP Modi Housing<br><i>Being funds received from INV -Silver Oak Villas LLP Modi Housing towards funds transfer</i>                  | Receipt  | REC/11166 | 7,15,000.00    |                |
|          | By ECARD-Shiva Shankar<br><i>Being payment to D Shiva Shankar towards advance for firm trade license renewal 2025</i>                                          | Payment  | PAY/13696 |                | 15,561.00      |
|          | Carried Over                                                                                                                                                   |          |           | 6,68,94,921.58 | 6,69,45,679.00 |

| Date      | Particulars                                                                                                                                                | Vch Type | Vch No.   | Debit          | Credit         |
|-----------|------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|----------------|----------------|
|           | Brought Forward                                                                                                                                            |          |           | 6,68,94,921.58 | 6,69,45,679.00 |
| 10-Feb-25 | To DEB-Dilpreet Tubes Private Limited<br><i>Being Chq 991522 received from<br/>DEB-Dilpreet Tubes Private Limited<br/>against inv no. MPPL10179</i>        | Receipt  | REC/11167 | 5,27,183.00    |                |
|           | By DEP-Dilpreet Tubes Project<br><i>Being Chq 000706 issued to Y/S<br/>for NEFT/RTGS to Dilpreet Tubes<br/>private Limited towards deposit</i>             | Payment  | PAY/13697 |                | 5,27,183.00    |
|           | To BANK-Kotak Mahindra Bank FD<br><i>Being FD cancelled</i>                                                                                                | Contra   | CON/10023 | 14,00,000.00   |                |
|           | By BANK-Kotak Mahindra Bank FD<br><i>Being amount debited towards FD<br/>Rs 5.00 L auto renew</i>                                                          | Contra   | CON/10024 |                | 5,00,000.00    |
| 11-Feb-25 | By ECARD-Shiva Shankar<br><i>Being payment to D Shiva Shankar<br/>towards advance for firm trade<br/>license renewal 2025</i>                              | Payment  | PAY/13698 |                | 12,500.00      |
|           | By INV-Summit Sales LLP-Running Capital<br><i>Being payment to Summit Sales<br/>LLP towards funds transfer</i>                                             | Payment  | PAY/13699 |                | 2,00,000.00    |
|           | By Soham Mansion Owners Association<br><i>Being payment to Soham Mansion<br/>Owners Association excess<br/>payment</i>                                     | Payment  | PAY/13700 |                | 18,620.00      |
|           | By SP-M C Modi Educational Trust<br><i>Being payment to SP-M C Modi<br/>Educational Trust against credit<br/>balance and advance payment</i>               | Payment  | PAY/13701 |                | 1,22,871.00    |
|           | By SP-Shreyas Services<br><i>Being payment to SP-Shreyas<br/>Services excess payment</i>                                                                   | Payment  | PAY/13702 |                | 52,418.00      |
|           | By INV-Summit Sales LLP-Running Capital<br><i>Being payment to Summit Sales<br/>LLP towards funds transfer</i>                                             | Payment  | PAY/13703 |                | 35,000.00      |
|           | By INV-Aedis Developers LLP<br><i>Being payment to Aedis Developers<br/>LLP towards funds transfer</i>                                                     | Payment  | PAY/13704 |                | 2,00,000.00    |
|           | By Ahmedabad Project<br><i>Being payment to Sahil Ullasbhai<br/>Shah towards consultancy charges<br/>for the month's of february 25<br/>excess payment</i> | Payment  | PAY/13705 |                | 90,000.00      |
|           | Carried Over                                                                                                                                               |          |           | 6,88,22,104.58 | 6,87,04,271.00 |

| Date      | Particulars                                                                                                                                                                                                | Vch Type | Vch No.   | Debit          | Credit         |
|-----------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|----------------|----------------|
|           | Brought Forward                                                                                                                                                                                            |          |           | 6,88,22,104.58 | 6,87,04,271.00 |
| 11-Feb-25 | By (as per details)<br>SP-Vasu Pest & Anti-Termite Control Servies 3,000.00 Dr<br>TDS-1% Contract 30.00 Cr<br><i>Being payment to Vasu Pest &amp; Anti-Termite Control Servies towards advance payment</i> | Payment  | PAY/13706 |                | 2,970.00       |
|           | By ECARD-N Divya Jyothi<br><i>Being payment to N Divya Jyothi agaist credit balance petty cash advance amount</i>                                                                                          | Payment  | PAY/13707 |                | 1,299.00       |
|           | By ECARD-Rajender Kadthuri<br><i>Being payment to Rajender towards advance for petty cash expenses</i>                                                                                                     | Payment  | PAY/13708 |                | 6,000.00       |
|           | By SP-KGM & Co.<br><i>Being payment to KGM &amp; Co., towards consolidated fee for FY 2023-24 excess payment</i>                                                                                           | Payment  | PAY/13709 |                | 1,08,000.00    |
|           | To Soham Mansion Owners Association<br><i>Being excess payment reversed</i>                                                                                                                                | Receipt  | REC/11168 | 18,620.00      |                |
|           | To Soham Mansion Owners Association<br><i>Beingonline payment reversed</i>                                                                                                                                 | Receipt  | REC/11169 | 18,620.00      |                |
| 12-Feb-25 | To INV-Summit Sales LLP-Running Capital<br><i>Being payment received fom INV -Summit Sales LLP towards funds transfer</i>                                                                                  | Receipt  | REC/11170 | 2,00,000.00    |                |
|           | To Ahmedabad Project<br><i>Being excess paid amount received</i>                                                                                                                                           | Receipt  | REC/11171 | 90,000.00      |                |
|           | To INV-Aedis Developers LLP<br><i>Being payment received from INV -Aedis Developers LLP towards funds transfer</i>                                                                                         | Receipt  | REC/11172 | 2,00,000.00    |                |
|           | To SP-KGM & Co.<br><i>Being Chq 000199 received from KGM &amp; Co., against excess payment</i>                                                                                                             | Receipt  | REC/11173 | 1,08,000.00    |                |
|           | By OTH LOAN-EMP- Kore Martand<br><i>Being payment to Modi Housing Pvt Ltd Silver Oak Villas Rera AC towards reversal loan amount.</i>                                                                      | Payment  | PAY/13710 |                | 2,000.00       |
| 13-Feb-25 | To INV-Modi Properties Pvt Ltd Mayflower Platinum<br><i>Being payment received from INV -Modi Properties Pvt Ltd Mayflower Platinum towards funds transfer</i>                                             | Receipt  | REC/11174 | 1,15,00,000.00 |                |
|           | Carried Over                                                                                                                                                                                               |          |           | 8,09,57,344.58 | 6,88,24,540.00 |

| Date      | Particulars                                                                                                                                                                                                                   | Vch Type | Vch No.   | Debit          | Credit         |
|-----------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|----------------|----------------|
|           | Brought Forward                                                                                                                                                                                                               |          |           | 8,09,57,344.58 | 6,88,24,540.00 |
| 13-Feb-25 | By OTHLOAN-DR.N.R.K.Biotech Pvt Ltd<br><i>Being Chq 000707 issued to Y/S for NEFT/RTGS to DR.N.R.K. Biotech Pvt Ltd towards loan</i>                                                                                          | Payment  | PAY/13711 |                | 1,15,00,000.00 |
|           | To DEB-Sharad Kumar Jayantilal Kadakia<br><i>Being NEFT from Sharad Kumar Jayantilal Kadakia towards advance</i>                                                                                                              | Receipt  | REC/11175 | 38,061.00      |                |
| 14-Feb-25 | By SP-KGM & Co.<br><i>Being Chq no 000199 returned</i>                                                                                                                                                                        | Payment  | PAY/13712 |                | 1,08,000.00    |
| 15-Feb-25 | By OTH LOAN - N Square Biotech Private Limited<br><i>Being payemnt to N Square Biotech Private Limited towards loan</i>                                                                                                       | Payment  | PAY/13713 |                | 5,000.00       |
|           | By OIE-Print & Stationery<br><i>Being payment to ABHI corporates towards issued class-3 IND DSC in the name of Ganta Jai Kumar validity 02 years Qty - 1 nos Ref bill no.806 dt. 15-02-25</i>                                 | Payment  | PAY/13714 |                | 2,500.00       |
|           | By (as per details)<br>SP-KGM & Co. 5,000.00 Dr<br>TDS-10% Professional Charges 500.00 Cr<br><i>Being advance payment to KGM &amp; co., towards CA Certification fee charges - MPPL - ABFL Loan - 3cr. , loan utilisation</i> | Payment  | PAY/13715 |                | 4,500.00       |
|           | By INV-Silver Oak Villas LLP Modi Housing<br><i>Being payment to Silver Oak Villas LLP Modi Housing towards funds transfer</i>                                                                                                | Payment  | PAY/13716 |                | 50,000.00      |
|           | By INV-Mehta & Modi Realty Surpgeet LLP Timmapur LLP<br><i>Being payment to Mehta and Modi Realty Timmapur LLP towards funds transfer</i>                                                                                     | Payment  | PAY/13717 |                | 25,000.00      |
|           | By INV-Aedis Developers LLP<br><i>Being payment to Aedis Developers LLP towards funds transfer</i>                                                                                                                            | Payment  | PAY/13718 |                | 2,40,000.00    |
|           | By INV-Summit Sales LLP-Running Capital<br><i>Being payment to Summit Sales LLP towards funds transfer</i>                                                                                                                    | Payment  | PAY/13719 |                | 30,000.00      |
|           | To INV-Summit Sales LLP-Running Capital<br><i>Being payment received from INV-Summit Sales LLP towards funds transfer</i>                                                                                                     | Receipt  | REC/11176 | 19,40,000.00   |                |
|           | By OTHLOAN-DR.N.R.K.Biotech Pvt Ltd<br><i>Being payment to DR.N.R.K. Biotech Pvt Ltd towards loan</i>                                                                                                                         | Payment  | PAY/13721 |                | 2,50,000.00    |
|           | Carried Over                                                                                                                                                                                                                  |          |           | 8,29,35,405.58 | 8,10,39,540.00 |

| Date      | Particulars                                                                                                                                                          | Vch Type | Vch No.   | Debit          | Credit         |
|-----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|----------------|----------------|
|           | Brought Forward                                                                                                                                                      |          |           | 8,29,35,405.58 | 8,10,39,540.00 |
| 15-Feb-25 | By SL - Tata Capital Financial Services Ltd.(CDDUAM)<br><i>Being payment to Tata Capital Limited towards OD loan re-payment</i>                                      | Payment  | PAY/13722 |                | 11,00,000.00   |
|           | By EMP-Rasamolla Vinod Kumar Salary<br><i>Being mobile allowance for feb 25</i>                                                                                      | Payment  | PAY/13723 |                | 399.00         |
|           | By EMP-Kore Martand Salary<br><i>Being mobile allowance for feb 25</i>                                                                                               | Payment  | PAY/13724 |                | 399.00         |
|           | By EMP- Bore Shekappa Salary<br><i>Being mobile allowance for feb 25</i>                                                                                             | Payment  | PAY/13725 |                | 399.00         |
|           | By EMP-Dasari Deepakraj Salary<br><i>Being mobile allowance for feb 25</i>                                                                                           | Payment  | PAY/13726 |                | 399.00         |
|           | To DEB-Harish Global Pvt Ltd (JMKGEC Realty)<br><i>being NEFT recieved from JMKGEC Realty Pvt Ltd against invoice no. MPPL/10188, 189 dt. 14-02-25</i>               | Receipt  | REC/11177 | 13,201.00      |                |
|           | To DEB-Verdant Corporation Pvt Ltd (SDNMKJ Realty)<br><i>Being NEFT recieved from SDNMKJ Realty Pvt Ltd against invoice no. MPPL/10190, 191 dt. 14-02-25</i>         | Receipt  | REC/11178 | 13,202.00      |                |
|           | To INV-Modi Realty Mallapur LLP<br><i>Being payment received from INV -Modi Realty Mallapur LLP towards funds transfer</i>                                           | Receipt  | REC/11181 | 10,000.00      |                |
|           | To INV-Modi Properties Pvt Ltd-Services<br><i>Being payment received from INV -Modi Properties Pvt Ltd-Services towards funds transfer</i>                           | Receipt  | REC/11182 | 20,363.00      |                |
| 17-Feb-25 | To SP-KGM & Co.<br><i>Being payment received from KGM &amp; Co., against excess payment</i>                                                                          | Receipt  | REC/11179 | 1,08,000.00    |                |
|           | To DEB-Rajesh Kumar Jayantilal Kadakia<br><i>Being payment received from Rajesh Kumar Jayantilal Kadakia against invoice no. MPPL/10192 &amp; 10193 dt. 14-02-25</i> | Receipt  | REC/11183 | 38,061.00      |                |
| 18-Feb-25 | To INV -Silver Oak Villas LLP Modi Housing<br><i>Being Chq received from INV -Silver Oak Villas LLP Modi Housing towards funds transfer</i>                          | Receipt  | REC/11180 | 45,90,000.00   |                |
|           | By BANK-Kotak Mahindra Bank FD<br><i>Being amount debited towards FD Rs 15.00 L auto renew</i>                                                                       | Contra   | CON/10025 |                | 15,00,000.00   |
|           | By BANK-Kotak Mahindra Bank FD<br><i>Being amount debited towards FD Rs 15.00 L auto renew</i>                                                                       | Contra   | CON/10026 |                | 15,00,000.00   |
|           | Carried Over                                                                                                                                                         |          |           | 8,77,28,232.58 | 8,51,41,136.00 |

continued ...

| Date      | Particulars                                                                                                                                                                                                               | Vch Type | Vch No.   | Debit           | Credit         |
|-----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|-----------------|----------------|
|           | Brought Forward                                                                                                                                                                                                           |          |           | 8,77,28,232.58  | 8,51,41,136.00 |
| 18-Feb-25 | By BANK-Kotak Mahindra Bank FD<br><i>Being amount debited towards FD<br/>Rs 15.00 L auto renew</i>                                                                                                                        | Contra   | CON/10027 |                 | 15,00,000.00   |
| 20-Feb-25 | By BANK-Kotak Mahindra Bank Demat 27341064<br><i>Being funds transferred to Kotak<br/>demat account</i>                                                                                                                   | Contra   | CON/10028 |                 | 3,000.00       |
| 24-Feb-25 | To DEB-G V Research Centers Pvt Ltd Admin Charges<br><i>Being payment received from G V<br/>Research Centers Pvt Ltd against<br/>credit balance</i>                                                                       | Receipt  | REC/11190 | 95,914.00       |                |
|           | To INV-Modi Properties Pvt Ltd Mayflower Platinum<br><i>Being funds received from INV<br/>-Modi Properties Pvt Ltd<br/>Mayflower Platinum towards funds<br/>transfer</i>                                                  | Receipt  | REC/11191 | 4,50,000.00     |                |
|           | To CUST-Villa No.113 MCS Pandari Nath Polukam<br><i>Being Chq no. 518487 received<br/>from Modi Realty Genome Valley<br/>LLP on behalf of CUST-Villa No.<br/>113 MCS Pandari Nath Polukam<br/>against booking amount.</i> | Receipt  | REC/11214 | 25,000.00       |                |
| 25-Feb-25 | By INV-Silver Oak Villas LLP Modi Housing<br><i>Being Chq 000712 issued to Y/S<br/>for NEFT/RTGS to Silver Oak Villas<br/>LLP Modi Housing towards funds<br/>transfer</i>                                                 | Payment  | PAY/13728 |                 | 28,12,000.00   |
|           | To BANK-Kotak Mahindra Bank FD<br><i>Being FD cancel</i>                                                                                                                                                                  | Contra   | CON/10029 | 5,00,000.00     |                |
|           | To BANK-Kotak Mahindra Bank FD<br><i>Being FD cancel</i>                                                                                                                                                                  | Contra   | CON/10030 | 25,00,000.00    |                |
|           | To BANK-Kotak Mahindra Bank FD<br><i>Being FD cancel</i>                                                                                                                                                                  | Contra   | CON/10031 | 15,00,000.00    |                |
|           | To BANK-Kotak Mahindra Bank FD<br><i>Being FD cancel</i>                                                                                                                                                                  | Contra   | CON/10032 | 15,00,000.00    |                |
|           | To BANK-Kotak Mahindra Bank FD<br><i>Being FD cancel</i>                                                                                                                                                                  | Contra   | CON/10033 | 15,00,000.00    |                |
|           | To SL-Tata Capital Financial Services Ltd-(COD0140)<br><i>Being RTGS received from SL- Tata<br/>Capital Financial Services Ltd-(<br/>COD0140) towards od loan<br/>withdrawn</i>                                           | Receipt  | REC/11184 | 50,00,000.00    |                |
|           | By INV-Silver Oak Villas LLP Modi Housing<br><i>Being Chq issued to Y/S for NEFT<br/>/RTGS to Silver Oak Villas LLP<br/>Modi Housing towards funds<br/>transfer</i>                                                       | Payment  | PAY/13729 |                 | 50,00,000.00   |
|           | Carried Over                                                                                                                                                                                                              |          |           | 10,07,99,146.58 | 9,44,56,136.00 |

| Date      | Particulars                                                                                                                              | Vch Type | Vch No.   | Debit           | Credit         |
|-----------|------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|-----------------|----------------|
|           | Brought Forward                                                                                                                          |          |           | 10,07,99,146.58 | 9,44,56,136.00 |
| 25-Feb-25 | By OTH LOAN-AMTZ Medpolis Square Pvt Ltd<br><i>Being payment to AMTZ Medpolis Square Pvt Ltd towards loan</i>                            | Payment  | PAY/13730 |                 | 25,00,000.00   |
|           | By OTH LOAN-AMTZ Medpolis Square Pvt Ltd<br><i>Being payment to AMTZ Medpolis Square Pvt Ltd towards loan</i>                            | Payment  | PAY/13731 |                 | 25,00,000.00   |
|           | By INV-Modi Properties Pvt Ltd-Services<br><i>Being payment to MPSVC towards VW car ecs dt. 01.03.25</i>                                 | Payment  | PAY/13732 |                 | 20,050.00      |
|           | By INV-Modi Properties Pvt Ltd-Services<br><i>Being payment to MPSVC towards funds transfer</i>                                          | Payment  | PAY/13733 |                 | 30,778.00      |
|           | By SP-Green Belt Services<br><i>Being payment to Green Belt Services against credit balance</i>                                          | Payment  | PAY/13734 |                 | 5,385.00       |
|           | By INV-Silver Oak Realty<br><i>Being payment to INV-Silver Oak Realty towards funds transfer</i>                                         | Payment  | PAY/13735 |                 | 5,000.00       |
|           | By INV-Mehta & Modi Realty Surpget LLP Timmapur LLP<br><i>Being payment to Mehta and Modi Realty Timmapur LLP towards funds transfer</i> | Payment  | PAY/13736 |                 | 25,000.00      |
|           | By INV-Aedis Developers LLP<br><i>Being payment to Aedis Developers LLP towards funds transfer</i>                                       | Payment  | PAY/13737 |                 | 50,000.00      |
|           | By INV-Summit Sales LLP-Running Capital<br><i>Being payment to Summit Sales LLP towards funds transfer</i>                               | Payment  | PAY/13738 |                 | 1,50,000.00    |
|           | By OTH LOAN-DR.N.R.K.Biotech Pvt Ltd<br><i>Being payment to DR.N.R.K. Biotech Pvt Ltd towards loan</i>                                   | Payment  | PAY/13739 |                 | 2,25,000.00    |
| T0        | Interest on FD<br><i>Being interst on FD - Rs 5,00,000/-</i>                                                                             | Receipt  | REC/11185 | 616.00          |                |
| T0        | Interest on FD<br><i>Being interst on FD - Rs 25,00,000/-</i>                                                                            | Receipt  | REC/11186 | 9,666.00        |                |
| T0        | Interest on FD<br><i>Being interst on FD - Rs 15,00,000/-</i>                                                                            | Receipt  | REC/11187 | 791.00          |                |
| T0        | Interest on FD<br><i>Being interst on FD - Rs 15,00,000/-</i>                                                                            | Receipt  | REC/11188 | 791.00          |                |
| T0        | Interest on FD<br><i>Being interst on FD - Rs 15,00,000/-</i>                                                                            | Receipt  | REC/11189 | 791.00          |                |
|           | Carried Over                                                                                                                             |          |           | 10,08,11,801.58 | 9,99,67,349.00 |

| Date      | Particulars                                                                                                                                                                | Vch Type | Vch No.   | Debit           | Credit          |
|-----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|-----------------|-----------------|
|           | Brought Forward                                                                                                                                                            |          |           | 10,08,11,801.58 | 9,99,67,349.00  |
| 25-Feb-25 | T <sub>0</sub> ECARD-Rajender Kadthuri<br><i>Being payment received from SS LLP against rajender credit balance amount</i>                                                 | Receipt  | REC/11192 | 3,600.00        |                 |
| 26-Feb-25 | T <sub>0</sub> SUP-Shivam Computers<br><i>Being Chq 899068 dt. 18-02-2025 Bank Tamilnad Mercantile Bank Ltd , Sec'abd Branch received against advance payment reversal</i> | Receipt  | REC/11193 | 12,600.00       |                 |
|           | By ECARD-Jai Kumar<br><i>Being payment to Modi Housing Pvt Ltd against credit balance</i>                                                                                  | Payment  | PAY/13740 |                 | 50.00           |
|           | By ECARD-Jai Kumar<br><i>Being payment to MPSVC on behalf of Jau Kumar</i>                                                                                                 | Payment  | PAY/13741 |                 | 1,383.00        |
|           | By Cash<br><i>Being Chq 000714 issued towards petty cash expenses</i>                                                                                                      | Contra   | CON/10034 |                 | 6,000.00        |
|           |                                                                                                                                                                            |          |           | 10,08,28,001.58 | 9,99,74,782.00  |
|           | By Closing Balance                                                                                                                                                         |          |           |                 | 8,53,219.58     |
|           |                                                                                                                                                                            |          |           | 10,08,28,001.58 | 10,08,28,001.58 |

**Modi Properties Pvt Ltd.**  
5-4-187/3&4, IInd Floor, Soham Mansion  
M G Road, Ranigunj,  
Secunderabad - 500003  
CIN: U65993TG1994PTC017795

**Cash Book**

1-Feb-25 to 28-Feb-25

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| Date      | Particulars                                                                                                                                                               | Vch Type | Vch No.   | Debit              | Credit             |
|-----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|--------------------|--------------------|
| 1-Feb-25  | To <b>Opening Balance</b>                                                                                                                                                 |          |           | <b>98,594.00</b>   |                    |
| 20-Feb-25 | By SY.No. 9&16 - Chinna Paravathapuram<br><i>Being cash given to A Prashanth towards village maps - SY. No, 16 - chinna paravathapuram ref bill no. 2822 dt. 18-02-25</i> | Payment  | PAY/13727 |                    | 1,500.00           |
| 26-Feb-25 | To BANK-Kotak Mahindra Bank 1814996053<br><i>Being Chq 000714 issued towards petty cash expenses</i>                                                                      | Contra   | CON/10034 | 6,000.00           |                    |
| 28-Feb-25 | By EMP-Kore Martand on A/C<br><i>Being cash given to Kore Martand towards advance for vizag tour - 3days</i>                                                              | Payment  | PAY/13742 |                    | 10,000.00          |
|           | By OE-Misc. Expenses<br><i>Being cash given to dhanraj towards drain cleaning at Plot no, 280 dt 26-02-25</i>                                                             | Payment  | PAY/13743 |                    | 6,000.00           |
|           |                                                                                                                                                                           |          |           | 1,04,594.00        | 17,500.00          |
|           | By <b>Closing Balance</b>                                                                                                                                                 |          |           |                    | 87,094.00          |
|           |                                                                                                                                                                           |          |           | <b>1,04,594.00</b> | <b>1,04,594.00</b> |