

GMR financial status statement 30-06-2020 ver5A dated.

List of documents

Name of firm/company:		Modi Realty Mallapur LLP		Prepared by:			N Rajyalakshmi		
Name of project:		Gulmohar Residency		Date:			21-Jun-20		
Details of documents.				Details for period:			Apr to Jun 2020		
Sl. No.	Description	Details / Remarks.	Document available	Scan ID	Scan ID	Scan ID	Scan ID	Scan ID	Scan ID
1	Trial Balance - upto last end of last qtr.		Yes	34513	34515	34517	34518	44242	
2	P & L Account - upto last qtr.		Yes	34538	34540	34542	34543	44110	44230
3	Bank statements - last 12 months		Yes	36308	36310	36311	36312/36424	42472	44252
4	IT return FY 18-19		No	36641					
5	IT return FY 17-18		Yes	20593					
6	IT return FY 16-17		No						
7	Building permit		Yes	18041					
8	Basic title document i.e. JDA or sale deed.		Yes	19643	19636				
9	Title / Link documents - full set		Yes	32893	32896	32899			
10	Draft AOS / Booking form/ AOC/ Sale Deed		Yes	24870	24894	24864			
11	Firm/Company - registration certificate		Yes	19975					
12	Firm/Company - partners/shareholding details - CA/CS certified		Yes	35760					
13	Firm/Company - Deeds / MOA/ AOA		Yes	20221					
14	RERA certificate		Yes	35761					
15	CA progress report for current & last qtr.		Yes	20114	36319				
17	Engg. progress report for current & last qtr.		Yes	20116					
19	Other report for current & last qtr.	Rera ArchitectCertificate	Yes	20110	20696				
21	GST / VAT / Service tax registration		Yes	33159					
22	PAN card + TAN Letter		Yes	20299					
24	Proof of address		Yes	33041					
25	Directors DIN		Yes	33038					
26	Bank a/c. details		Yes	36315					
27	Director / Partner 1 -KYC - PAN, AADHAR, 6 m bank statement	MPPL	Yes	33376	36403				
28	Director / Partner 2 -KYC - PAN, AADHAR, 6 m bank statement	Soham Modi	Yes	34552	34557				
29	Director / Partner 3 -KYC - PAN, AADHAR, 6 m bank statement	Anand Mehta	Yes	34555	34559				
30	Director / Partner 4 -KYC - PAN, AADHAR, 6 m bank statement	Hari Mehta	No	36405	36406				
31	Company profile		Yes	36313					
32	Project write-up		Yes	36317					
33	Project Brochure		Yes	36323	36325				
34	Latest PPT		Yes	33046					
35	Latest EC	17-04-2019	Yes	36573	36575				
36	Director / Partner -Net worth certificate		No						
37	Director / Partner -Bio-data		No						
38	Secured loan - loan offer letter, latest loan repayment statement		No	36318					

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Project cost & estimates

Name of firm/company:		Modi Realty Mallapur LLP		Prepared by:		Rajyalakshmi	
Name of project:		Gulmohar Residency		Date:		21-Jul-20	
Project cost and estimates.				Details for period upto		Apr to Jun 2020	
						(Amounts in Rs.)	
Sl. No.	Description	Projected cost/revenue	Actual cost/ revenue for FY 17-18	Actual cost/ revenue for FY 18-19	Actual cost/ revenue for FY 19-20	Actual cost/ revenue for current qtr - Apr-Jun- 20	Actual total Exp/revenue till date
A	Land cost + reg. charges + brokerage	-	-	-	40,89,400	-	40,89,400
B	Permit fees & charges	4,43,30,807	45,24,518	8,11,817	3,89,94,472	7,30,000	4,50,60,807
C	Construction/ development expenses	92,30,26,000	11,60,191	14,42,732	4,28,75,899	31,47,094	4,86,25,916
D	Admin & sales expenses	3,47,90,000	1,38,620	10,88,163	89,60,401	14,16,603	1,16,03,788
E	Finance Expenses	1,07,23,278	-	3,780	49,93,409	11,63,441	61,60,629
F	Total project cost (sum of A TO E)	1,01,28,70,085	58,23,329	33,46,492	9,99,13,581	64,57,138	11,55,40,540
G	Revenue from sales	1,21,76,50,000	-	-	6,62,19,111	83,15,238	7,45,34,350
H	Investment from promoters	NA	-	-	1,84,85,780	38,25,000	2,23,10,780
I	Secured and unsecured loans	NA				4,85,46,702	4,85,46,702
J	Gross profit (G-A-B-C)	25,02,93,193					-
K	Net Profit (G-F)	20,47,79,915					-
L	Gross profit in percentage (J/G*100)	21					-
M	Net profit in percentage (K/G*100)	17					
Revenue from sales - details (Developers share)		No. of units	Total area in sft	Rate in Rs./ sft.	Total revenue is Rs.	Remarks	
A	Sold units	60	90,000	4,000	36,00,00,000		
B	Unsold Units	170	2,57,900	4,000	1,03,16,00,000		
	Total	230	3,47,900	4,000	1,39,16,00,000		
Construction/ development expenses		No. of units	Total area in sft	Rate in Rs./ sft.	Total exp. is Rs.	Remarks	
A	Construction cost	354	5,35,440	1,500	80,31,60,000		
B	Land development exp.		2,03,830	800	16,30,64,000		
C	Amenities cost		25,556	2,500	6,38,90,000		
	Total	354	7,64,826	4,800	1,03,01,14,000		
Notes:							
1	Construction/ Development cost = WIP - permit cost						
2	Admin & sales expenses = Indirect exp - finance exp.						

Unit Details

Name of firm/company:		Modi Realty Mallapur LLP				Prepared by:	Rajyalakshmi	
Name of project:		Gulmohar Residency				Date:	21-Jul-20	
Units Details								
Sl. No.	Block	Unit No.	Carpet area in sft	Built-up area in sft	Super built-up area in sft	Undivided share of land or plot area in sq yds	Status - Mortgaged to local authority	Allotted to Owner / Developer
1	A	102	945	1089	1360	69.13	sold	Developer
2	A	103	945	1089	1360	69.13	sold	Developer
3	A	105	945	1089	1360	69.13	sold	Developer
4	A	106	945	1089	1360	69.13	sold	Developer
5	A	108	945	1089	1360	69.13	sold	Developer
6	A	109	945	1089	1360	69.13	sold	Developer
7	A	202	945	1089	1360	69.13	unsold	Developer
8	A	203	945	1089	1360	69.13	unsold	Developer
9	A	206	945	1089	1360	69.13	unsold	Developer
10	A	208	945	1089	1360	69.13	unsold	Developer
11	A	209	945	1089	1360	69.13	sold	Developer
12	A	302	945	1089	1360	69.13	sold	Developer
13	A	303	945	1089	1360	69.13	sold	Developer
14	A	305	945	1089	1360	69.13	sold	Developer
15	A	306	945	1089	1360	69.13	sold	Developer
16	A	308	945	1089	1360	69.13	sold	Developer
17	A	309	945	1089	1360	69.13	sold	Developer
18	A	402	945	1089	1360	69.13	sold	Developer
19	A	403	945	1089	1360	69.13	sold	Developer
20	A	405	945	1089	1360	69.13	sold	Developer
21	A	406	945	1089	1360	69.13	sold	Developer
22	A	408	945	1089	1360	69.13	sold	Developer
23	A	409	945	1089	1360	69.13	sold	Developer
24	A	502	945	1089	1360	69.13	sold	Developer
25	A	503	945	1089	1360	69.13	sold	Developer
26	A	505	945	1089	1360	69.13	sold	Developer
27	A	506	945	1089	1360	69.13	sold	Developer
28	A	508	945	1089	1360	69.13	sold	Developer
29	A	509	945	1089	1360	69.13	sold	Developer
30	A	602	945	1089	1360	69.13	unsold	Developer
31	A	603	945	1089	1360	69.13	unsold	Developer
32	A	605	945	1089	1360	69.13	unsold	Developer
33	A	606	945	1089	1360	69.13	unsold	Developer
34	A	608	945	1089	1360	69.13	unsold	Developer
35	A	609	945	1089	1360	69.13	unsold	Developer
36	B	102	1,185	1329	1660	84.38	sold	Developer
37	B	103	1,185	1329	1660	84.38	unsold	Developer
38	B	105	1,185	1329	1660	84.38	sold	Developer
39	B	106	1,185	1329	1660	84.38	sold	Developer
40	B	108	1,185	1329	1660	84.38	sold	Developer
41	B	201	1,185	1329	1660	84.38	unsold	Developer
42	B	203	1,185	1329	1660	84.38	unsold	Developer
43	B	204	1,185	1329	1660	84.38	unsold	Developer
44	B	206	1,185	1329	1660	84.38	unsold	Developer
45	B	207	1,185	1329	1660	84.38	unsold	Developer
46	B	301	1,185	1329	1660	84.38	sold	Developer
47	B	302	1,185	1329	1660	84.38	sold	Developer
48	B	304	1,185	1329	1660	84.38	sold	Developer
49	B	305	1,185	1329	1660	84.38	sold	Developer
50	B	308	1,185	1329	1660	84.38	sold	Developer
51	B	402	1,185	1329	1660	84.38	sold	Developer

Unit Details

Sl. No.	Block	Unit No.	Carpet area in sft	Built-up area in sft	Super built-up area in sft	Undivided share of land or plot area in sq yds	Status - Mortgaged to local authority	Allotted to Owner / Developer
52	B	403	1,185	1329	1660	84.38	sold	Developer
53	B	405	1,185	1329	1660	84.38	sold	Developer
54	B	406	1,185	1329	1660	84.38	sold	Developer
55	B	408	1,185	1329	1660	84.38	sold	Developer
56	B	501	1,185	1329	1660	84.38	sold	Developer
57	B	503	1,185	1329	1660	84.38	sold	Developer
58	B	504	1,185	1329	1660	84.38	sold	Developer
59	B	506	1,185	1329	1660	84.38	sold	Developer
60	B	507	1,185	1329	1660	84.38	sold	Developer
61	B	601	1,185	1329	1660	84.38	unsold	Developer
62	B	602	1,185	1329	1660	84.38	unsold	Developer
63	B	604	1,185	1329	1660	84.38	unsold	Developer
64	B	605	1,185	1329	1660	84.38	unsold	Developer
65	B	607	1,185	1329	1660	84.38	unsold	Developer
66	B	608	1,185	1329	1660	84.38	unsold	Developer
67	C	102	1,185	1329	1660	84.38	unsold	Developer
68	C	103	1,185	1329	1660	84.38	unsold	Developer
69	C	105	1,185	1329	1660	84.38	unsold	Developer
70	C	106	1,185	1329	1660	84.38	unsold	Developer
71	C	201	1,185	1329	1660	84.38	unsold	Developer
72	C	202	1,185	1329	1660	84.38	unsold	Developer
73	C	204	1,185	1329	1660	84.38	unsold	Developer
74	C	205	1,185	1329	1660	84.38	unsold	Developer
75	C	207	1,185	1329	1660	84.38	sold	Developer
76	C	301	1,185	1329	1660	84.38	sold	Developer
77	C	303	1,185	1329	1660	84.38	unsold	Developer
78	C	304	1,185	1329	1660	84.38	sold	Developer
79	C	306	1,185	1329	1660	84.38	sold	Developer
80	C	307	1,185	1329	1660	84.38	sold	Developer
81	C	402	1,185	1329	1660	84.38	unsold	Developer
82	C	405	1,185	1329	1660	84.38	sold	Developer
83	C	406	1,185	1329	1660	84.38	unsold	Developer
84	C	501	1,185	1329	1660	84.38	sold	Developer
85	C	502	1,185	1329	1660	84.38	unsold	Developer
86	C	504	1,185	1329	1660	84.38	unsold	Developer
87	C	505	1,185	1329	1660	84.38	sold	Developer
88	C	507	1,185	1329	1660	84.38	sold	Developer
89	C	601	1,185	1329	1660	84.38	unsold	Developer
90	C	603	1,185	1329	1660	84.38	unsold	Developer
91	C	604	1,185	1329	1660	84.38	unsold	Developer
92	C	606	1,185	1329	1660	84.38	unsold	Developer
93	C	607	1,185	1329	1660	84.38	unsold	Developer
94	D	102	1,185	1329	1660	84.38	unsold	Developer
95	D	103	1,185	1329	1660	84.38	unsold	Developer
96	D	105	1,185	1329	1660	84.38	unsold	Developer
97	D	106	1,185	1329	1660	84.38	unsold	Developer
98	D	108	1,185	1329	1660	84.38	unsold	Developer
99	D	201	1,185	1329	1660	84.38	unsold	Developer
100	D	203	1,185	1329	1660	84.38	unsold	Developer
101	D	204	1,185	1329	1660	84.38	unsold	Developer
102	D	206	1,185	1329	1660	84.38	unsold	Developer
103	D	207	1,185	1329	1660	84.38	unsold	Developer
104	D	301	1,185	1329	1660	84.38	unsold	Developer
105	D	302	1,185	1329	1660	84.38	unsold	Developer
106	D	304	1,185	1329	1660	84.38	unsold	Developer

Unit Details

Sl. No.	Block	Unit No.	Carpet area in sft	Built-up area in sft	Super built-up area in sft	Undivided share of land or plot area in sq yds	Status - Mortgaged to local authority	Allotted to Owner / Developer
107	D	305	1,185	1329	1660	84.38	unsold	Developer
108	D	307	1,185	1329	1660	84.38	unsold	Developer
109	D	308	1,185	1329	1660	84.38	unsold	Developer
110	D	402	1,185	1329	1660	84.38	unsold	Developer
111	D	403	1,185	1329	1660	84.38	unsold	Developer
112	D	405	1,185	1329	1660	84.38	unsold	Developer
113	D	406	1,185	1329	1660	84.38	unsold	Developer
114	D	408	1,185	1329	1660	84.38	unsold	Developer
115	D	501	1,185	1329	1660	84.38	unsold	Developer
116	D	503	1,185	1329	1660	84.38	unsold	Developer
117	D	504	1,185	1329	1660	84.38	unsold	Developer
118	D	506	1,185	1329	1660	84.38	unsold	Developer
119	D	507	1,185	1329	1660	84.38	unsold	Developer
120	D	601	1,185	1329	1660	84.38	unsold	Developer
121	D	602	1,185	1329	1660	84.38	unsold	Developer
122	D	604	1,185	1329	1660	84.38	unsold	Developer
123	D	605	1,185	1329	1660	84.38	unsold	Developer
124	D	607	1,185	1329	1660	84.38	unsold	Developer
125	D	608	1,185	1329	1660	84.38	unsold	Developer
126	E	102	1,185	1329	1660	84.38	unsold	Developer
127	E	103	1,185	1329	1660	84.38	unsold	Developer
128	E	105	1,185	1329	1660	84.38	unsold	Developer
129	E	106	1,185	1329	1660	84.38	unsold	Developer
130	E	201	1,185	1329	1660	84.38	unsold	Developer
131	E	202	1,185	1329	1660	84.38	unsold	Developer
132	E	204	1,185	1329	1660	84.38	unsold	Developer
133	E	205	1,185	1329	1660	84.38	unsold	Developer
134	E	207	1,185	1329	1660	84.38	unsold	Developer
135	E	301	1,185	1329	1660	84.38	unsold	Developer
136	E	303	1,185	1329	1660	84.38	unsold	Developer
137	E	304	1,185	1329	1660	84.38	unsold	Developer
138	E	306	1,185	1329	1660	84.38	unsold	Developer
139	E	307	1,185	1329	1660	84.38	unsold	Developer
140	E	402	1,185	1329	1660	84.38	unsold	Developer
141	E	403	1,185	1329	1660	84.38	unsold	Developer
142	E	405	1,185	1329	1660	84.38	unsold	Developer
143	E	406	1,185	1329	1660	84.38	unsold	Developer
144	E	501	1,185	1329	1660	84.38	unsold	Developer
145	E	502	1,185	1329	1660	84.38	unsold	Developer
146	E	504	1,185	1329	1660	84.38	unsold	Developer
147	E	505	1,185	1329	1660	84.38	unsold	Developer
148	E	601	1,185	1329	1660	84.38	unsold	Developer
149	E	603	1,185	1329	1660	84.38	unsold	Developer
150	E	604	1,185	1329	1660	84.38	unsold	Developer
151	E	606	1,185	1329	1660	84.38	unsold	Developer
152	E	607	1,185	1329	1660	84.38	unsold	Developer
153	F	102	945	1089	1360	69.13	unsold	Developer
154	F	105	945	1089	1360	69.13	unsold	Developer
155	F	106	945	1089	1360	69.13	unsold	Developer
156	F	202	945	1089	1360	69.13	unsold	Developer
157	F	203	945	1089	1360	69.13	unsold	Developer
158	F	205	945	1089	1360	69.13	unsold	Developer
159	F	206	945	1089	1360	69.13	unsold	Developer
160	F	302	945	1089	1360	69.13	unsold	Developer
161	F	303	945	1089	1360	69.13	sold	Developer

Unit Details

Sl. No.	Block	Unit No.	Carpet area in sft	Built-up area in sft	Super built-up area in sft	Undivided share of land or plot area in sq yds	Status - Mortgaged to local authority	Allotted to Owner / Developer
162	F	305	945	1089	1360	69.13	sold	Developer
163	F	306	945	1089	1360	69.13	sold	Developer
164	F	402	945	1089	1360	69.13	unsold	Developer
165	F	403	945	1089	1360	69.13	sold	Developer
166	F	405	945	1089	1360	69.13	unsold	Developer
167	F	406	945	1089	1360	69.13	sold	Developer
168	F	502	945	1089	1360	69.13	sold	Developer
169	F	503	945	1089	1360	69.13	sold	Developer
170	F	505	945	1089	1360	69.13	unsold	Developer
171	F	506	945	1089	1360	69.13	unsold	Developer
172	F	602	945	1089	1360	69.13	unsold	Developer
173	F	603	945	1089	1360	69.13	unsold	Developer
174	F	605	945	1089	1360	69.13	unsold	Developer
175	F	606	945	1089	1360	69.13	unsold	Developer
176	G	102	945	1089	1360	69.13	unsold	Developer
177	G	103	945	1089	1360	69.13	unsold	Developer
178	G	105	945	1089	1360	69.13	unsold	Developer
179	G	106	945	1089	1360	69.13	unsold	Developer
180	G	201	945	1089	1360	69.13	unsold	Developer
181	G	202	945	1089	1360	69.13	unsold	Developer
182	G	204	945	1089	1360	69.13	unsold	Developer
183	G	205	945	1089	1360	69.13	unsold	Developer
184	G	207	945	1089	1360	69.13	unsold	Developer
185	G	301	945	1089	1360	69.13	unsold	Developer
186	G	303	945	1089	1360	69.13	unsold	Developer
187	G	304	945	1089	1360	69.13	unsold	Developer
188	G	306	945	1089	1360	69.13	unsold	Developer
189	G	307	945	1089	1360	69.13	unsold	Developer
190	G	402	945	1089	1360	69.13	unsold	Developer
191	G	403	945	1089	1360	69.13	unsold	Developer
192	G	405	945	1089	1360	69.13	unsold	Developer
193	G	406	945	1089	1360	69.13	unsold	Developer
194	G	501	945	1089	1360	69.13	unsold	Developer
195	G	502	945	1089	1360	69.13	unsold	Developer
196	G	504	945	1089	1360	69.13	unsold	Developer
197	G	505	945	1089	1360	69.13	unsold	Developer
198	G	507	945	1089	1360	69.13	unsold	Developer
199	G	601	945	1089	1360	69.13	unsold	Developer
200	G	603	945	1089	1360	69.13	unsold	Developer
201	G	604	945	1089	1360	69.13	unsold	Developer
202	G	606	945	1089	1360	69.13	unsold	Developer
203	G	607	945	1089	1360	69.13	unsold	Developer
204	H	102	945	1089	1360	69.13	unsold	Developer
205	H	103	945	1089	1360	69.13	unsold	Developer
206	H	105	945	1089	1360	69.13	unsold	Developer
207	H	106	945	1089	1360	69.13	unsold	Developer
208	H	201	945	1089	1360	69.13	unsold	Developer
209	H	202	945	1089	1360	69.13	unsold	Developer
210	H	204	945	1089	1360	69.13	unsold	Developer
211	H	205	945	1089	1360	69.13	unsold	Developer
212	H	207	945	1089	1360	69.13	unsold	Developer
213	H	301	945	1089	1360	69.13	unsold	Developer
214	H	303	945	1089	1360	69.13	unsold	Developer
215	H	304	945	1089	1360	69.13	unsold	Developer
216	H	306	945	1089	1360	69.13	unsold	Developer

Unit Details

Sl. No.	Block	Unit No.	Carpet area in sft	Built-up area in sft	Super built- up area in sft	Undivided share of land or plot area in sq yds	Status - Mortgaged to local authority	Allotted to Owner / Developer
217	H	402	945	1089	1360	69.13	unsold	Developer
218	H	403	945	1089	1360	69.13	unsold	Developer
219	H	405	945	1089	1360	69.13	unsold	Developer
220	H	406	945	1089	1360	69.13	unsold	Developer
221	H	501	945	1089	1360	69.13	unsold	Developer
222	H	502	945	1089	1360	69.13	unsold	Developer
223	H	504	945	1089	1360	69.13	unsold	Developer
224	H	505	945	1089	1360	69.13	unsold	Developer
225	H	507	945	1089	1360	69.13	unsold	Developer
226	H	601	945	1089	1360	69.13	unsold	Developer
227	H	603	945	1089	1360	69.13	unsold	Developer
228	H	604	945	1089	1360	69.13	unsold	Developer
229	H	606	945	1089	1360	69.13	unsold	Developer
230	H	607	945	1089	1360	69.13	unsold	Developer
	Total		2,45,430	2,78,550	3,47,900	17,684		

GMR financial status statement 30-06-2020 ver5A dated. - Project details

Name of firm/company:		Modi Realty Mallapur LLP		Prepared by: Rajyalakshmi	
Name of project:		Gulmohar Residency		Date: 21-Jul-20	
Project details.					
Sl. No.	Description	Quantity	Units	Quantity	Units
1	Total land area	32,392.53	Sq Mts	8.00	Acres
2	Net land area of project	20,761.98	Sq Mts	24,831	Sq. Yds
3	Type of development	Flats		-	-
4	Total no. of units	354	Nos.	-	-
5	Type of agreement	JDA		-	-
6	Building permit no.	1/C1/09930/2019		-	-
7	Building permit issued by:	GHMC		-	-
8	RERA no.	P02200001129		-	-
9	Units falling to share of owners	124	Nos.	-	-
10	Units falling to share of developer	230	Nos.	-	-
11	Total proposed construction	71,054.07	Sq Mtrs	7,64,826	sft
12	Total sellable area	32,320.70	Sq Mtrs	347900	sft
13	In case of apartments total parking area	18,936.27	Sq Mtrs	203830	sft
14	In case of villas total area of plots	-	Sq Mtrs	-	sq. yds
Project - Current status		Qty / Remarks			
1	Number of units completed			0	
2	Number of units under construction			102	
3	Number of units not started			252	
4	Number of units sold			60	
5	Number of units unsold (include mortgaged)			170	
6	Electric power supply provided			No	
7	Water supply provided			No	
8	OC received			No	
9	OC date			No	
10	Project fully completed in all respects			No	

GMR financial status statement 30-06-2020 ver5A dated.
RERA sold units details

Name of firm/company:		Modi Realty Mallapur LLP		Prepared by:		Rajyalakshmi							
Name of project:		Gulmohar Residency		Date:		21-Jul-20							
Details required as per RERA rules.				Statement for period upto				Apr to Jun 2020					
Sl no	Unit no.	Super-built-uprea in sft	Sale rate in Rs/sft	Buyer name	Booking date	Total sale consideration in Rs.	Receipts - FY 17-18	Receipts - FY 18-19	Receipts - FY 19-20	Receipts for current qtr. Apr to Jun-2020	Total Receipts	Total Receipts without GST	
1	A-102	1360	4,186	Mrs. M Prabhavathi & Mr. GLN Sas	30-Sep-19	56,93,000	-	-	15,19,000	-	15,19,000	14,46,667	
2	A-103	1360	4,236	Mr. Nishin Neelambram & Mrs. Div	30-Dec-19	57,61,000	-	-	15,31,000	-	15,31,000	14,58,095	
3	A-105	1360	3,985	Mrs. Bathula Bhagya	9-Sep-19	54,20,000	-	-	13,55,000	-	13,55,000	12,90,476	
4	A-106	1360	4,085	CH. Bharathi Pushpanjali & CH.S.R	8-Sep-19	55,56,000	-	-	14,89,000	-	14,89,000	14,18,095	
5	A-108	1360	3,524	Dr. Khadirun Sunkesula	20-Oct-19	47,93,000	-	-	6,20,000	-	6,20,000	5,90,476	
6	A-109	1360	4,085	Mrs. Pagadala Varalakshmi	6-Sep-19	55,56,000	-	-	14,89,000	-	14,89,000	14,18,095	
7	A-209	1360	4,385	Mrs.Shilpa.M & Mr.K. Hari krishna	8-May-20	59,63,000	-	-	-	2,25,000	2,25,000	2,14,286	
8	A-302	1360	3,563	Mrs. Bera Sandhya Rai	16-Oct-19	48,45,000	-	-	6,71,000	-	6,71,000	6,39,048	
9	A-303	1360	4,085	Mr. Lanka Sridhar	15-Sep-19	55,56,000	-	-	14,89,000	-	14,89,000	14,18,095	
10	A-305	1360	4,085	Mr N.CH.V.S.Sekhar	14-Sep-19	55,56,000	-	-	14,89,000	-	14,89,000	14,18,095	
11	A-306	1360	3,985	Mrs. Susmitra Samantara & Mr. Lax	6-Sep-19	54,20,000	-	-	14,56,000	-	14,56,000	13,86,667	
12	A-308	1360	3,385	Mr. Rahul Mehta	30-Aug-19	46,04,000	-	-	-	-	-	-	
13	A-309	1360	3,885	Mr. S. V. Subba Reddy	10-Sep-19	52,84,000	-	-	14,35,000	-	14,35,000	13,66,667	
14	A-402	1360	3,885	Mrs.P Chaitanya & Mr.B Rajashek	7-Sep-19	52,84,000	-	-	13,25,000	-	13,25,000	12,61,905	
15	A-403	1360	4,185	Mr. Kunwar Kant	15-Sep-19	56,92,000	-	-	15,20,000	-	15,20,000	14,47,619	
16	A-405	1360	3,885	Mrs.Srikakolapu Mani & Mr.S.S.S. S	8-Sep-19	52,84,000	-	-	14,27,000	-	14,27,000	13,59,048	
17	A-406	1360	4,035	Mr. Navin Kumar Patalay	30-Sep-19	54,88,000	-	-	14,72,000	-	14,72,000	14,01,905	
18	A-408	1360	4,236	Mr Yerram Srinivas	3-Nov-19	57,61,000	-	-	8,75,116	6,36,000	15,11,116	14,39,158	
19	A-409	1360	4,285	Mr. Pavan Kumar Shakhai	14-Nov-19	58,27,000	-	-	15,52,000	-	15,52,000	14,78,095	
20	A-502	1360	4,085	Mr. Ramesh Chouti & Mrs. Navitha	8-Sep-19	55,56,000	-	-	14,89,000	-	14,89,000	14,18,095	
21	A-503	1360	3,563	Mrs.Thatikunda Lalitha	16-Oct-19	48,45,000	-	-	6,71,000	-	6,71,000	6,39,048	
22	A-505	1360	3,985	Mr. Amit Roy	8-Sep-19	54,20,000	-	-	14,56,000	-	14,56,000	13,86,667	
23	A-506	1360	3,395	Mr. J Harinath Goud	22-Sep-19	46,17,000	-	-	10,88,650	4,18,000	15,06,650	14,34,905	
24	A-508	1360	4,236	Mr pothalaiah Sake	7-Nov-19	57,61,000	-	-	10,64,000	-	10,64,000	10,13,333	
25	A-509	1360	3,885	Mr. A.Praveen Kumar Reddy	7-Sep-19	52,84,000	-	-	14,27,000	-	14,27,000	13,59,048	
26	B-102	1660	4,215	Mr. U Nagaraju	24-Feb-20	69,97,000	-	-	2,25,000	31,85,000	34,10,000	32,47,619	
27	B-105	1660	4,247	Mr. T Sunil	1-Nov-19	70,50,000	-	-	12,82,000	-	12,82,000	12,20,952	
28	B-106	1660	4,216	Mr. V Sharath Chandra	30-Oct-19	69,99,000	-	-	14,99,000	-	14,99,000	14,27,619	
29	B-108	1660	4,015	Mrs. Shailaja	6-Sep-19	66,65,000	-	-	40,89,001	-	40,89,001	38,94,287	
30	B-301	1660	3,815	Mr. P.Kiran Kumar	13-Sep-19	63,33,000	-	-	16,71,000	-	16,71,000	15,91,429	
31	B-302	1660	4,215	Mr.K.A.Jayaraj Shekhar	19-Feb-19	69,97,000	-	-	2,00,000	-	2,00,000	1,90,476	
32	B-304	1660	3,482	Mr. Satish Reddy.N & Mrs. Rishita	29-Sep-19	57,80,000	-	-	13,22,000	-	13,22,000	12,59,048	
33	B-305	1660	4,096	Mrs. Priyanka Kose & Mr. Hemanth	21-Oct-19	67,99,000	-	-	17,79,000	-	17,79,000	16,94,286	
34	B-308	1660	3,815	Mr. Valiveti Purushottam & Mrs. Su	18-Sep-19	63,33,000	-	-	16,71,000	-	16,71,000	15,91,429	

GMR financial status statement 30-06-2020 ver5A dated.

RERA sold units details

Sl no	Unit no.	Super-built-uprea in sft	Sale rate in Rs/sft	Buyer name	Booking date	Total sale consideration in Rs.	Receipts - FY 17-18	Receipts - FY 18-19	Receipts - FY 19-20	Receipts for current qtr. Apr to Jun-2020	Total Receipts	Total Receipts without GST
35	B-402	1660	4,116	Mrs. Neelofer Sultana	9-Nov-19	68,33,000	-	-	20,33,000	-	20,33,000	19,36,190
36	B-403	1660	4,169	Mrs. Jyoti Jain & Mr. Gautam Jain	22-Dec-19	69,20,000	-	-	18,09,000	-	18,09,000	17,22,857
37	B-405	1660	4,105	Mr.I.Shiv Kumar	29-Sep-19	68,14,000	-	-	17,84,000	-	17,84,000	16,99,048
38	B-406	1660	3,815	Mr. Gandluri Phani Kumar & Mrs. C	15-Sep-19	63,33,000	-	-	16,71,000	-	16,71,000	15,91,429
39	B-408	1660	3,915	Mr. Naga Madhusudan Sarma Vishn	8-Sep-19	64,99,000	-	-	17,10,000	-	17,10,000	16,28,571
40	B-501	1660	3,815	Mr. Srinivasulu Chintapally	6-Sep-19	63,33,000	-	-	16,71,000	-	16,71,000	15,91,429
41	B-503	1660	4,096	Mr. Gajendra Likhitkar	1-Nov-19	67,99,000	-	-	17,79,000	-	17,79,000	16,94,286
42	B-504	1660	3,815	Mr. Kamlesh Patel & Mr. Deepak Pa	11-Sep-19	63,33,000	-	-	16,71,000	-	16,71,000	15,91,429
43	B-506	1660	3,315	Mr. Rahul Mehta	30-Aug-19	55,03,000	-	-	-	-	-	-
44	B-507	1660	4,217	Mr. Jawaharlal Amugothu	14-Nov-19	70,00,000	-	-	12,75,000	5,52,000	18,27,000	17,40,000
45	C-207	1660	4,316	Mr.Pedapudi Arogya Kumar	24-Feb-20	71,64,000	-	-	2,25,000	11,40,000	13,65,000	13,00,000
46	C-301	1660	4,390	Mr. K Srirama	12-Jan-20	72,88,000	-	-	13,18,000	-	13,18,000	12,55,238
47	C-304	1660	4,291	Mrs. B Jyothi Lakshmi & Mr. B Gop	15-Jan-20	71,23,000	-	-	12,93,000	-	12,93,000	12,31,429
48	C-306	1660	4,277	Mr. A Praveen	19-Dec-19	71,00,000	-	-	12,90,000	-	12,90,000	12,28,571
49	C-307	1660	4,315	Mr.Raji Reddy	19-Feb-20	71,63,000	-	-	2,25,000	8,25,000	10,50,000	10,00,000
50	C-405	1660	4,290	Mr. R Prasad Rao	2-Jan-20	71,22,000	-	-	12,93,300	-	12,93,300	12,31,714
51	C-501	1660	4,316	Mr.O.Vasudeva Sharma/Mrs.O.Naga	19-Feb-20	71,64,000	-	-	13,00,000	-	13,00,000	12,38,095
52	C-505	1660	4,415	Mr. M.V.Mohan Rao	1-Jan-20	73,29,000	-	-	13,25,000	-	13,25,000	12,61,905
53	C-507	1660	4,315	Mrs. Shylaja Amaram	3-Jan-20	71,63,000	-	-	13,00,000	-	13,00,000	12,38,095
54	F-303	1360	4,385	Mr.Syed Akbar Pasha	29-Feb-20	59,64,000	-	-	2,25,000	4,00,000	6,25,000	5,95,238
55	F-305	1360	4,435	Mrs. Jyothirmayee	5-Mar-20	60,32,000	-	-	-	9,00,000	9,00,000	8,57,143
56	F-306	1360	4,435	Mrs.T Vaishnavi/Mr.Srujan	26-Feb-20	60,32,000	-	-	2,25,000	-	2,25,000	2,14,286
57	F-403	1360	3,724	Mr.Satya Amar Charanjeevarao Vak	19-Feb-20	50,64,000	-	-	2,25,000	-	2,25,000	2,14,286
58	F-406	1360	4,485	Mr.Thatiparti Surekha & thatiparti s	18-Jun-20	61,00,000	-	-	-	2,25,000	2,25,000	2,14,286
59	F-502	1360	4,485	Mrs.S B V Naveena	18-Jun-20	61,00,000	-	-	-	2,25,000	2,25,000	2,14,286
60	F-503	1360	3,648	Mr. Roshan Singh Chouhan	8-Feb-20	49,61,000	-	-	2,35,000	-	2,35,000	2,23,810
	TOTAL	90000	4,056			36,50,15,000	-	-	6,95,30,067	87,31,000	7,82,61,067	7,45,34,350

GMR financial status statement 30-06-2020 ver5A dated.

Loan details

Name of firm/compar		Modi Realty Mallapur LLP	Prepared by:		Rajyalakshmi				
Name of project:		Gulmohar Residency	Date:		21-Jul-20				
Loan Details			Statement for period upto		30-Jun-20				
Secured loans									
Sl. No.	Loan type	Name of lender	Total loan amount in Rs.	Principal repaid upto FY 19-20 in Rs.	Principal repaid in this qtr. In Rs.	Balance loan upto end of this qtr. in Rs.	Loan start date	Loan end date	EMI or principal repayment per month in Rs.
1	Secured	Tata Capital Financial Services Ltd	4,50,00,000	82,23,459	-10,70,161	3,78,46,702	10-04-2019	10-04-2023	10,00,000
2	Secured		-	-	-	-	NA	NA	NA
3	Secured		-	-	-	-	NA	NA	NA
4	Subtotal - Secured loans		4,50,00,000	82,23,459	-10,70,161	3,78,46,702			
5	Un-secured	Rahul Mehta	1,07,00,000	-	-	1,07,00,000	NA	NA	NA
6	Un-secured		-	-	-	-	NA	NA	NA
7	Un-secured		-	-	-	-	NA	NA	NA
8	Un-secured		-	-	-	-	NA	NA	NA
9	Un-secured		-	-	-	-	NA	NA	NA
10	Subtotal - Un-secured loans		1,07,00,000	-	-	1,07,00,000			
11	Total		5,57,00,000	82,23,459	-10,70,161	4,85,46,702			

GMR financial status statement 30-06-2020 ver5A dated. - Financial Summary

Name of firm/company:		Modi Realty Mallapur LLP		Prepared by:		Rajyalakshmi
Name of project:		Gulmohar Residency		Date:		21-Jul-20
Financial Summary				Statement for period upto		30-Jun-20
						(Amounts in Rs.)
Sl. No.	Description	FY 17-18	FY 18-19	FY 19-20	For current qtr. Apr-Jun-20	Total
1	Source of funds					
2	Net receipts from sales	-	-	6,62,19,111	83,15,238	7,45,34,350
3	Loans received - unsecured	-	-	-	1,07,00,000	1,07,00,000
4	Loans received - secured	-	-	-	4,50,00,000	4,50,00,000
5	Subtotal - funds	-	-	6,62,19,111	6,40,15,238	13,02,34,350
6	Expenditure					
7	Towards land acquisition	-	-	-	-	-
8	Towards security deposit for JDA	30,00,000	19,25,000	1,00,89,400	-	1,50,14,400
9	Fees, charges, deposits for permits	45,24,518	8,11,817	3,89,94,472	7,30,000	4,50,60,807
10	Finance charges (interest + fees)	-	3,780	49,93,409	11,63,441	61,60,629
11	Administrative expenses	1,38,620	10,88,163	89,60,401	14,16,603	1,16,03,788
12	Work in progress	11,60,191	14,42,732	4,28,75,899	31,47,094	4,86,25,916
13	Secured Loan Repayment (Tata Capital)	-	-	82,23,459	-10,70,161	71,53,298
14	Advances paid to suppliers/contractors	-	-	59,29,815	92,05,518	1,51,35,333
15	Subtotal - exp.	88,23,329	52,71,492	12,00,66,855	1,45,92,495	14,87,54,171
16	Investment from promoters	-	-	1,83,85,780.00	37,75,000	2,21,60,780
17	By equity/partners capital	-	-	1,00,000.00	50,000	50,000
18	By way of loans from promoters	-	-	-	-	-
19	Subtotal - investment	-	-	1,84,85,780	38,25,000	2,22,10,780
RERA - funds received Vs exp - comparison						
A	Project expenditure	88,23,329	52,71,492	12,00,66,855	1,45,92,495	14,87,54,171
B	70% of net receipts (for RERA a/c)	-	-	4,63,53,378	58,20,667	5,21,74,045
C	Loans received	-	-	-	5,57,00,000	5,57,00,000
D	RERA a/c bank balance +FDs	-	-	-	1,01,615	1,01,615
	Difference (A-B-C-D) - must be positive	88,23,329	52,71,492	7,37,13,477	-4,70,29,787	4,07,78,511
Note:						
Net receipts or revenue = Receipts after deduction of receipts towards GST, Reg. charges, etc.						
Towards land acquisition = Land cost + reg. charges + brokerage						
Work in progress = WIP - permit cost.						

Estimation of IT - Percentage Completion methodPROECT ESTIMATION

	Sft	Rate	
Developer Share of Sale	347900		
Owner Share of Sale	187540		
Proposed Parking Area	203830		
Club House Area	25556		
Sale Revenue	347900	3500	1,21,76,50,000
			1,21,76,50,000
Land Cost			-
Sanction Cost			4,43,30,807
Construction Cost		1300	45,22,70,000
Construction Cost Owner		1300	24,38,02,000
Club House Construction Cost		2500	6,38,90,000
Parking Area Construction Cost		800	16,30,64,000
			96,73,56,807
Profit			25,02,93,193
Profit %			21