

FORM-A
[see rule 3(2)]
APPLICATION FOR REGISTRATION OF PROJECT

To
The Real Estate Regulatory Authority
Rajasthan, Jaipur

Respected,

We hereby apply for the grant of registration of our project "Vrindavan City (Devlapuram)" to be set up at Khasra No. 1722/794, Village-Devla, Tehsil-Mojmabad, Jaipur-303009.

1. The requisite particulars are as under:-

(i) Status of the applicant: **Company**

(ii)

a) Name: **Homeland Real Estate Private Limited**

b) Address: **A-6, Anand Vihar, Railway Colony, Jagatpura, Jaipur-302025**

c) Copy of registration certificate: **Attached**

d) Name, photograph and address of director and authorised person etc.:

S. No.	Name	Designation	Address	Photo
1	Ranveer Singh Nathawat	Director	A-6, Anand Vihar, Railway Colony, Jagatpura, Jaipur- 302025	
2	Yogesh Sharma	Director	Flat No. G-103, Ground Floor, P No. 824, Rani Sati Nagar, Jaipur-302019	

For Homeland Real Estate Pvt. Ltd.



Authorised Signatory

3	Mangi Lal Choudhary	Director	Ward No. 10, Dewla, Tehsil – Mojamabad Dudu, Boraj, Jaipur-303338	
4	Mukesh Kumar Sharma	Director / Authorized Signatory	11, Bagadon Ka Mohalla, Village – Devla, Post Boraj, Tehsil – Dudu, Boraj, Jaipur-303338	

(iii) PAN Number of the promoter: **AAECH0063K**

(iv) Name and address of the bank or banker with which account in terms of sub-clause (D) of clause (I) of sub-section (2) of section 4 of the Real Estate (Regulation and Development) Act, 2016 and regulation 11(1)(i) of the Real Estate Regulatory Authority Regulations, 2024 will be maintained:

Particulars	Collection Account [100%]	RERA Retention Account [70%]	Promoter's Account [30%]
Name	Homeland Real Estate Private Limited Vrindavan City(Devlapuram)-Collection Accou	Homeland Real Estate Private Limited Vrindavan City(Devlapuram)-Retention Accou	Homeland Real Estate Private Limited Vrindavan City(Devlapuram)Promoters Account
Bank A/c No.	279002000000843	279002000000842	279002000000841
Bank	Indian Overseas Bank	Indian Overseas Bank	Indian Overseas Bank
Branch	Ajmer Road, Jaipur	Ajmer Road, Jaipur	Ajmer Road, Jaipur
IFSC Code	IOBA0002790	IOBA0002790	IOBA0002790
Bank Address	125, Gyan Vihar, DCM, Ajmer Road, Jaipur	125, Gyan Vihar, DCM, Ajmer Road, Jaipur	125, Gyan Vihar, DCM, Ajmer Road, Jaipur

For Homeland Real Estate Pvt. Ltd.



Authorized Signatory

(v) Details of project land :

1. Address: **Khasra No. 1722/794, Village-Devla, Tehsil-Mojmabad, Jaipur-303009**
2. Total Area of Project (In sq. meters): **6900.00**
3. Phase Area (In sq. meters): **6900.00**
4. Total Saleable area (in sq. meters): **4087.82**
5. Fees to be paid to RAJ RERA In (INR): **₹ 69,000.00**
6. Number of Apartments / Plots: **38**
7. Sanctioned Number of Apartments / Plots: **38**
8. Proposed But Not Sanctioned Number Of Apartments / Plots: **0**

(vi) Brief details of the projects launched by the promoter in the last five years, whether already completed or being developed, as the case may be, including the current status of the said projects, any delay in its completion, details of cases pending related to project land, details of type of land and payments pending etc. : **Attached**

(vii) Agency to take up external development works Local Authority / Self Development: **Self Development**

(viii) Registration fee of ₹ 69,000.00 is paid through online payment: **Payment Proof Attached with Details of Transaction**

(ix) Any other information the applicant may like to furnish: **N/A**

2. I/we enclose the following documents in triplicate, namely:-

(i) Authenticated copy of the PAN card of the promoter: **Attached**

(ii) Audited balance sheet of the promoter for the preceding financial year: **Attached**

(iii) Copy of the legal title deed reflecting the title of the promoter to the land on which the real estate project is proposed to be developed along with legally valid documents for chain of title with authentication of such title: **Attached**

(iv) The details of encumbrances on the land on which development is proposed including any rights, title, interest or name of any party in or over such land along with details: **Declaration Attached**

(v) Where the promoter is not the owner of the land on which development is proposed details of the consent of the owner of the land along with a copy of the collaboration agreement, development agreement, joint development agreement or any other agreement, as the case may be, duly executed, entered into between the promoter and

For Homeland Real Estate Pvt. Ltd.



Authorised Signatory

such owner and copies of title and other documents reflecting the title of such owner on the land proposed to be developed: **N/A**

- (vi) An authenticated copy of the approvals and commencement certificate (wherever required under local law) from the competent authority obtained in accordance with the laws as may be applicable for the real estate project mentioned in the application, and where the project is proposed to be developed in phases, an authenticated copy of the approvals and commencement certificate (wherever required under local law) from the competent authority for each of such phases: **Attached**
- (vii) The sanctioned plan, layout plan and specifications of the proposed project or the phase thereof, and the whole project as sanctioned by the competent authority: **Attached**
- (viii) The plan of development works to be executed in the proposed project and the proposed facilities to be provided thereof including fire-fighting facilities, drinking water facilities (wherever applicable) emergency evacuation services, use of renewable energy: **Attached**
- (ix) The location details of the project, with clear demarcation of land dedicated for the project along with its boundaries including the latitude and longitude of the end points of the project: **Attached**
- (x) Proforma of the allotment letter, agreement for sale, and the conveyance deed proposed to be executed with the allottees: **Attached**
- (xi) The number, type and the area of plots for sale in the project along with the area of the exclusive balcony or verandah areas and the exclusive open terrace areas with the apartment, if any: **Attached**
- (xii) The number and areas of garage for sale in the project: **Attached**
- (xiii) The number of parking areas in each type of parking such as open, basement, stilt, mechanical parking etc. available in the real estate project: **Attached**
- (xiv) The names and addresses of his real estate agents, if any, for the proposed project: **Declaration Attached**
- (xv) The names and addresses of the contractors, architect, structural engineer, if any and other persons concerned with the development of the proposed project: **Attached**
- (xvi) A declaration in Form-B. **Attached**

For Homeland Real Estate Pvt. Ltd.


Authorised Signatory

3. I/We enclose the following additional documents and information regarding ongoing projects, as required under rule 4 of the Rajasthan Real Estate (Regulation and Development) Rules, 2017 and other provisions of the Act, rules and regulations made thereunder, namely:-
- (i) PAN Card of the Promoter
 - (ii) MCA Master Data for Address
 - (iii) Other Documents as per Attached Checklist
4. I/We solemnly affirm and declare that the particulars given in herein are correct to my /our knowledge and belief.

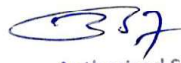
Yours faithfully,

For Homeland Real Estate Private Limited

Date: 18-01-2025
Place: Jaipur


For Homeland Real Estate Pvt. Ltd.
Mukesh Kumar Sharma
(Director/Authorized Signatory)
Authorised Signatory

For Homeland Real Estate Pvt. Ltd.


Authorised Signatory



राजस्थान RAJASTHAN

DECLARATION

BX 896024

Affidavit cum Declaration of Mr. Mukesh Kumar Sharma, duly authorized by the promoter of the proposed project vide their authorization dated 18-01-2023.

I Mukesh Kumar Sharma s/o Laxmi Narayan Sharma aged about 41 years, r/o 11, Bagadon Ka Mohalla, Village – Devla, Post Boraj, Tehsil – Dudu, Boraj, Jaipur-303338, duly authorized by the promoter of the proposed project “Vrindavan City (Devlapuram)” do hereby solemnly declare, undertake and state as under:

1. That the “Vrindavan City (Devlapuram)” situated at Khasra No. 1722/794, Village-Devla, Tehsil-Mojmabad, Jaipur-303009 is a new project.
2. That we have not taken any bookings or advance payment in respect of this project or any plot / unit till the date we had put in the application and will not take any booking or advance payment till we get the RERA registration number.
3. That we have not done any marketing or advertisement activity in respect of this project or any plot / unit till the date we had put in the application and will not do the same till we get the RERA registration number.
4. That if any contradiction arises in the future the deponent will be responsible for it.



Deponent
For Homeland Real Estate Private Limited


Mukesh Kumar Sharma
(Director/Authorized Signatory)

I Mukesh Kumar Sharma s/o Laxmi Narayan Sharma aged about 41 years, r/o 11, Bagadon Ka Mohalla, Village – Devla, Post Boraj, Tehsil – Dudu, Boraj, Jaipur-303338, do hereby verify that the contents in para No. 1 to 4 of our above Affidavit cum Declaration are true and correct and nothing material has been concealed by us therefrom.

ATTESTED

NOTARY PUBLIC
(GOVT. OF INDIA)
JAIPUR (INDIA)

Deponent
For Homeland Real Estate Private Limited


Mukesh Kumar Sharma
(Director/Authorized Signatory)

20 JAN 2023

क्रम संख्या ...2211... दिनांक 18/01/2025

मुद्रांक का मूल्य 100/-

क्रेता का नाम **HOMELAND REAL ESTATE PVT LTD**

पता- **A-6 ANAND VIHAR, RAILWAY COLONY, JAGATPURA, JAIPUR**

मुद्रांक खरीदने का आशय **AFFIDAVIT**

उमा सिंहल
स्टाम्प विक्रेता ला. न. 21/2012
490-ए, रजनी विहार,
हीरापुरा, जयपुर

राजस्थान स्टाम्प अधिनियम 1998 के अन्तर्गत स्टाम्प राशि
पर प्रभारित अधिभार

1. आधारभूत आवश्यकता सुविधाओं हेतु
(धारा 3-क) - 10 % 10/-
2. गाय और उसकी नस्ल के संरक्षण और
संवर्धन हेतु (धारा 3-ख) / प्राकृतिक
आपदाओं एवं मानव निर्मित आपदाओं
के निवारण हेतु - (10+10) 20 % 20/-

कुल योग 30/-
हस्ताक्षर स्टाम्प विक्रेता
उमा सिंहल ला. न. 21/12

M/S HOMELAND REAL ESTATE PVT LTD

Address: A-6, Anand Vihar, Railway Colony, Jagatpura, Jaipur-302025

DECLARATION

This is to certify that we have **not taken** any project loan or mortgage loan till date on our project **"Vrindavan City (Devlapuram)"** situated at **Khasra No. 1722/794, Village-Devla, Tehsil-Mojmabad, Jaipur-303009** from any bank or financial institution.

Date: 18-01-2025

Place: Jaipur

Seal and Signature of the Promoter
For Homeland Real Estate Private Limited



Mukesh Kumar Sharma
(Director/Authorized Signatory)

For Homeland Real Estate Pvt. Ltd.


Authorized Signatory

M/S HOMELAND REAL ESTATE PVT LTD

Address: A-6, Anand Vihar, Railway Colony, Jagatpura, Jaipur-302025

Date:- 18-01-2025

TO WHOMSOEVER IT MAY CONCERN

M/s Homeland Real Estate Private Limited through its authorized signatory Mr. Mukesh Kumar Sharma regarding our project "Vrindavan City (Devlapuram)" situated at Khasra No. 1722/794, Village-Devla, Tehsil-Mojmabad, Jaipur-303009 declares that:

1. NOC for Environment: **Not Applicable**
2. NOC for Fire: **Not Applicable**
3. NOC from Airport Authority of India: **Not Applicable**

Seal and Signature of the Promoter
For Homeland Real Estate Private Limited

For Homeland Real Estate Pvt. Ltd.


Authorised Signatory



Mukesh Kumar Sharma
(Director/Authorized Signatory)

M/S HOMELAND REAL ESTATE PVT LTD

Address: A-6, Anand Vihar, Railway Colony, Jagatpura, Jaipur-302025

Date:- 18-01-2025

TO WHOMSOEVER IT MAY CONCERN

M/s Homeland Real Estate Private Limited through its authorized signatory **Mr. Mukesh Kumar Sharma** regarding our project "Vrindavan City (Devlapuram)" situated at Khasra No. 1722/794, Village-Devla, Tehsil-Mojmabad, Jaipur-303009 declares that:

1. Water Supply Permission: **Not Yet Available** (We undertake to uploading or submitting the necessary permission either prior to the Project's completion or in due course of time, whichever comes first, through the Project Profile modification module.)

**Seal and Signature of the Promoter
For Homeland Real Estate Private Limited**

For Homeland Real Estate Pvt. Ltd.


Authorized Signatory



**Mukesh Kumar Sharma
(Director/Authorized Signatory)**

M/S HOMELAND REAL ESTATE PVT LTD

Address: A-6, Anand Vihar, Railway Colony, Jagatpura, Jaipur-302025

Date:- 18-01-2025

TO WHOMSOEVER IT MAY CONCERN

M/s Homeland Real Estate Private Limited through its authorized signatory **Mr. Mukesh Kumar Sharma** regarding our project "**Vrindavan City (Devlapuram)**" situated at **Khasra No. 1722/794, Village-Devla, Tehsil-Mojmabad, Jaipur-303009** declares that:

Consultant Details				
Consultant	Name	Email Address	Contact Address	Contact Number
Real Estate Agent	Not Appointed [If appointed then promoter will update RERA Authority through the Project Profile modification module]			
Contractor	Not Appointed [If appointed then promoter will update RERA Authority through the Project Profile modification module]			
Architect	Arun Kumar	svajaipur2009@gmail.com	A-5, Shree vinayak, Khatipura mode, Sirsi Road, Jaipur- 302012	9351305411
Engineer	Divyajeet Marothia	divyajeetmarothiya@gmail.com	Gada Bass Ward No.27, Didwana, Dist- Nagaur, Rajasthan- 341303	9413563738
Chartered Accountant	CA Amit Kumar Kedia	ca.amitvkedia@gmail.com	Office No. 6F- 42 & 43 Mahima Trinity Mall, Swej Farm, New Sanganer Road, Jaipur- 302019 (Raj.)	9414046121
Structural Engineer	Not Appointed [If appointed then promoter will update RERA Authority through the Project Profile modification module]			
HVAC Consultant	Not Appointed [If appointed then promoter will update RERA Authority through the Project Profile modification module]			
Plumbing Consultant	Not Appointed [If appointed then promoter will update RERA Authority through the Project Profile modification module]			
Any Other Consultant	Not Appointed [If appointed then promoter will update RERA Authority through the Project Profile modification module]			

Seal and Signature of the Promoter
For Homeland Real Estate Private Limited

For Homeland Real Estate Pvt. Ltd.


Authorised Signatory


Mukesh Kumar Sharma
(Director/Authorized Signatory)

M/S HOMELAND REAL ESTATE PVT LTD

Address: A-6, Anand Vihar, Railway Colony, Jagatpura, Jaipur-302025

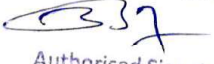
Date:- 18-01-2025

TO WHOMSOEVER IT MAY CONCERN

M/s Homeland Real Estate Private Limited through its authorized signatory Mr. Mukesh Kumar Sharma regarding our project "Vrindavan City (Devlapuram)" situated at Khasra No. 1722/794, Village-Devla, Tehsil-Mojmabad, Jaipur-303009 declares that:

1. The promoter, namely M/s Homeland Real Estate Private Limited (which includes directors Mr. Yogesh Sharma, Mr. Ranveer Singh Nathawat, Mr. Mangi Lal Choudhary, Mr. Mukesh Kumar Sharma), don't have any police case or criminal record till now.
2. Proposed Project Land i.e. Khasra No. 1722/794, Village-Devla, Tehsil-Mojmabad, Jaipur-303009 has no litigations pending before any Court of law or Authority.

Seal and Signature of the Promoter
For Homeland Real Estate Private Limited

For Homeland Real Estate Pvt. Ltd.

Authorized Signatory


Mukesh Kumar Sharma
(Director/Authorized Signatory)

M/S HOMELAND REAL ESTATE PVT LTD

Address: A-6, Anand Vihar, Railway Colony, Jagatpura, Jaipur-302025

CERTIFIED TRUE COPY OF THE RESOLUTION PASSED AT THE MEETING OF THE BOARD OF DIRECTORS OF M/S HOMELAND REAL ESTATE PRIVATE LIMITED HELD AT THE REGISTERED OFFICE OF THE COMPANY AT A-6, ANAND VIHAR, RAILWAY COLONY, JAGATPURA, JAIPUR-302025 ON 18-01-2025 AT 04:45 PM

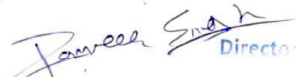
"RESOLVED THAT Mr. Mukesh Kumar Sharma, is hereby authorized to represent the company and to sign, execute, and submit all necessary documents, applications, forms, and any other required paperwork under the Real Estate (Regulation and Development) Act, 2016, the Rajasthan Real Estate (Regulation and Development) Rules, 2017, and any subsequent amendments, on behalf of the company.

Certified to be true copy

For: Homeland Real Estate Private Limited

For Homeland Real Estate Pvt. Ltd.

For Homeland Real Estate Pvt. Ltd.


Ranveer Singh Nathawat
(Director)


Yogesh Sharma
(Director)


Mangi Lal Choudhary
(Director)


Mukesh Kumar Sharma
(Director)

Homeland Real Estate Private Limited

BALANCE SHEET AS AT 31ST MARCH 2024

(Amount in 00')

S NO	PARTICULARS	Note No.	AS AT 31.03.2024	AS AT 31.03.2023
I	<u>EQUITY AND LIABILITIES</u>			
	(1) <u>Share Holders' Fund</u>			
	a) Share Capital	2.1	3100.00	3000.00
	b) Reserves & Surplus	2.2	36548.60	33693.34
	c) Money received against share warrants		-	-
	(2) Share application money pending allotment		-	-
	(3) <u>Non- Current Liabilities</u>			
	a) Long-term borrowings		-	-
	b) Deferred tax liabilities (Net)		-	-
	c) Other long term liabilities		-	-
	d) Long term provisions		-	-
	(4) <u>Current Liabilities</u>			
	a) Short-term borrowing	2.3	79685.67	41627.43
	b) Trade payables	2.4		
	Micro enterprises and small enterprises; and			
	Other than micro enterprises and small enterprises.		108697.53	100952.59
	c) Other current liabilities	2.5	40288.35	27881.73
	d) Short-term Provision	2.6	605.20	1791.80
	Total		268925.35	208946.90
II	<u>Assets</u>			
	(1) <u>Non-current Assets</u>			
	a) Property, Plant and Equipment and Intangible assets			
	(i) Property, Plant and Equipment	2.7	4264.36	5708.49
	(ii) Intangible assets		-	-
	(iii) Capital work-in-progress		-	-
	(iv) Intangible assets under development		-	-
	b) Non-current investments		-	-
	c) Long term loans and advances		-	-
	d) Deferred tax assets	2.8	2202.70	2240.85
	e) Other non-current assets		-	-
	(2) <u>Current Assets</u>			
	a) Current investments		-	-
	b) Inventories	2.9	95557.14	106578.04
	c) Trade Receivables	2.10	17780.00	26228.00
	d) Cash and Cash Equivalents	2.11	8746.57	190.44
	e) Short-term Loans and Advances	2.12	34224.58	65289.00
	f) Other Current Assets	2.13	106150.00	2712.08
	Total		268925.35	208946.90

Significant Accounting Policies and notes on financial statements 1 to 8

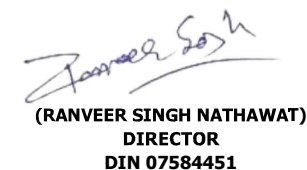
As per our report of even date

FOR SHARMA JAIN & ASSOCIATES
CHARTERED ACCOUNTANTS
(Firm Reg.No.015117C)


(PARAG JAIN)
PARTNER
M. NO. 409867

PLACE: JAIPUR
DATE : 28.09.2024
UDIN:24409867BKBIQD8082

FOR HOMELAND REAL ESTATE PRIVATE LIMITED
CIN- U70109RJ2016PTC056148



(MUKESH KUMAR SHARMA) **(RANVEER SINGH NATHAWAT)**
DIRECTOR **DIRECTOR**
DIN 07584301 **DIN 07584451**

Homeland Real Estate Private Limited

STATEMENT OF PROFIT AND LOSS FOR THE YEAR ENDING 31ST MARCH 2024

(Amount in 00')

S NO.	PARTICULARS	Note No.	FOR THE YEAR ENDING 31.03.2024	FOR THE YEAR ENDING 31.03.2023
I	Revenue from Operation	3.1	87047.70	36624.00
II	Other Income	3.2	11433.58	3579.00
III	Total Income (I+II)		98481.28	40203.00
IV	Expenses:			
	Cost of Materials Consumed		-	-
	Purchase of Stock in Trade	3.3	15552.22	13365.00
	(increase)/ Decrease in Stock	3.4	11020.90	-5050.50
	Employee Benefit Expenses	3.5	5424.54	1800.00
	Other Direct Expenses	3.6	2759.46	6676.47
	Financial Costs		-	-
	Depreciation and Amortization Expense	2.7	1444.13	1985.64
	Other Expenses	3.7	59881.43	19218.14
	Total Expenses		96082.68	37994.75
V	Profit/loss before exceptional and extraordinary items and tax (III-IV)		2398.60	2208.25
VI	Exceptional items		0.00	0.00
VII	Profit before extraordinary items and tax (V-VI)		2398.60	2208.25
VIII	Extraordinary Items		0.00	0.00
IX	Profit Before Tax (VII-VIII)		2398.60	2208.25
X	Tax Expenses			
	(1) Current Tax		605.20	1791.80
	(3) Deferred Tax Asset		-38.15	36.67
XI	Profit/loss for the period from continuing operations (VII-VIII)		1755.25	453.12
XII	Profit/Loss from discontinuing operations		0.00	0.00
XIII	Tax expenses of discontinuing operations		0.00	0.00
XIV	Profit from discontinuing operations(after tax) (XII-XIII)		0.00	0.00
XV	Profit/Loss for the period (XI+XIV)		1755.25	453.12
XVI	Earning per equity share;			
	(1) Basic		5.66	1.51
	(2) diluted		5.66	1.51

Significant Accounting Policies and notes on financial statements 1 to 8

As per our report of even date

FOR SHARMA JAIN & ASSOCIATES

CHARTERED ACCOUNTANTS

(Firm Reg.No.015117C)


(PARAS JAIN)
PARTNER
M NO. 409867

PLACE:JAIPUR

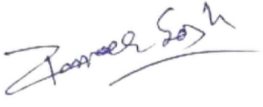
DATE : 28.09.2024

UDIN:24409867BKBIQD8082

FOR HOMELAND REAL ESTATE PRIVATE LIMITED

CIN- U70109RJ2016PTC056148


(MUKESH KUMAR SHARMA)
DIRECTOR
DIN 07584301


(RANVEER SINGH NATHAWAT)
DIRECTOR
DIN 07584451

Homeland Real Estate Private Limited

NOTES TO FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 MARCH 2024

1 STATEMENT OF SIGNIFICANT ACCOUNTING POLICIES:

1.1 General

Accounting policies not specifically referred to other wise are consistent and in consonance with generally accepted accounting principles and mandatory accounting standards issued by the Institute of Chartered Accountants of India.

1.2 Basis of preparation

The financial statements are prepared in accordance with the relevant presentation requirements of the Schedule III of the Companies Act, 2013 under the Historical cost convention on the basis of going concern and accrual unless otherwise stated.

1.3 Property, Plant and Equipment and Intangible assets

Property, Plant, Equipment & Intangible Assets are stated at cost of acquisition or construction. All cost relating to the acquisition and installation of Property, Plant and Equipment & Intangible Assets are capitalized and include borrowing costs directly attributable to construction or acquisition of Property, Plant, Equipment & Intangible Assets up to the date of asset is put to use and adjustment arising out of exchange rate variation relating to liabilities attributable to those Property, Plant, Equipment & intangible assets. They are stated at historical cost less depreciation.

1.4 Depreciation and Amortization

Depreciable amount for Property, Plant, Equipment and Intangible assets is the cost of an Property, Plant, Equipment and Intangible assets, or other amount substituted for cost, less its estimated residual value. Depreciation on Property, Plant and Equipment has been provided on WDV method as per the useful life specified in Schedule II of the Companies Act 2013. Depreciation on Intangible Assets has been provided on WDV method over their estimated useful life.

1.5 Inventories

The stock of Materials & Components is valued, taken & Certified by the management. On the basis of Net realisable value or cost whichever is lower.

1.6 Revenue Recognition

The Company follows mercantile system of Accounting and recognizes income and expenditure on accrual basis.

1.7 Preliminary Exp & Pre-operative Exp.

Preliminary expenses & Pre-operative Expenses has written off as and when incurred.

1.8 Tax on Income

Current tax is determined as the amount of tax payable in respect of taxable income for the period.

2 Notes referred to in the Balance sheet are as follows:

2.1 SHARE CAPITAL

(Amount in 00')

PARTICULARS	AS AT 31.03.2024		AS AT 31.03.2023
AUTHORISED SHARE CAPITAL:			
50000 Equity shares of Rs. 10/- each	5000.00		5000.00
	5000.00		5000.00
ISSUED, SUBSCRIBED & PAID UP CAPITAL:			
31000 Equity shares of Rs. 10/- each	3100.00		3000.00
fully Called & paid up			
	3100.00		3000.00

Reconciliation of the number of shares outstanding at the beginning and at the end of the reporting period:

Particulars	AS AT 31.03.2024		AS AT 31.03.2023
(i)			
No. of Equity Shares at the beginning of reporting period	30000.00		30000.00
Add:No. of Equity Shares issued during the period	1000.00		0.00
Less:No. of Equity Shares bought back during the period			
No. of Equity Shares at the end of the reporting period	31000.00		30000.00

List of the shareholders holding more than five percent of shares in the company as at the Balance Sheet date:

Names of the shareholder	AS AT 31.03.2024		AS AT 31.03.2023	
	No. of Shares	in %age	No. of Shares	in %age
Mukesh kumar Sharma	10000	32.26	10000	33.33
Ranveer Singh Nathawat	10000	32.26	10000	33.33
Mangi Lal Choudhary	10000	32.26	10000	33.34
Total	30000	96.77	30000	100.00

Shareholding of Promoters

Shares held by promoters at the end of the year				% Change during the year
Sr No.	Promoter Name	No. of Shares	in %age	
1.	Mukesh Kumar Sharma	10000	32.26	0%
2.	Ranveer Singh Nathawat	10000	32.26	0%
3.	Mangi Lal Choudhary	10000	32.26	0%
4.	Yogesh Sharma	1000	3.23	0%
TOTAL		31000	100.00	

Homeland Real Estate Private Limited

2.2 RESERVES & SURPLUS

(Amount in 00')

PARTICULARS	AS AT 31.03.2024		AS AT 31.03.2023
a.) Surplus			
Opening Balance	33693.34		33240.23
Add:-Profit for the year as per Statement of Profit & Loss	1755.25		453.12
Total Profit available for Appropriation	35448.60		33693.34
Add:-Transfer from Reserves	0.00		0.00
Less:-Transfer to Reserves	0.00		0.00
Less:-Proposed Dividend	0.00		0.00
Closing Balance	35448.60		33693.34
b). Securities Premium	1100.00		0.00
Total (a+b)	36548.60		33693.34

2.3 SHORT- TERM BORROWINGS

(Amount in 00')

PARTICULARS	AS AT 31.03.2024		AS AT 31.03.2023
Loans Repayable on demand			
From Directors & Relatives	79685.67		41627.43
Total	79685.67		4162743.36

Note:

- (i) The all unsecured loan taken by company are repayment on demand.
- (ii) There are no default in repayment in our loan and interest thereon.

2.4 TRADE PAYABLES

(Amount in 00')

PARTICULARS	AS AT 31.03.2024		AS AT 31.03.2023
Sundry Creditors	108697.53		100952.59
Total	108697.53		100952.59

TRADE PAYABLE AGING SCHEDULE

PARTICULARS	Outstanding for following periods from due date of payment				Total
	<1 Year	1 -2 Year	2-3 Year	> 3 Years	
(i) MSME	0.00	0.00	0.00	0.00	0.00
(i) OTHERS	18258.93	0.00	90438.60	0.00	108697.53
(iii) Disputed Dues - MSME	0.00	0.00	0.00	0.00	0.00
(iv) Disputed Dues - OTHERS	0.00	0.00	0.00	0.00	0.00
Total	18258.93	0.00	90438.60	0.00	108697.53

2.5 OTHER CURRENT LIABILITIES

(Amount in 00')

PARTICULARS	AS AT 31.03.2024		AS AT 31.03.2023
Others Liabilities			
Advance Against Plot	6210.00		14890.00
Audit Fees Payable	1000.00		750.00
TDS Payable	2842.24		1682.63
GST Payable	3199.35		3462.34
Advance from customer	19610.00		0.00
Expenses Payable	7426.76		7096.76
Total	40288.35		27881.73

2.6 SHORT TERM PROVISIONS

(Amount in 00')

PARTICULARS	AS AT 31.03.2024		AS AT 31.03.2023
Provision For Income Tax	605.20		1791.80
Total	605.20		1791.80

Homeland Real Estate Private Limited

2.8 DEFERRED TAX ASSETS

(Amount in 00')

PARTICULARS	AS AT 31.03.2024		AS AT 31.03.2023
DTA	2202.70		2240.85
Total	2202.70		2240.85

2.9 CLOSING STOCK

(Amount in 00')

PARTICULARS	AS AT 31.03.2024		AS AT 31.03.2023
Stock in Trade	95557.14		106578.04
Total	95557.14		106578.04

2.10 TRADE RECEIVABLE

(Amount in 00')

PARTICULARS	AS AT 31.03.2024		AS AT 31.03.2023
Sundry Trade Receivables:			
Over Six Months	1800.00		0.00
Other Debts	15980.00		26228.00
Total	17780.00		26228.00

TRADE RECEIVABLES AGEING SCHEDULE

(Amount in 00')

PARTICULARS	Outstanding for following periods from due date of payment					Total
	Less than 6 Months	6 Months- 1 Year	1 -2 Year	2-3 Year	More Than 3 Years	
(i) Undisputed Trade receivables – considered good	15980.00	0.00	1800.00	0.00	0.00	17780.00
(ii) Undisputed Trade Receivables – considered doubtful	0.00	0.00	0.00	0.00	0.00	0.00
(iii) Disputed Trade Receivables considered good	0.00	0.00	0.00	0.00	0.00	0.00
(iv) Disputed Trade Receivables considered doubtful	0.00	0.00	0.00	0.00	0.00	0.00
Total	15980.00	0.00	1800.00	0.00	0.00	17780.00

2.11 CASH & CASH EQUIVALENTS

(Amount in 00')

PARTICULARS	AS AT 31.03.2024		AS AT 31.03.2023
AXIS Bank	189.58		23.45
Indusind Bank	0.00		0.00
IOB Bank	2130.20		90.20
Cash in hand	6426.79		76.79
Total	8746.57		190.44

2.12 SHORT TERM LOANS AND ADVANCES

(Amount in 00')

PARTICULARS	AS AT 31.03.2024		AS AT 31.03.2023
Advance to Supplier & Others	34224.58		65289.00
Total	34224.58		65289.00

Loan and advances Granted to Related Parties

Type of Borrower	Amount of Loan or advance in the nature of loan outstanding	% of the total loans and advances in the nature of loans
Promoters	0	0
Directors	0	0
KMPs	0	0
Related Parties	0	0

2.13 OTHER CURRENT ASSETS

(Amount in 00')

PARTICULARS	AS AT 31.03.2024		AS AT 31.03.2023
TDS Receivables	150.00		1462.08
Security Deposit	106000.00		0.00
Rent Security Dulet	0.00		1250.00
Total	106150.00		2712.08

Homeland Real Estate Private Limited

3 Notes referred to in the Profit and Loss account are as follows:

3.1 REVENUE FOR OPERATION

(Amount in 00')

PARTICULARS	For The Year Ended 31.03.2024		For The Year Ended 31.03.2023
Sales of Land	67505.30		7840.00
Commission Income	19542.40		28784.00
Total	87047.70		36624.00

3.2 OTHER INCOME

(Amount in 00')

PARTICULARS	For The Year Ended 31.03.2024		For The Year Ended 31.03.2023
Sundry Balance Writtion off	11433.58		1000.00
Interest on Received	0.00		2579.00
Total	11433.58		3579.00

3.3 PURCHASE OF STOCK IN TRADE

(Amount in 00')

PARTICULARS	For The Year Ended 31.03.2024		For The Year Ended 31.03.2023
Purchase	15552.22		13365.00
Total	15552.22		13365.00

3.4 INCREASE/DECFEASE STOCK

(Amount in 00')

PARTICULARS	For The Year Ended 31.03.2024		For The Year Ended 31.03.2023
Opening Stock	106578.04		101527.54
Closing Stock	95557.14		106578.04
Total	11020.90		-5050.50

3.5 EMPLOYEE BENEFIT EXPENSES

(Amount in 00')

PARTICULARS	For The Year Ended 31.03.2024		For The Year Ended 31.03.2023
Salary Paid	5424.54		1800.00
	5424.54		1800.00

3.6 OTHER DIRECT EXPENSES

(Amount in 00')

PARTICULARS	For The Year Ended 31.03.2024		For The Year Ended 31.03.2023
Development Charge	0.00		5050.50
Commission	2759.46		1625.97
	2759.46		6676.47

3.7 OTHER EXPENSES

(Amount in 00')

PARTICULARS	For The Year Ended 31.03.2024		For The Year Ended 31.03.2023
Auditor's Remuneration	250.00		250.00
Repair and Maintenance	600.00		480.00
Bank Charges	69.09		96.45
Marketing & Business Promotion Expenses	6206.83		6815.26
Bad Debts Expenses	1826.20		0.00
TDS Interest & Late Fees	75.57		34.22
Office Expenses	1079.96		0.00
Rent Expenses	15095.65		11302.32
Travelling Expenses	34678.13		0.00
GST Interest and Late Fees	0.00		239.89
Total	59881.43		19218.14

Homeland Real Estate Private Limited

4 PAYMENT TO AUDITORS

(Amount in 00')

PARTICULARS	For The Year Ended 31.03.2024		For The Year Ended 31.03.2023
As Auditor	200.00		200.00
For Company Law and Taxation Matters	50.00		50.00
Total	250.00		250.00

5 Disclosure regarding transactions with Related Parties in accordance with Accounting Standard 18 "Related Party Disclosures:

Name of Related Party	Type of Related Party
MUKESH KUMAR SHARMA	Key Managerial Personnel (KMP)
RANVEER SINGH NATHAWAT	
MANGI LAL CHOUDHARY	

Nature of Transaction	Key Managerial Personnel (KMPs)	Relatives of KMPs
Interest Expenses	0.00	0.00
Unsecured Loans taken:		
Opening Balance	41627.43	0.00
Accepted during the year	111128.78	4350.00
Interest for the year	0.00	0.00
Repaid/Adjusted during the year	77420.54	
Closing Balance	75335.67	4350.00

6 In the absence of information regarding sundry creditors with regard to their status as Small Scale Industrial Undertakings, It is not possible to determine the amount, if any, payable to sundry creditors falling within the meaning of Small Scale Industrial Undertaking.

7 Current tax is determined as the amount of tax payable in respect of taxable income for the period.

8 The management has taken the appropriate steps to collect the outstanding dues and has decided to call a meeting of all the parties. After taking approval from the parties, management has decided to inter adjust respective parties account. The management is solely responsible for all these transactions.

As per our report of even date
FOR SHARMA JAIN & ASSOCIATES
CHARTERED ACCOUNTANTS
(Firm Reg.No.0151175)

(PARAS JAIN)
PARTNER
M NO. 409867

PLACE: JAIPUR
DATE : 28.09.2024
UDIN: 24409867BKBIQD8082

FOR HOMELAND REAL ESTATE PRIVATE LIMITED
CIN- U70109RJ2016PTC056148

(MUKESH KUMAR SHARMA)
DIRECTOR
DIN 07584301

(RANVEER SINGH NATHAWAT)
DIRECTOR
DIN 07584451

NOTE -2.7 : Property, Plant and Equipment

S.N: ASSETS		GROSS BLOCK			Loss on sale of Assets	Total	DEPRECIATION			NET BLOCK		(Amount in 00')
		As at	ADDITION	Ded./Sold Dur the yr.			As at	for the year	Total	As at	As at	
		01.04.23					01.04.23			31.03.24	31.03.23	
1	Computer	240226.14	0.00	0.00	0.00	240226.14	228292.14	0.00	228292.14	11934.00	11934.00	
2	Furniture & Fitting	2041116.42	0.00	0.00	0.00	2041116.42	1560982.00	124635.00	1685617.00	355499.42	480134.42	
3	Software	103240.00	0.00	0.00	0.00	103240.00	98078.00	0.00	98078.00	5162.00	5162.00	
4	AC	50390.62	0.00	0.00	0.00	50390.62	31784.00	3369.00	35153.00	15237.62	18606.62	
5	Motor car	259000.00	0.00	0.00	0.00	259000.00	206684.00	16409.00	223093.00	35907.00	52316.00	
6	Camera	53920.00	0.00	0.00	0.00	53920.00	51224.00	0.00	51224.00	2696.00	2696.00	
	Total	2747893.18	0.00	0.00	0.00	2747893.18	2177044.14	144413.00	2321457.14	426436.04	570849.04	
	Previous Year	2747893.18	0.00	0.00	0.00	2747893.18	1978480.14	198564.00	2177044.14	570849.04	769413.04	

HOMELAND REAL ESTATE PRIVATE LIMITED

A-6, ANAND VIHAR RAILWAY COLONY, JAGATPURA JAIPUR RJ 302025 IN
(CIN:U70109RJ2016PTC056148)

NOTES FORMING PART OF FINANCIAL STATEMENT

- 1 The company does not own any benami property, hence the disclosure under Benami Transactions (Prohibition) Act, 1988 is not applicable.
- 2 The company has not undertaking any transactions with companies struck off under section 248 of the Companies Act, 2013 or section 560 of Companies Act, 1956, hence it is not applicable.
- 3 All the charges or satisfaction has been registered with Registrar of Companies.
- 4
The company does not have any holding and subsidiary company, Hence. the compliance regarding the number of layers prescribed under clause (87) of section 2 of the Act read with Companies (Restriction on number of Layers) Rules, 2017 is not applicable.
- 5 The Company has not traded or invested in Crypto currency or Virtual Currency during the financial year.
- 6 The Company is not declared wilful defaulter by any bank or financial Institution or other lender.
- 7 During the reporting year, there was no transaction found which was not recorded in the books of accounts.
- 8 Compliance with approved Scheme(s) of Arrangements- **Not Applicable**
Where any Scheme of Arrangements has been approved by the Competent Authority in terms of sections 230 to 237 of the Companies Act, 2013, the Company shall disclose that the effect of such Scheme of Arrangements have been accounted for in the books of account of the Company 'in accordance with the Scheme' and 'in accordance with accounting standards' and deviation in this regard shall be explained : NA
- 9 Utilisation of Borrowed funds and share premium- The fund has been utilised for the purpose for which loan is sanctioned. Company not received share premium during the year
- 10 Where the Company has revalued its Property, Plant and Equipment, the company shall disclose as to whether the revaluation is based on the valuation by a registered valuer as defined under rule 2 of the Companies (Registered Valuers and Valuation) Rules, 2017 : NIL
- 11 Corporate Social Responsibility (CSR): Not Applicable on the company

12 Intangible assets under development:

(a) For Intangible assets under development

Intangible Assets under Development	Amount in CWIP for a period of				Total
	Less than 1 year	1-2 years	2-3 Years	More than 3 years	
Project 1					
Project 2	NIL	NIL	NIL	NIL	

(b) Intangible assets under development completion schedule

Intangible Assets under Development	To be Completed in				Total
	Less than 1 year	1-2 years	2-3 Years	More than 3 years	
Project 1					
Project 2	NIL	NIL	NIL	NIL	

13 Capital Work In Progress (CWIP)

(a) For Capital-work-in progress, following ageing schedule shall be given

CWIP	Amount in CWIP for a period of				Total
	Less than 1 year	1-2 years	2-3 Years	More than 3 years	
Projects in progress					
Projects temporarily suspended	NIL	NIL	NIL	NIL	

(b) For capital-work-in progress, whose completion is overdue or has exceeded its cost compared to its original plan, following

CWIP	To be Completed in				Total
	Less than 1 year	1-2 years	2-3 Years	More than 3 years	
Project 1					
Project 2	NIL	NIL	NIL	NIL	

14 where Loans or Advances in the nature of loans are granted to promoters, directors, KMPs and the related parties (as defined under Companies Act, 2013,) either severally or jointly with any other person, that are:

(a) repayable on demand or

(b) without specifying any terms or period of repayment

Type of Borrower	Amount of loan and Advance in	Percentage to the total Loans and
Promoters Directors KMPs Related Parties	NIL	NIL

15 The Company has not borrowed from banks or financial institutions on the basis of security of current assets.

16 **Ration**

(Amount in 00')

S. No.	Ratio	Current Year Ratio	Previous Year Ratio	% Change in Ratio	Explanation
A	Current Ratio	1.145	1.167	-1.90%	Due to Increased in Current Assets & Liabilities
	N - CA	26245828.74	20099755.96		
	D - CL	22927674.92	17225355.56		
B	Debt-Equity Ratio	N.A.	N.A.		
	N - Total debt				
	D - Shareholder's equity				
C	Debt Service Coverage Ratio	N.A.	N.A.		
	N- Earnings available for debt service (Net profit before tax + dep. + Amort. exp. + Int.+ Loss on sale of PPE)				
	D - Debt service (Interest and Lease payments + Principal repayments)				
D	Return on Equity Ratio	0.04	0.01	258.50%	Due to Increased in Net Profit
	N - Net profits after taxes - Pref. divid., if any	175525.42	45311.92		
	D - Average shareholder's equity	3964859.86	3669334.44		
E	Inventory turnover ratio	0.86	0.35	144.70%	Increased in Sales
	N - Sales	8704770.00	3662400.00		
	D - Average inventory (Op. + Cl. Bal. / 2)	10106759.00	10405279.00		
F	Trade Receivables turnover ratio	3.96	1.64	140.57%	Increased in Sales
	N - Net sales (Gross sales- Sales return)	8704770.00	3662400.00		
	D - Average accounts receivable (Op. + Cl. Bal. / 2)	2200400.00	2227150.00		

G	Trade payables turnover ratio,	0.15	0.14	7.26%	Increased in Purchase
	N - Net purchases	1555222.00	1336500.00		
	(Gross purchases - Purchase return)				
	D- Average trade payables	10482506	9662642.5		
H	Net capital turnover ratio	2.81	1.33	111.43%	Increased in Sales
	N - Net sales	8704770.00	3662400.00		
	D - Average working capital	3096277.11	2754296.02		
	(Working capital: CA - CL)				
I	Net profit ratio	2.02%	1.24%	62.98%	Due to Increased in Sales & Profit
	N - Net profit after tax	175525.42	45311.92		
	D - Net sales (Total sales - Sales returns)	8704770.00	3662400.00		
J	Return on Capital employed	0.060	0.060	0.52%	Due to Increased in EBIT
	N - Earning before interest and taxes (EBIT)	239860.42	220824.77		
	D - Capital employed	3964859.86	3669334.44		
	(Tangible net worth+Total debt+DTL)				
K	Return on investment	N.A.	N.A.		
	N - Income generated from investments				
	D - Time weighted average investments				

FOR HOMELAND REAL ESTATE PRIVATE LIMITED
CIN- U70109RJ2016PTC056148

Place: Jaipur
DATE : 28.09.2024


(MUKESH KUMAR SHARMA)
DIRECTOR
DIN 07584301


(RANVEER SINGH NATHAWAT)
DIRECTOR
DIN 07584451