

Independent Auditor's Report

To the Members of **M/S ANDES TOWN PLANNERS PRIVATE LIMITED**

Report on the Financial Statements

We have audited the accompanying financial statements of M/S ANDES TOWN PLANNERS PRIVATE LIMITED ("the Company"), which comprise the Balance Sheet as at March 31, 2028, the Statement of Profit and Loss, for the year then ended, Cash Flow statement and a summary of the significant accounting policies and other explanatory information.

We do not express an opinion on the accompanying financial statements of the entity. Because of the significance of the matters described in the Basis for Disclaimer of Opinion section of our report, we have not been able to obtain sufficient appropriate audit evidence to provide a basis for an audit opinion on these financial statements.

Management's Responsibility for the Financial Statements

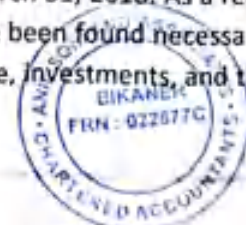
The Company's Board of Directors is responsible for the matters stated in Section 134(5) of the Companies Act, 2013 ("the Act") with respect to the preparation of these financial statements that give a true and fair view of the financial position, financial performance and cash flows of the Company in accordance with the accounting principles generally accepted in India, including the Accounting Standards specified under Section 133 of the Act, read with Rule 7 of the Companies (Accounts) Rules, 2014. This responsibility also includes maintenance of adequate accounting records in accordance with the provisions of the Act for safeguarding of the assets of the Company and for preventing and detecting frauds and other irregularities; selection and application of appropriate accounting policies; making judgments and estimates that are reasonable and prudent; and design, implementation and maintenance of adequate internal financial controls, that were operating effectively for ensuring the accuracy and completeness of the accounting records, relevant to the preparation and presentation of the financial statements that give a true and fair view and are free from material misstatement, whether due to fraud or error.

Auditor's Responsibility

Our responsibility is to conduct an audit of the entity's financial statements in accordance with Standards on Auditing and to issue an auditor's report. However, because of the matters described in the Basis for Disclaimer of Opinion section of our report, we were not able to obtain sufficient appropriate audit evidence to provide a basis for an audit opinion on these financial statements. We are independent of the entity in accordance with the ethical requirements in accordance with the requirements of the Code of Ethics issued by ICAI and the ethical requirements as prescribed under the laws and regulations applicable to the entity

Basis for Disclaimer of Opinion

We were not appointed as auditors of the Company until after March 31, 2018 and thus did not observe the counting of inventories and cash at the beginning and end of the year. We were unable to satisfy ourselves by alternative means concerning the inventory valuation held at March 31, 2017 and 2018, which are stated in the Balance Sheets. In addition, the management doesn't provide us with any sort of documentation for verification of Bank, Borrowing, Trade Receivable, Trade Payable, Advances and Inventories balances shown in the balance sheet. As of the date of our report, management was still in the process of rectifying the system deficiencies and correcting the errors. We were unable to confirm or verify by alternative means Bank, Debtor, Creditor, Advances and Loan included in the Balance Sheet as at March 31, 2018. As a result of these matters, we were unable to determine whether any adjustments might have been found necessary in respect of recorded or unrecorded inventories, accounts receivable accounts payable, investments, and the elements making up the statement of Profit and Loss.



Report on Other Legal and Regulatory Requirements

1. As required by the Companies (Auditor's Report) Order, 2016 ("the Order"), issued by the Central Government of India in terms of sub-section (11) of section 143 of the Companies Act, 2013, we give in the 'Annexure A', a statement on the matters specified in paragraphs 3 and 4 of the Order, to the extent applicable.
2. As required by Section 143 (3) of the Act, we report that:
 - a) As described in the Basis for Disclaimer of Opinion paragraph, we sought but were unable to obtain all the information and explanations which to the best of our knowledge and belief were necessary for the purpose of our audit.
 - b) Due to the possible effects of the matter described in the Basis for Disclaimer of Opinion paragraph, we are unable to state whether proper books of account as required by law have been kept by the Company so far as appears from our examination of those books
 - c) Due to the possible effects of the matter described in the Basis for Disclaimer of Opinion paragraph, we are unable to state whether the Balance Sheet, Statement of Profit and Loss and Cash Flow Statement dealt with by this Report are in agreement with the books of account
 - d) Due to the possible effects of the matter described in the Basis for Disclaimer of Opinion paragraph, we are unable to state whether the aforesaid financial statements comply with the Accounting Standards under Section 133 of the Act read with Rule 7 of the Companies (Accounts) Rules, 2014.
 - e) On the basis of the written representations received from the directors as on 31st March, 2018 taken on record by the Board of Directors, none of the directors is disqualified as on 31st March, 2018 from being appointed as a director in terms of Section 164 (2) of the Act.
 - f) With respect to the adequacy of the internal financial controls over financial reporting of the Company and the operating effectiveness of such controls, we give in the 'Annexure B'.
 - g) With respect to the other matters to be included in the Auditor's Report in accordance with Rule 11 of the Companies (Audit and Auditors) Rules, 2014, in our opinion and to the best of our information and according to the explanations given to us:
 - i. Due to the possible effects of the matter described in the Basis for Disclaimer of Opinion paragraph, we are unable to state whether the Company has disclosed the impact of pending litigations on its financial position in its financial statements
 - ii. Due to the possible effects of the matter described in the Basis for Disclaimer of Opinion paragraph, we are unable to state whether the Company has made provision, as required under the applicable law or accounting standards, for material foreseeable losses, if any, on long-term contracts including derivative contracts.
 - iii. There were no amounts which were required to be transferred to the Investor Education and Protection Fund by the Company.

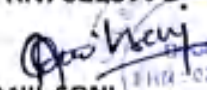
Place:- Sardarshahar, Churu

Date: 02-09-2018

For ANIL SONI AND ASSOCIATES

Chartered Accountants

FRN: 022577C


ANIL SONI

(Proprietor)

MRN : 434723

The Annexure referred to in paragraph 1 of Our Report on "Other Legal and Regulatory Requirements".

We report that:

- i. The fixed assets of the Company were physically verified in full by the management during the year. According to the information and explanations given to us and as examined by us, no material discrepancies were noticed on such verification.
- ii. Due to the possible effects of the matter described in the Basis for Disclaimer of Opinion paragraph, we are unable to state whether inventories have been physically verified during the year by the management at reasonable intervals
- iii. Due to the possible effects of the matter described in the Basis for Disclaimer of Opinion paragraph, we are unable to state whether the company has granted loan to parties covered in the register maintained under section 189 of the Companies Act, 2013.
 - a. The terms and conditions of the grant of such loans are not prejudicial to the company's interest;
 - b. The terms of arrangement do not stipulate any repayment schedule and the loans are repayable on demand with interest.
- iv. Due to the possible effects of the matter described in the Basis for Disclaimer of Opinion paragraph, we are unable to state whether in respect of loans, investments, guarantees, and security, provisions of section 185 and 186 of the Companies Act, 2013 have been complied with or not.
- v. The company has not accepted any deposits from the public covered under sections 73 to 76 of the Companies Act, 2013.
- vi. As per information & explanation given by the management, maintenance of cost records has not been specified by the Central Government under sub-section (1) of section 148 of the Companies Act, 2013.
- vii.
 - a. According to the records of the company, undisputed statutory dues including Provident Fund, Investor Education and Protection Fund, Employees' State Insurance, Income-tax, Sales-tax, Service Tax, Custom Duty, Excise Duty, value added tax, cess and any other statutory dues to the extent applicable, have generally been regularly deposited with the appropriate authorities. Due to the possible effects of the matter described in the Basis for Disclaimer of Opinion paragraph, we are unable to state whether there were no outstanding statutory dues as on 31st of March, 2018 for a period of more than six months from the date they became payable.
 - b. Due to the possible effects of the matter described in the Basis for Disclaimer of Opinion paragraph, we are unable to state whether there was no undisputed amounts payable in respect of Provident Fund, Income-Tax, Service Tax, Cess and other material statutory dues in arrears as at 31-March-2018 for a period of more than six months from the date they became payable.
- viii. Due to the possible effects of the matter described in the Basis for Disclaimer of Opinion paragraph, we are unable to state whether the Company has not defaulted in repayment of dues to a financial institution, bank, Government or debenture holders, as applicable to the company.
- ix. Based on our audit procedures and according to the information given by the management, the company has not raised any money by way of initial public offer or further public offer (including debt instruments)



- x. According to the information and explanations given to us, we report that no fraud by the company or any fraud on the Company by its officers or employees has been noticed or reported during the year.
- xi. The company is a private limited company and hence provision of section 197 read with schedule V of the companies Act are not applicable. Accordingly, paragraph 3(xi) of the order is not applicable.
- xii. The company is not a Nidhi Company. Therefore paragraph 3 (xii) of the order is not applicable to the Company.
- xiii. Due to the possible effects of the matter described in the Basis for Disclaimer of Opinion paragraph, we are unable to state whether all transactions with the related parties are in compliance with sections 177 and 188 of Companies Act, 2013 where applicable and the details have been disclosed in the Financial Statements etc. as required by the applicable accounting standards.
- xiv. The company has not made any preferential allotment or private placement of shares or fully or partly convertible debentures during the year under review.
- xv. Due to the possible effects of the matter described in the Basis for Disclaimer of Opinion paragraph, we are unable to state whether provisions of section 192 of Companies Act, 2013 have been complied with in case of non-cash transactions entered by the company with directors or persons connected with him
- xvi. The company is not required to be registered under section 45-IA of the Reserve Bank of India Act, 1934.

Place:- Sardarshahar, Churu
Date: 02-09-2018

For ANIL SONI AND ASSOCIATES
Chartered Accountants

FRN: 022577C


ANIL SONI
(Proprietor)
MRN: 434723



Report on Internal Financial Controls Over Financial Reporting

Report on the Internal Financial Controls under Clause (i) of Sub-section 3 of Section 143 of the Companies Act, 2013 ("the Act")

We have audited the internal financial controls over financial reporting of M/S ANDES TOWN PLANNERS PRIVATE LIMITED ("the Company") as of March 31, 2018 in conjunction with our audit of the financial statements of the Company for the year ended on that date.

Management's Responsibility for Internal Financial Controls

The Company's management is responsible for establishing and maintaining internal financial controls based on the internal control over financial reporting criteria established by the Company considering the essential components of internal control stated in the Guidance Note on Audit of Internal Financial Controls Over Financial Reporting issued by the Institute of Chartered Accountants of India. These responsibilities include the design, implementation and maintenance of adequate internal financial controls that were operating effectively for ensuring the orderly and efficient conduct of its business, including adherence to company's policies, the safeguarding of its assets, the prevention and detection of frauds and errors, the accuracy and completeness of the accounting records, and the timely preparation of reliable financial information, as required under the Companies Act, 2013.

Auditors' Responsibility

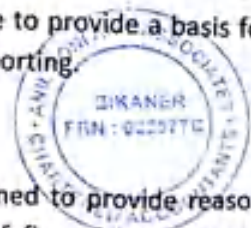
Our responsibility is to express an opinion on the Company's internal financial controls over financial reporting based on our audit. We conducted our audit in accordance with the Guidance Note on Audit of Internal Financial Controls Over Financial Reporting (the "Guidance Note") and the Standards on Auditing, issued by ICAI and deemed to be prescribed under section 143(10) of the Companies Act, 2013, to the extent applicable to an audit of internal financial controls, both applicable to an audit of Internal Financial Controls and, both issued by the Institute of Chartered Accountants of India. Those Standards and the Guidance Note require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether adequate internal financial controls over financial reporting was established and maintained and if such controls operated effectively in all material respects. Our audit involves performing procedures to obtain audit evidence about the adequacy of the internal financial controls system over financial reporting and their operating effectiveness.

Our audit of internal financial controls over financial reporting included obtaining an understanding of internal financial controls over financial reporting, assessing the risk that a material weakness exists, and testing and evaluating the design and operating effectiveness of internal control based on the assessed risk. The procedures selected depend on the auditor's judgement, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion on the Company's internal financial controls system over financial reporting.

Meaning of Internal Financial Controls Over Financial Reporting

A company's internal financial control over financial reporting is a process designed to provide reasonable assurance regarding the reliability of financial reporting and the preparation of financial statements for external purposes in accordance with generally accepted accounting principles. A company's internal financial control over financial reporting includes those policies and procedures that 1. pertain to the maintenance of



records that, in reasonable detail, accurately and fairly reflect the transactions and dispositions of the assets of the company; 2. provide reasonable assurance that transactions are recorded as necessary to permit preparation of financial statements in accordance with generally accepted accounting principles, and that receipts and expenditures of the company are being made only in accordance with authorisations of management and directors of the company; and 3. provide reasonable assurance regarding prevention or timely detection of unauthorized acquisition, use, or disposition of the company's assets that could have a material effect on the financial statements.

Inherent Limitations of Internal Financial Controls Over Financial Reporting

Because of the inherent limitations of internal financial controls over financial reporting, including the possibility of collusion or improper management override of controls, material misstatements due to error or fraud may occur and not be detected. Also, projections of any evaluation of the internal financial controls over financial reporting to future periods are subject to the risk that the internal financial control over financial reporting may become inadequate because of changes in conditions, or that the degree of compliance with the policies or procedures may deteriorate.

Basis for Disclaimer of Opinion

According to the information and explanations given to us and based on our audit, material weakness as per basis of disclaimer of opinion paragraph mentioned in our report has been observed for the year ended March 31, 2018.

The system of the internal financial controls system over financial reporting with regard to Company has material weakness, the company has not established an adequate internal financial controls system over financial reporting and such internal financial controls over financial reporting were not operating effectively as at March 31, 2018.

Disclaimer Opinion

We have considered the disclaimer reported above in determining the nature, timing and extent of audit tests applied in our audit of the financial statements of the Company for the year ended March 31, 2018 and the said disclaimer has affected our opinion on the said financial statements of the Company and we have issued a Disclaimer of Opinion on the financials statements of the company.

Place:- Sardarshahar, Churu

Date: 02-09-2018

For ANIL SONI AND ASSOCIATES

Chartered Accountants

FRN: 022577C



ANIL SONI

(Proprietor)

MRN : 434723

ANDES TOWN PLANNERS PRIVATE LIMITED
 FLAT NO. 2 F-50 B MADHUVIHAR EXTENSION, NEW DELHI
 CIN - U70109DL2006PTC152579
 Balance Sheet as at March 31,2018

(Amount in Rupees)

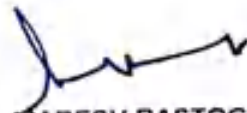
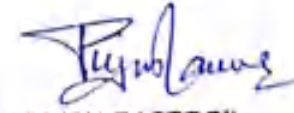
Particulars	Notes of A/c No.	2018	2017
1	2	3	4
EQUITY AND LIABILITIES			
Shareholders' funds			
(a) Share capital	2.01	30,100,000.00	30,100,000.00
(b) Reserves and surplus	2.02	6,749,222.81	7,659,831.94
		36,849,222.81	37,759,831.94
Non-current liabilities			
(a) Long-term borrowings	2.03	1,460,338,913.10	1,778,926,091.58
(b) Long-term provisions	2.04	585,888.00	514,262.00
		1,460,924,801.10	1,779,440,353.58
Current liabilities			
(a) Trade payables	2.05	493,349,618.00	498,121,216.00
(b) Other current liabilities	2.06	748,200,929.75	251,129,950.52
(c) Short-term provisions	2.07	455.00	455.00
		1,241,551,002.75	749,251,621.52
TOTAL		2,739,325,026.66	2,566,451,807.04
ASSETS			
Non-current assets			
(a) Fixed assets			
(i) Tangible assets	2.08	27,786.00	48,469.00
(b) Non-current investments	2.09	23,480,000.00	23,480,000.00
(c) Deferred tax assets	2.10	235,140.00	217,606.00
(d) Long-term loans and advances	2.11	304,836,162.10	378,871,168.10
		328,579,088.10	402,617,243.10
Current assets			
(a) Inventories	2.12	1,462,060,231.38	1,265,418,488.38
(b) Trade receivables	2.13	856,682,800.40	802,112,651.29
(c) Cash and Bank balances	2.14	2,934,575.01	2,489,450.27
(d) Short-term loans and advances	2.15	89,068,331.77	93,813,974.00
		2,410,745,938.56	2,163,834,563.94
TOTAL		2,739,325,026.66	2,566,451,807.04

The accompanying notes form an integral part of Financial Statement 1 & 2
 As per our Report of even date.

FOR ANIL SONI & ASSOCIATES
 CHARTERED ACCOUNTANTS
 FRN 022577C


 CA ANIL SONI
 (PROPRIETOR)
 Membership No. 434723
 DATED : 02-09-2018
 PLACE : SARDARSHAHAR, CHURU

ON BEHALF OF THE BOARD OF DIRECTORS

 
 (PARESH RASTOGI) (PIYUSH RASTOGI)
 DIRECTOR DIRECTOR
 DIN - 00790650 DIN - 01534690

ANDES TOWN PLANNERS PRIVATE LIMITED

FLAT NO. 2 F-50 B MADHUVIHAR EXTENSION, NEW DELHI

CIN - U70109DL2006PTC152579

(Amount in Rupees)

Statement of Profit and Loss for the year ended March 31,2018

Particulars	Notes of A/c No.	2018	2017
Revenue from operations	2.16	7,745,647.00	260,279,841.00
Total Revenue		7,745,647.00	260,279,841.00
Expenses:			
Cost of Land/Development/Construction	2.17	7,220,034.00	252,364,055.26
Employee benefits expense	2.18	721,649.00	5,457,051.00
Depreciation and amortization expense	2.19	20,683.00	47,361.00
Other expenses	2.20	711,424.13	2,296,272.23
Total expenses		8,673,790.13	260,164,739.49
Profit before tax		(928,143.13)	115,101.51
Tax expense:			
(1) Current tax		-	59,310.00
(2) Deferred tax		(17,534.00)	(23,742.00)
Profit after tax		(910,609.13)	79,533.51
Prior Year Expenses		-	2,616,872.00
Profit (Loss) For the Year		(910,609.13)	(2,537,338.49)
Earnings per equity share:	2.21		
(1) Basic		(0.30)	(0.84)
(2) Diluted		(0.30)	(0.84)

The accompanying notes form an integral part of Financial Statement 1 & 2

As per our Report of even date.

FOR ANIL SONI & ASSOCIATES
 CHARTERED ACCOUNTANTS
 FRN 022577C

CA ANIL SONI
 (PROPRIETOR)
 Membership No. 434723
 DATED : 02-09-2018

ON BEHALF OF THE BOARD OF DIRECTORS

(PARESH RASTOGI)
 DIRECTOR
 DIN - 00790650

(PIYUSH RASTOGI)
 DIRECTOR
 DIN - 01534690

Company Overview

Andes Town Plannerr Private Limited is engaged in development of commercial & residential complex.

1. Significant Accounting Policies

1.01 Basis of preparation of financial statements

The financial statements are prepared under the historical cost convention on Mercantile System of Accounting in accordance with applicable mandatory accounting standards and relevant presentational requirements of the Companies Act, 2013.

1.02 Revenue Recognition

(A) Revenue is recognised on the Percentage of Completion Method of accounting. Revenue comprises the aggregate amounts of sale price in terms of the agreements entered into and is recognised on the basis of percentage of actual costs incurred thereon including proportionate land cost and total estimated cost of projects under execution subject to such actual costs being 20 percent or more of the total estimated cost.

Where there is no concrete evidence of buyers commitment to make the complete payment, revenue is recognized only to the extent of realization.

The estimates of the saleable areas and costs are reviewed periodically by the management and any effect of changes in estimates is recognized in the period such changes are determined. However, when the total project cost is estimated to exceed total revenues from the project, the loss is recognised immediately.

(A) All Income & expenses are accounted for on accrual basis. Interest on delayed payments by customers against dues & interest allowed to customers on advance payment/cancellation of booking, are accounted for on settlement basis.

1.03 Fixed Assets, Intangible Assets and Capital Work-in-Progress

Fixed assets are stated at cost, less accumulated depreciation and impairment, if any. Direct costs are capitalized until fixed assets are ready for use. Capital work-in-progress comprises of the cost of fixed assets that are not yet ready for their intended use at the reporting date. Intangible assets are recorded at the consideration paid for acquisition of such assets and are carried at cost less accumulated amortization and impairment.

1.04 Depreciation and Amortization

Depreciation is provided based on useful life of the assets as prescribed in schedule II to the Companies Act, 2013

1.05 Income Taxes

Income taxes are accrued in the same period that the related revenue and expenses arise. A provision is made for income tax annually, based on the tax liability computed after considering tax allowances and exemption. According to AS22- "Income Tax is a accounting for taxes on Income" which includes current taxes and deferred tax. The differences that result between the profit considered for income taxes and the profit as per the financial statements are identified, and Deferred Income Tax reflects the impact of current timing differences between taxable income and accounting income for the year and reversal of timing difference of earlier years. Deferred tax assets are recognized only to the extent that there is reasonable certainty that sufficient future taxable income will be taxable. Deferred tax and liabilities are measured using the tax rates and laws that have been enacted or subsequently enacted by the Balance Sheet date. Deferred tax assets and deferred tax liability have been offset wherever the company has a legally enforceable right to setoff current tax assets against and where the deferred tax assets and deferred tax liabilities relate to income tax levied by the same taxation authority.

1.06 Cash and Cash Equivalent

Cash and cash equivalent comprise cash and cash deposit with bank.

1.07 Investments

Investment are stated at cost.

1.08 Inventories

Inventories & Consumable Stores are valued at cost.

1.09 Gratuity

Gratuity provision has been made assuming as if all the eligible employee are retiring at the close of Financial.

1.10 Amounts in the financial statements are presented in Rupee.

1.11 The previous period figures have been regrouped/reclassified, wherever necessary to confirm to the current year presentation.



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A handwritten signature in blue ink, appearing to be "Anil Sonai".

2. NOTES ON FINANCIAL STATEMENTS AS AT 31 ST MARCH 2018

(Amount in Rupees)

PARTICULARS		AS AT MARCH 31ST, 2018		AS AT MARCH 31ST, 2017	
2.01	SHARE CAPITAL				
2.1.1	Share Holder's Funds:				
	Share Capital:				
	Authorized Capital				
	3100000 (Previous year 310000) Equity Shares of Rs. 10/- each Issued, Subscribed & Paid Up	31,000,000.00		31,000,000.00	
	3010000 (Previous Year 301000) Equity Shares of Rs. 10/- each fully paid up	30,100,000.00		30,100,000.00	
	Total Capital	30,100,000.00		30,100,000.00	
2.1.2	Number of Shares Subscribed but not fully paid	NIL		NIL	
2.1.3	A reconciliation of the number of shares outstanding at the beginning & at the end of reporting period				
		Number of Shares	Amount	Number of Shares	Amount
	Number of Shares at the beginning	3,010,000.00	30,100,000.00	3,010,000.00	30,100,000.00
	Add: Shares issued during the year		-		-
	Number of Shares at the end	3,010,000.00	30,100,000.00	3,010,000.00	30,100,000.00
2.1.4	The Company has only one class of shares referred to as Equity Shares having a par value of Rs. 10/-. Each holder of equity shares is entitled to one vote per share.				
2.1.5	The Company declares and pays dividends in Indian Rupees. The dividend proposed by the Board of Directors is subject to the approval of the Shareholders in the ensuing Annual General Meeting. No dividend has been declared by the Company so far.				
2.1.6	In the event of liquidation of the Company, the holders of equity shares will be entitled to receive any of the remaining assets of the Company, after distribution of all preferential amounts. However, no such preferential amounts exist currently. The distribution will be in proportion to the number of equity shares held by the shareholders.				
2.1.7	Shares in the company held by each shareholder holding more than 5% shares specifying the number of shares held.				
		Number of Shares	%	Number of Shares	%
	Rohtas Projects Ltd.	-		3,009,999	99.990%
	Neptune Retails (P) Ltd	1,876,670.00	62.34%	-	-
	Crystal facilities Management (P) Ltd	1,133,330.00	37.65%	-	-
2.1.8	Shares reserved for issue under options and contracts/ commitments for sale of shares/ disinvestment, including the term and amount.	NIL		NIL	
2.1.9	For the period of five years immediately preceding the date as at which the Balance Sheet is prepared:				
(a)	Aggregate number and class of shares allotted as fully paid up pursuant to contract(s) without payment being received in cash.	NIL		NIL	
(b)	Aggregate number and class of shares allotted as fully paid up by way of bonu	NIL		NIL	
(c)	Aggregate number and class of shares bought back.	NIL		NIL	
(d)	Calls Unpaid	NIL		NIL	
(e)	Forfeited Shares	NIL		NIL	



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2. NOTES ON FINANCIAL STATEMENTS AS AT 31 ST MARCH 2018

(Amount in Rupees)

PARTICULARS		AS AT MARCH 31ST, 2018		AS AT MARCH 31ST, 2017	
2.02 Reserve & Surplus:					
Surplus (Statement of Profit & Loss)					
Opening balance		7,659,831.94		10,197,170.43	
Less : Earlier year deprecation		-		-	10,197,170.43
Less: Transferred from Statement of Profit & Loss		(910,609.13)	6,749,222.81		(2,537,338.49)
Total			6,749,222.81		7,659,831.94
(ii) Non-Current Liabilities:					
2.03 Long Term Borrowings:					
(A) SECURED LOAN (Subject to Reconciliation)					
i) HDFC LTD. (Secured against property on part of Kh no. 835,836 measuring 2217sq.mtr. & Kh no. 25 measuring 6110sq.mtr. Situated at Gudamba Tehsil, Kursi Road, Lucknow.)		29,360,515.00		25,636,805.00	
ii) HDFC LTD. (Secured against property of Flat no. 201 IInd Floor & Flat No. 301 IIIrd Floor. Situated at Rohtas Pashupati Apartments, 27/18, Raja Ram Mohan Rai Marg, Lucknow.)		25,433,706.00		22,015,004.00	
iii) HDFC LTD. (Secured against property of Khasra no. 132. Situated at Shekhpur Kasaila, Pargana & Tehsil Lucknow, Lucknow.)		21,873,644.00		20,111,996.00	
iv) HDFC LTD. (Secured against property of Plot on Khasra no. 194, Situated at Behtawa, Bijnore, Lucknow.)		-		-	
v) HDFC LTD. (Secured against property of Flat No.502 North Wing, Situated at Rohtas Golf Link Apartment, Park Road, Lucknow.)		3,924,649.00		3,398,284.00	
vi) PNB Housing Finance (Secured against equitable mortgage of Rohtas Summit, Gomti Nagar Lucknow)		83,250,339.60		73,111,861.60	
vii) Dewan Housing Finance Limited (Secured Equitable mortgage of property of at Plumeria, Vibhutikhand Gomti Nagar Lucknow)		969,503,549.00		762,783,483.00	
viii) Kamataka Bank Overdraft Loan (Secured against pledge of FDR)		-		1,837,512.00	
ix) HDFC LTD. (Secured against property of Unit No. 311A, 311B, FF-410 & SF of K's Trident R.P. Marg, Lucknow.)		40,034,926.00		34,862,286.00	
x) (Secured against equitable mortgage of Plot No. TC/G 3/3 and TCG-4/4 situated at Vibhutikhand Gomti Nagar, Lucknow and personal guarantee of two directors)		38,413,596.00	1,211,794,924.60	33,164,634.00	976,921,865.60
Less: Current maturities of long term debt			40,805,580.00		40,805,580.52
Net Secured Loan			1,170,989,344.60		936,116,285.08



ANDES TOWN PLANNERS PRIVATE LIMITED

FLAT NO. 2 F-50 B MADHUVIHAR EXTENSION, NEW DELHI

CIN - U70109DL2006PTC152579

2. NOTES ON FINANCIAL STATEMENTS AS AT 31 ST MARCH 2018

(Amount in Rupees)

	PARTICULARS	AS AT MARCH 31ST,	
		2018	2017
(B)	UNSECURED LOAN		
(i)	Loans & Advances from Related Parties	246,766,095.50	813,418,929.50
(ii)	Loans & Advances from Others	42,583,473.00	29,390,877.00
	TOTAL	289,349,568.50	842,809,806.50
	GRAND TOTAL	1,460,338,913.10	1,778,926,091.58
2.04	Long Term Provisions		
	Provisions for Employees' Benefits.	585,888.00	514,262.00
	TOTAL	585,888.00	514,262.00
(III)	Current Liabilities:		
2.05	Trade Payable:		
	Sundry Creditors	493,349,618.00	498,121,216.00
	TOTAL	493,349,618.00	498,121,216.00
2.06	Other Current Liabilities:		
	Current maturities of long-term debts	40,805,580.00	40,805,580.52
	Advance from Customer	546,475,724.63	
	Other Payable	160,919,625.12	210,324,370.00
	TOTAL	748,200,929.75	251,129,950.52
2.07	Short Term Provisions:		
	Income Tax Provision	59,310.00	59,310.00
	Less : Tax Deduct at Source	58,855.00	58,855.00
	TOTAL	455.00	455.00



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ANDES TOWN PLANNERS PRIVATE LIMITED
FLAT NO. 2 F-50 B MADHUVIHAR EXTENSION, NEW DELHI
NOTES ON FINANCIAL STATEMENTS AS AT 31 ST MARCH 2018

2.08 FIXED ASSETS

SL. No	PARTICULARS	ORIGINAL COST			DEPRICIATION AND AMORTIZATION			NET BOOK VALUE	
		AS AT 1.4.2017 Rs.	ADDITIONS/ ADJUSTMENT DURING THE PERIOD Rs.	AS AT 31.3.2018 Rs.	UPTO 31.3.2017 Rs.	FOR THE YEAR Rs.	UPTO 31.3.2018 Rs.	AS AT 31.3.2018 Rs.	AS AT 31.3.2017 Rs.
(A)	TANGIBLE ASSETS:								
1	Furniture & Fixture	19,800	-	19,800	17,556	776	18,332	1,468	2,244
2	Computers	204,900	-	204,900	195,536		195,536	9,364	9,364
3	Air Condition	406,495	-	406,495	379,483	16,132	395,615	10,880	27,012
4	Office Equipment	177,985	-	177,985	168,136	3,775	171,911	6,074	9,849
	Total	809,180	-	809,180	713,350	20,683	781,394	27,786	48,469
	Previous Year	809,180	-	809,180	713,350	47,361	760,711	48,469	



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2. NOTES ON FINANCIAL STATEMENTS AS AT 31 ST MARCH 2018

(Amount in Rupees)

	PARTICULARS	AS AT MARCH 31ST,	
		2018	2017
(II)	ASSETS		
	(1) Non-Current Assets		
	Investments:		
2.09	Non-Current Investment:		
	Investment in Equity Instruments		
	i) Hydric Farm Inputs Limited (600000 equity share of Rs. 10 each)	6,000,000.00	6,000,000.00
	ii) Clarion Projects Private Limited (428000 equity share of Rs. 10 each)	4,280,000.00	4,280,000.00
	iii) Rohtas Projects Limited (620000 equity share of Rs. 10 each)	6,200,000.00	6,200,000.00
	iv) Mani Capital Limited (700000 equity share of Rs. 10 each)	7,000,000.00	7,000,000.00
	TOTAL	23,480,000.00	23,480,000.00
2.10	Deferred Tax Assets		
	Deferred Tax assets upto beginning of the year	217,606.00	193,864.00
	Deferred tax Assets arising on a/c of depreciation	17,534.00	23,742.00
	TOTAL	235,140.00	217,606.00
2.11	Long Term Loans & Advances		
	Loans & Advances to Related parties	135,232,326.25	191,892,467.25
	Loans & Advances to Others	169,603,835.85	186,978,700.85
	TOTAL	304,836,162.10	378,871,168.10
2.12	Inventories		
	Work-in-Progress	1,298,844,231.38	1,102,202,488.38
	Finished stock of Immovable Property	163,216,000.00	163,216,000.00
	TOTAL	1,462,060,231.38	1,265,418,488.38
2.13	Trade Receivables		
	Outstanding for a period exceeding six months:	599,677,960.00	561,478,856.00
	Others	257,004,840.40	240,633,795.29
	TOTAL	856,682,800.40	802,112,651.29
2.14	Cash & Bank Balances		
	Cash & Cash Equivalents (Subject to Reconciliation)		
	(i) Balances with Banks:		
	In Current A/c With Scheduled Bank	2,137,086.01	124,841.27
	(ii) Cash on Hand	797,489.00	2,364,609.00
	TOTAL	2,934,575.01	2,489,450.27
2.15	Short-term loans and advances		
	Advance Recoverable in cash or in kind or for value of services to be received	77,348,346.77	82,093,989.00
	Security Deposit	11,719,985.00	11,719,985.00
	TOTAL	89,068,331.77	93,813,974.00



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ANDES TOWN PLANNERS PRIVATE LIMITED
 FLAT NO. 2 F-50 B MADHUVIHAR EXTENSION, NEW DELHI
 CIN - U70109DL2006PTC152579
 NOTES ON FINANCIAL STATEMENTS AS AT 31 ST MARCH 2018

	Particulars	2018	2017
2.16	Revenue from Operations		
	Sales	7,340,068.00	259,811,305.00
	Rent	353,703.00	399,573.00
	Misc. Income	51,706.00	68,563.00
	TOTAL	7,745,477.00	260,279,441.00
2.17	Cost of Land/ Construction / Development		
	Cost of Land/Development/Construction	7,220,034.00	252,364,055.26
	Total	7,220,034.00	252,364,055.26
2.18	Employee Benefits Expenses		
	Salaries & Perks	612,250.00	5,292,772.00
	Provident Fund	32,635.00	68,241.00
	ESIC Expenses	5,138.00	24,412.00
	Gratuity Expenses	71,626.00	71,626.00
	TOTAL	721,649.00	5,457,051.00
2.19	Depreciation & Amortization Expenses		
	Depreciation	20,683.00	47,361.00
	TOTAL	20,683.00	47,361.00
2.20	Other Administrative Expenses:		
	Rent	20,000.00	148,000.00
	Interest & Penalty	35,504.00	-
	Travelling Expenses	440,100.00	305,674.60
	Fee & duty	10,100.00	-
	Printing & Stationery	20,000.00	9,916.00
	Telephone & Mobile Expenses	6,154.00	701,085.00
	Conveyance	18,120.00	224,500.00
	Postage, Courier Charges	0.00	21,811.00
	Staff Welfare	11,700.00	35,000.00
	Rate & Taxes	-	84,818.00
	Business Promotion Expenses	8,299.00	0.00
	Audit Fee	20,000.00	34,500.00
	Bank Charges	96,447.13	689,669.63
	Miscellaneous Expenses	25,000.00	41,058.00
	TOTAL	711,424.13	2,296,272.23
2.21	Earning Per Share		
	Basic earnings per share is computed by dividing the net profit after tax by the weighted average number of equity shares outstanding during the period. Diluted earning per share is computed by dividing the profit after tax by the weighted average number of equity share considered for deriving basic earning per share and also the weighted average number of equity share that could have been issued upon conversion of all dilutive potential equity share. The diluted potential equity share are adjusted for the proceeds receivable had the shares been actually issued at fair value which is the average market value of the outstanding share.		
		CURRENT YEAR	PREVIOUS YEAR
	Numerator- Net Profit After Tax	(910,609.13)	-2,537,338.49
	Denominator- weighted average number of equity shares	3,010,000	3,010,000
	Nominal value per share	10	10
	Basic Earning per share	(0.30)	(0.84)
	Diluted Earning per share	(0.30)	(0.84)
2.22	Debit and Credit balances in various personal accounts are subject to confirmation from respective parties.		
2.23	Dues to Micro Small And Medium Enterprises		
	The company has not received information from vendors regarding their status under the Micro, Small and Medium Enterprises Development Act, 2006 and hence no disclosure relating to unpaid as at the year end together with interest paid/ payable under this act have been given.		



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CASH FLOW STATEMENT

CASH FLOW STATEMENT OF ANDES TOWN PLANNERS (P) LTD. FOR THE PERIOD ENDED 31ST MARCH, 2018

	31.03.2018		31.03.2017	
	RUPEES	RUPEES	RUPEES	RUPEES
A CASH FLOW FROM OPERATING ACTIVITIES				
(f) NET PROFIT BEFORE TAX	(528,143.13)		115101.51	
ADJUSTMENT FOR:				
a) DEPRECIATION AND AMORTIZATION	20683.00		47361.00	
b) PROVISION FOR GRATUITY	71626.00		71626.00	
c) PRIOR YEAR EXPENSES	-		(2616872.00)	
OPERATIN PROFIT BEFORE WORKING CAPITAL CHANGE	-835834.13		(2382783.49)	
(g)				
a) DECREASE/(INCREASE) IN INVENTORIES	(196641743.00)		(127419449.74)	
b) DECREASE/(INCREASE) IN LOANS & ADVANCES	78780648.23		135643148.00	
c) (DECREASE)/INCREASE IN LIABILITIES	497,070,979.23		44523022.52	
d) (DECREASE)/INCREASE IN TRADE PAYABLE	(4,771,598.00)		142112620.00	
e) (DECREASE)/INCREASE IN PROVISIONS	0.00		(534493.00)	
f) DECREASE/(INCREASE) IN TRADE RECEIVABLE	(54570149.11)		(89185198.58)	
	319868137.35		105139649.20	
NET CASH FROM OPERATING ACTIVITIES		319032303.22		102756865.71
B CASH FLOW FROM INVESTING ACTIVITIES				
a) PURCHASE OF FIXED ASSETS	-		-	
b) INVESTMENT IN SHARES	-		(7,000,000.00)	
NET CASH FROM INVESTING ACTIVITIES				(7,000,000.00)
C CASH FLOW FROM FINANCING ACTIVITIES				
a) PROCEEDS/(REPAYMENT) OF BORROWINGS	(318,587,178.48)		(96541795.00)	
PROCEEDS FROM RAISING SHARECAPITAL	-		-	
NET CASH USED IN FINANCING ACTIVITIES		(318587178.48)		(96541795.00)
NET INCREASE IN CASH AND CASH EQUIVALENTS		445124.74		(784929.29)
CASH & CASH EQUIVALENTS AT BEGINNING OF PERIOD		2489450.27		3274379.56
CASH AND CASH EQUIVALENTS AT END OF PERIOD		2934575.01		2489450.27

**FOR ANIL SONI AND ASSOCIATES
CHARTERED ACCOUNTANTS
FRN 022577C**

**CA ANIL SONI
(PROPRIETOR)**

Membership No. 434723

DATED : 02/09/2018

PLACE : SARDARSHAHAR, CHURU

**(FARESH RASTOGI)
DIRECTOR**

**(PIYUSH RASTOGI)
DIRECTOR**