



# UTSAV SUMIT & ASSOCIATES

CHARTERED ACCOUNTANTS

130, Gokuldham Colony, Kamptee, Nagpur.

Mob. No. 9326753856, Email : casumitsagrawal@gmail.com

## INDEPENDENT AUDITOR'S REPORT TO THE MEMBERS OF TARANGAN INFRAVENTURES PRIVATE LIMITED

### *Report on Financial Statements :*

We have audited the accompanying financial statements of TARANGAN INFRAVENTURES PRIVATE LIMITED, which comprise of the Balance Sheet as at March 31, 2018 and the Statement of Profit and Loss, Cash Flow for the year then ended and a summary of significant accounting policies and other explanatory information.

### *Management's Responsibility for the Financial Statements :*

The Company's Board of Directors is responsible for the matters in section 134(5) of the Companies Act, 2013 with respect to the preparation of these financial statements that give a true and fair view of the financial position and financial performance 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 the maintenance of adequate accounting records in accordance with the provision of the Act for safeguarding of the assets of the Company and for preventing and detecting the 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 internal financial control, 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 express an opinion on these financial statements based on our audit.

We have taken into account the provisions of the Act, the accounting and auditing standards and matters which are required to be included in the audit report under the provisions of the Act and the Rules made there under.





We conducted our audit in accordance with the Standards on Auditing specified under section 143(10) of the Act. Those Standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the Company's preparation of the financial statements in order to design audit procedures that are appropriate in the circumstances. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of the accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion on the financial statements.

*Opinion:*

In our opinion and to the best of our information and according to the explanations given to us, the aforesaid financial statements give the information required by the Act in the manner so required by the Act and give a true and fair view in conformity with the accounting principles generally accepted in India :

- a. In the case of the Balance Sheet, of the state of affairs of the Company, as at March 31, 2018 .and
- b. In the case of the Profit and Loss Account, of the Profit for the year ended on that date.
- c. In the case of Cash Flow Statement, Cash Flows for the year ended on that date.

**Report on other Legal and Regulatory Requirements:**

01. As required by section 143(3) of the Act, we report that:

- a. We have obtained all the information and explanations, which to the best of our knowledge and belief were necessary for the purposes of our audit.
- b. In our opinion, 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. The Balance Sheet and the Statement of Profit and Loss Account dealt with by this report are in agreement with the books of account.
  - d. In our opinion, the aforesaid financial statements comply with the Accounting Standards specified under Section 133 of the Act, read with Rule 7 of the Companies (Accounts) Rules, 2014.
  - e. On the basis of written representations received from the directors, as on March 31, 2018, taken on record by the Board of Directors, we report that none of the directors is disqualified as on March 31, 2018 from being appointed as a director in terms of Section 164(2) of the Act.
  - f. 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 give to us.
    - (i) The Company does not have any pending litigation which would impact its financial position.
    - (ii) The Company did not have any long term contracts including derivative contracts for which there were any material foreseeable losses.
    - (iii) No amount is required to be transferred, to the Investor Education and Protection Fund by the Company.
02. As required by the Companies (Auditors Report) Order, 2016 issued by the Company Law Board in terms of Section 143 of the Companies Act, 2013 and on the basis of such checks as we considered appropriate and on the basis of information given to us and to the extent the above order, in our opinion, is relevant to the Company for the year, we further report that:
- i) a) The Company has maintained proper records to show full particulars including quantitative details and situation of its fixed assets.
  - b) Yes, the fixed assets have been physically verified by the company at reasonable intervals.
  - c) The title deeds of the immovable properties of the Company are in the name of the company.
  - ii) a) As explained to us, the stocks of inventory of the Company have been physically verified by the Management from time to time, during the year. In our opinion, the frequency of the verification was reasonable.





- b) The material discrepancies noticed on such physical verification have been properly dealt with in the books.
- iii) The company has not granted any loans secured or unsecured to companies, firms, limited liability partnerships or other parties covered in the register maintained under section 189 of the Companies Act 2013, except during the normal course of business.
- iv) The company has complied with provisions of section 185 and 186 of the Companies Act 2013 in respect of loans, investments, guarantees and security.
- v) In our opinion and according to information and explanations given to us, the Company has not accepted during the year, deposit from public in contravention of the directives of Reserve Bank of India and the provisions of sections 73 to 76 or any other relevant provisions of the Companies Act and the rules framed there under.
- vi) The Central Government has not prescribed for maintenance of cost records for the products of the Company.
- vii) a) The Company is generally regular in payment of undisputed statutory dues including Provident Fund, Income tax, Service tax, duty of customs, duty of excise, Value added tax, Cess and any other statutory dues with appropriate authorities.  
b) No undisputed dues of Income Tax, Sales Tax, Wealth Tax, Service Tax, Custom Duty, Excise Duty, Value added Tax or Cess are outstanding for a period of more than six months from the date they became due.
- viii) On the basis of the information and explanations given to us by the management, the company has not defaulted in repayment of dues to any financial institution or its bankers.
- ix) In our opinion and according to explanations given to us, the company has applied term loans for the purpose for which these loans were obtained.
- x) To the best of our knowledge and belief and according to information and explanations given to us, no fraud by the company or on the company by its officers or employees has been noticed or reported.
- xi) Provisions of section 197 of the Companies Act, 2013 for managerial Remuneration are not applicable to the company, as it is a private company.
- xii) The company is not a Nidhi Company.
- xiii) All transactions with the related parties are in compliance with section 177 and 188 of the Companies Act, 2013 where applicable and details have been disclosed in the financial statements, 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 financial year.
- xv) The company has not entered any non-cash transaction with directors or persons connected with him, except sales and purchase as disclosed in the Notes attached regarding related parties transactions.
- xvi) The company is not required to be registered under section 45-IA of the Reserve Bank of India Act, 1934.

NAGPUR  
September 03, 2018



For Utsav Sumit & Associates  
Chartered Accountants  
Firm Reg. No. 016514C

SUMIT AGRAWAL  
Partner  
Membership No. 151008





# UTSAV SUMIT & ASSOCIATES

CHARTERED ACCOUNTANTS

130, Gokuldham Colony, Kamptee, Nagpur.

Mob. No. 9326753856, Email : casumitsagrawal@gmail.com

## ANNEXURE -B TO THE AUDITOR'S REPORT

### REPORT ON THE INTERNAL FINANCIAL CONTROLS UNDER CLAUSE (I) OF SUB-SECTION 3 OF SECTION 143 OF THE COMPANIES ACT, 2013

We have audited the internal financial controls over financial reporting of TARANGAN INFRAVENTURES PRIVATE LIMITED ("the company"), as of March 31, 2018 in conjunction with our audit of the standalone 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 (ICAI). 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 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 unauthorised 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.



## Opinion

In our opinion, the Company has, in all material respects, an adequate internal financial controls system over financial reporting and such internal financial controls over financial reporting were operating effectively as at March 31, 2018, 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.

NAGPUR  
September 03, 2018



For Utsav Sumit & Associates  
Chartered Accountants  
Firm Reg. No. 016514C

  
SUMIT AGRAWAL  
Partner  
Membership No. 151008



**TARANGAN INFRAVENTURES PRIVATE LIMITED**

**BALANCE SHEET AS AT MARCH 31, 2018**

	SCH. REF.	March 31, 2018		March 31, 2017	
		₹	₹	₹	₹
<b>EQUITY AND LIABILITIES</b>					
<b>Shareholders' Fund :</b>					
Share Capital	01	100,000		100,000	
Reserves & Surplus	02	5,758,112	5,858,112	3,853,043	3,953,043
Share Application Money			-		-
<b>Non Current Liabilities</b>					
Long Term Borrowings	03		437,601,196		448,805,972
<b>Current Liabilities</b>					
Short Term Borrowings	04	-		-	
Trade Payables		57,910,331		53,661,550	
Other Current Liabilities		100,769,077		8,948,148	
Short Term Provisions		934,130	159,613,537	136,045	62,745,743
<b>Total</b>			<b>603,072,845</b>		<b>515,504,759</b>
<b>ASSETS</b>					
<b>Non Current Assets</b>					
a) Fixed Assets :					
i) Tangible Assets					
Gross Block		-		-	
Less: Depreciation		-		-	
ii) Intangible Assets		-	-	-	-
b) Deferred Tax Asset			-		-
<b>Current Assets</b>					
Inventories	05	500,325,491		391,384,224	
Trade Receivables	06	-		-	
Cash & Cash Equivalents	07	28,664,638		25,148,614	
Short Term Loans & Advances	08	74,082,716	603,072,845	98,971,920	515,504,759
<b>Significant Accounting Policies</b>					
<b>Notes on Financial Statements</b>	1 to 19		<b>603,072,845</b>		<b>515,504,759</b>

This is the Balance Sheet referred to  
in our audit report of even date attached

FOR UTSAV SUMIT & ASSOCIATES  
CHARTERED ACCOUNTANTS

SUMIT AGRAWAL  
PARTNER  
M.No. 151008  
NAGPUR  
September 03, 2018



FOR TARANGAN INFRAVENTURES PRIVATE LIMITED

DIRECTOR

NAGPUR  
September 03, 2018

DIRECTOR

**TARANGAN INFRAVENTURES PRIVATE LIMITED**

**STATEMENT OF PROFIT & LOSS FOR THE YEAR ENDED ON MARCH 31, 2018**

	NOTE REF.	March 31, 2018 ₹	March 31, 2017 ₹
<b>INCOME</b>			
Revenue from Operations	9	43,599,860	-
Other Income	10	762,828	2,592,513
<b>Total Revenue</b>		<b>44,362,688</b>	<b>2,592,513</b>
<b>EXPENDITURE :</b>			
Cost of Materials Consumed	11	54,331,750	86,645,038
(Increase)/Decrease in Work-in-Progress	12	(108,931,709)	(150,424,313)
Employee Benefit Expenses	13	1,313,783	1,502,072
Finance Costs	14	46,747,502	36,616,851
Depreciation		-	-
Other Expenses	15	48,198,210	27,862,588
<b>Total Expenses</b>		<b>41,659,535</b>	<b>2,202,236</b>
<b>Net Profit / (Loss) before Tax</b>		<b>2,703,153</b>	<b>390,277</b>
<b>Tax Expenses</b>			
Current Tax		(798,084)	(136,045)
Prior Period Tax		-	-
<b>Profit for the Year</b>		<b>1,905,069</b>	<b>254,231</b>
<b>Earning per Equity Share of Face Value of ₹ 10 each</b>	16	19.05	2.54

Significant Accounting Policies  
Notes on Financial Statements

1 to 19

This is the Profit & Loss Account referred to  
in our Audit Report of even date attached

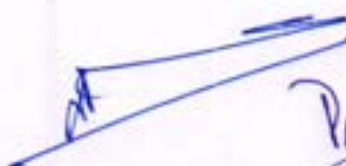
The Notes referred to above form an integral  
Part of the Profit & Loss Account

FOR UTSAV SUMIT & ASSOCIATES  
Chartered Accountants

FOR TARANGAN INFRAVENTURES PRIVATE LIMITED



SUMIT AGRAWAL  
PARTNER  
M.No. 151008  
NAGPUR  
September 03, 2018

DIRECTOR

NAGPUR  
September 03, 2018



DIRECTOR



**TARANGAN INFRAVENTURES PRIVATE LIMITED**

**CASH FLOW STATEMENT ANNEXED TO THE BALANCE SHEET  
FOR THE PERIOD FROM APRIL 01, 2017 TO MARCH 31, 2018**

March 31, 2018

₹

**A. CASH FLOW FROM OPERATING ACTIVITIES**

Net Profit as per statement of Profit & Loss Account	1,905,068.67
Less Interest Income	(744,352.00)
Add : Decrease in Deferred Tax Asset	-
Add : Interest Expenses	46,747,501.90
Add : Depreciation	-

<b>Operating Profit before capital changes in working capital</b>	<b>47,908,218.57</b>
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Increase in Inventories	(108,941,266.91)
Decrease in Trade Receivables	-
Increase in Trade Payables	4,248,780.71
Increase in other current liabilities	92,619,013.23

<b>Changes in working capital</b>	<b>(12,073,472.97)</b>
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<b>B. Cash flow from Operating Activities</b>	<b>35,834,745.60</b>
---	----------------------

Increase in Fixed Assets	-
Interest Income	744,352.00
Increase in Long term loan & Advances	-
Increase in other current assets	24,889,203.96

<b>Cash flow from Investing Activities</b>	<b>25,633,555.96</b>
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**C. Cash flow from Financing activities**

Decrease in long term borrowings	(11,204,775.71)
Decrease in short term borrowings	-
Interest paid	(46,747,501.90)

<b>Cash flow from financing activities</b>	<b>(57,952,277.61)</b>
--	------------------------

<b>Changes in cash &amp; cash equivalent</b>	<b>3,516,023.95</b>
--	---------------------

<b>Opening cash &amp; cash equivalents</b>	<b>25,148,614.29</b>
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<b>Closing cash &amp; cash equivalents</b>	<b>28,664,638.24</b>
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FOR UTSAV SUMIT & ASSOCIATES  
Chartered Accountants

  
**SUMIT AGRAWAL**  
PARTNER  
M.No. 151008  
NAGPUR  
September 03, 2018



FOR TARANGAN INFRAVENTURES PRIVATE LIMITED

  
DIRECTOR

NAGPUR  
September 03, 2018

  
DIRECTOR

**TARANGAN INFRAVENTURES PRIVATE LIMITED**

**NOTES ON FINANCIAL STATEMENTS FOR THE YEAR ENDED ON MARCH 31, 2018**

The Previous years figures have been regrouped / reclassified, wherever necessary to confirm to the current year's presentation.

Note 01	<b>AS AT MARCH 31, 2018 ₹</b>	<b>AS AT MARCH 31, 2017 ₹</b>
<b>SHARE CAPITAL</b>		
<b>AUTHORIZED</b>		
50000 equity shares of Rs. 10 each (Last year 50000 equity shares)	500000.00	500000.00
<b>ISSUED SUBSCRIBED AND PAID UP</b>		
10000 equity shares of Rs. 10 each (Last year 10000 equity shares)	100000.00	100000.00
<b>List of Shareholders holding more than 5%</b>	<b>No. of Shares held</b>	
	<b>As at March 31, 2018</b>	<b>As at March 31, 2017</b>
<b>Shareholders</b>		
1. Mr. Prashant Wasade	3900.00	3900.00
2. Mr. Sitaraman Iyer	500.00	500.00
3. IL & FS Trust Company Limited A/c Arthveda Star Fund	5600.00	5600.00
	10000.00	10000.00

**The Reconciliation of the number of shares outstanding is set out as below:**

<b>Particulars</b>	<b>As at March 31, 2018 No. of Shares</b>	<b>As at March 31, 2017 No. of Shares</b>
Equity Shares at the beginning of the year	10000.00	10000.00
Add : Shares issued during the year	0.00	0.00
Equity Shares at the end of the year	10000.00	10000.00

**Note 02**

**RESERVES & SURPLUS**

Profit & Loss Account		
Balance brought forward from previous Balance-Sheet	3853043.08	3598812.00
Profit/(Loss ) for the year	1905068.67	254231.08
	5758111.75	3853044.08





**Note 03****LONG TERM BORROWINGS****Secured Loans**

Secured Debentures (Privately Placed)

IL &amp; FS Trust Company Limited

A/c Arthveda Star Fund

35.19% P.a. Redeemable Optionally Fully

Convertible Debentures of Rs. 1000/- each

(Secured by way of Pledge of all the Promotor's

Shareholding in Tarangan Infraventures

Private Limited)

ICICI Bank Limited

(Secured against

a) Land bearing Kh. 295, 294/2 and 138

situated at Chinbhuvan, Wardha Road, Nagpur

b) Land located at Plot no. 9, Kh. No. 78, 166,

167, 168, City Survey No. 648, Jaitala, Nagpur.)

**As at March  
31,2018****As at March  
31,2017**

81,640,474.00

81,640,474.00

256,325,367.69

246,975,400.00

337,965,841.69328,615,874.00**Unsecured Loans**

From Directors

From Body Corporates

From Others

81,955,219.60

64,829,963.00

10,435,000.00

51,115,000.00

7,245,135.00

4,245,135.00

99,635,354.60120,190,098.00**Note 04****CURRENT LIABILITIES****TRADE PAYABLES**

57,910,330.71

53,661,550.00

57,910,330.7153,661,550.00**OTHER CURRENT LIABILITIES**

Booking Advances

Other Payables

94,312,550.48

6,862,000.00

6,456,526.50

2,086,148.00

100,769,076.988,948,148.00**SHORT TERM PROVISIONS**

For Income Tax For FY 16-17

For Income Tax For FY 17-18

136,045.45

136,045.45

798,084.25

-

934,129.70136,045.45**Note 05****CURRENT ASSETS****INVENTORIES**

(At lower of cost or net realisable value)

Work in Progress at Nagpur

Construction Materials

499,864,244.15

390,932,535.24

461,247.00

451,689.00

500,325,491.15391,384,224.24

**Note 06****TRADE RECEIVABLES**

Outstanding for a period exceeding six months

i) Unsecured, considered good

ii) Doubtful not provided for

Others

**AS AT  
MARCH 31, 2018****AS AT  
MARCH 31, 2017**

0.00

0.00

0.00

0.00

0.00

0.00

0.000.00**Note 07****CASH & CASH EQUIVALENTS**

Cash in hand

Balances with Scheduled Banks in Current Accounts\*

ICICI Bank Ltd.-DSRA A/c

FDR with ICICI Bank

962,844.00

101,570.00

17,596,559.24

5,994,309.29

35,000.00

8,982,500.00

10,070,235.00

10,070,235.00

28,664,638.2425,148,614.29

\* Includes Credit balance of Rs. 3,37,052.46 with HDFC Bank Limited Acc. No. 01020350001138 and Credit balance of Rs. 44,66,442.50 with ICICI bank Limited Acc. No. 179005000677 due to Bank Reconciliation items.

**Note 08****SHORT TERM LOANS & ADVANCES**

Advances to Parties

Other Debit Balances

67,412,179.06

93,718,579.00

6,670,536.98

5,253,341.00

74,082,716.0498,971,920.00**For the year  
ended****March 31, 2018****For the year ended****March 31, 2017****Note 9****REVENUE FROM OPERATIONS**

Sale of Flats

43,599,860.00

0.00

43,599,860.000.00**Note 10****OTHER INCOME**

Other Income

762,828.00

2,592,513.00

762,828.002,592,513.00**Note 11****(INCREASE)/DECREASE IN WORK IN PROGRESS**

Closing Work in Progress

Opening Work in Progress

499,864,244.15

390,932,535.24

390,932,535.24

240,508,222.00

(108,931,708.91)(150,424,313.24)**Note 12****COST OF MATERIALS CONSUMED**

Land &amp; Construction Materials

Add Opening stock of Materials

Less Closing Stock of Materials

54,341,307.53

87,096,727.24

451,689.00

-

(461,247.00)(451,689.00)54,331,749.5386,645,038.24



	For the year ended March 31, 2018 ₹	For the year ended March 31, 2017 ₹
<b>Note 13</b>		
<b>EMPLOYEE BENEFIT EXPENSES</b>		
Salaries	1,296,000.00	1,456,559.00
ESIC	17,783.00	45,513.00
Provident Fund Payable(Employer Contr)	-	-
Admin Charges (PF)	-	-
	<u>1,313,783.00</u>	<u>1,502,072.00</u>

**Note 14**

**FINANCE COSTS**

Interest On Secured Loans	41,827,294.90	29,949,220.00
Interest to others	4,903,372.00	227,006.00
Other borrowing cost	16,835.00	6,440,625.00
	<u>46,747,501.90</u>	<u>36,616,851.00</u>

**Note 15**

**OTHER EXPENSES**

**Construction Expenses**

Payments to Contractors	33,060,399.90	15,527,162.00
Electricity Expenses	631,590.00	604,080.00
Labour Charges	657,786.00	289,121.00
Technical Staff	5,960,303.00	5,178,853.00
Rates & Taxes	-	2,000.00
Architect's Fees	1,106,755.18	901,111.00
Machinery Hiring Charges	21,500.00	442,120.00
Repairs & Maintenance	72,303.00	117,327.00
Project Management Consultant	852,000.00	912,474.00
Legal & Other Consultant	1,480,581.00	-
RERA Registration Fees	108,644.40	-
Miscellaneous Site Expenses	1,290,659.00	1,811,683.00
	45,242,521.48	25,785,911.00

**Selling & Distribution Expenses**

Advertisements	2,077,109.00	862,750.00
Sales Promotion	499,000.00	515,763.00
	2,576,109.00	1,378,513.00

**Establishment Expenses**

Bank Charges	41,198.02	2,947.69
Printing & Stationery	45,757.00	476,769.00
Auditor's Remuneration	30,000.00	25,000.00
Legal & Professional Fees	160,104.00	82,690.00
Miscellaneous Expenses	102,520.06	110,757.78
	379,579.08	698,164.47
	<u>48,198,209.56</u>	<u>27,862,588.47</u>

**Note 16**

**EARNING PER EQUITY SHARE**

i) Net Profit after Tax as per Statement of Profit and Loss attributable to Equity Shareholders	1905068.67	254231.08
ii) Number of Equity Shares	100000.00	100000.00
iii) Earnings Per Share	19.05	0.00



**Note 17****RELATED PARTY DISCLOSURE**

a) The company has the following related parties with whom transactions have taken place during the year:

**Associates:**

Star Itech Pvt Ltd  
 Krushi Jeevan Vikas Pratishthan  
 Pioneer Group  
 Pioneer Infrastructure Company Pvt Ltd  
 Shiv Sreyaa Estate Pvt Ltd

**Directors:**

Mr. Prashant Wasade  
 Mr. Anil Nair

	For F Y 2017-18 ₹	For F Y 2016-17 ₹
(a) Interest on Unsecured loan Prashant Wasade	4,411,364.00	-
(b) Salary Mr. Anil Nair	1,200,000.00	-
(c) Purchase of Raw Material Shiv Sreyaa Estate Pvt Ltd	2,439,637.00	-
(d) Outstanding Balances		
i) Unsecured Loans	93,390,219.60	117,944,963.00
ii) Advances	21,048,466.70	4,696,448.00
	<b>As at March 31,2018 ₹</b>	<b>As at March 31,2017 ₹</b>

**Note 18****CONTINGENT LIABILITIES**

a) Counter Guarantees given to Banks for issuing  
Bank Guarantees

Nil

Nil

b) Claims against company not acknowledged  
as debt:

Nil

Nil

c) other money for which company is contingency  
liable:

- i) Arthveda Star Fund has agreed to a reduced XIRR @13.54% from the original XIRR rate of 36.12% on its OFCD's as per the agreement dated 3rd, May, 2017. It is further agreed as per the agreement that in addition to the redemption of the OFCD's as described above and after the promoters have also recovered their investments in the company with an XIRR of 13.54% p.a., the company will pay 50% of net profit in the company to Arthveda Star Fund. This is subject to the fulfillment of condition stipulated by Arthveda Star Fund, failing which the XIRR shall be 35.00%. Provision for the contingency i.e. the amount of net profit to be paid to Arthveda Star Fund, depends on the fulfillment of the prescribed conditions and hence not provided for in the books of accounts. Further, the reliable estimated of the financial effect of the above mentioned transaction is unavailable, and thus, the amount of contingency cannot be quantified and hence not provided for.

68059473.00





As at March  
31,2018  
₹

As at March  
31,2017  
₹

- ii) The company has entered in to an agreement of sale, for purchase of land at Jaitala , Nagpur. This land was earlier purchased by Nuva Infrastructure Private Limited for 147.00 Lacs. The company has agreed to provide thirteen flats to Nuva Infrastructure Pvt. Ltd.as consideration for this land. Estimated cost of these flats is Rs. 400.00 Lacs. As these flats are not yet constrcutued and cost of these flats can't be ascertained, no provision has been made for balance amount payable.

25,300,000.00

25,300,000.00

- d) Contracts remaining to be executed

Nil

Nil

- e) Uncalled liability on Shares

Nil

Nil

As per our Report of even date

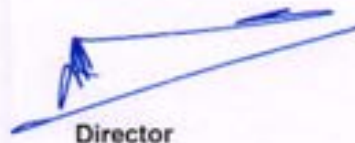


Sumit Agrawal  
Partner  
For & on behalf of  
Utsav Sumit & Associates  
Chartered Accountants

NAGPUR  
September 03,2018



For & on behalf of the Board of Directors of  
TARANGAN INFRAVENTURES PRIVATE LIMITED



Director

NAGPUR  
September 03,2018



Director

## TARANGAN INFRAVENTURES PRIVATE LIMITED

### Note 19 - SIGNIFICANT ACCOUNTING POLICIES & NOTES FORMING PART OF FINANCIAL STATEMENTS FOR THE YEAR ENDED ON 31<sup>ST</sup> MARCH, 2018.

#### 1.1 Basis of preparation of financial statements

These financial statements are prepared in accordance with India Generally Accepted Accounting Principles (GAAP) under the historical cost convention on the accrual basis for certain financial instruments which are measured at fair values GAAP comprises mandatory accounting standards as prescribed under section 133 of companies act, 2013 ('Act') read with rule 7 of the Companies (Accounts) Rules, 2014, the provisions of the Act (to the extent notified). The accounting policies have been consistently applied by the Company and are consistent with those used in the previous year.

#### 1.2 Use of estimates

The preparation of financial statements in conformity with Indian GAAP requires the management to make judgments, estimates and assumptions that affect the reported amounts of revenues, expenses, assets and liabilities and the disclosure of contingent liabilities, at the end of the reporting period. Although these estimates are based on the management's best knowledge of current events and actions, uncertainty about these assumptions and estimates could result in the outcomes requiring a material adjustment to the carrying amounts of assets or liabilities in future periods.

#### 1.3 Fixed Assets

Fixed Assets are stated at cost, net of recoverable taxes, trade discount and rebates less accumulated depreciation and impairment losses, if any. Such cost includes purchase price, borrowing cost and any cost directly attributable to bringing the assets to its working condition for its intended use.

Subsequent costs are included in the asset's carrying amount or recognized as a separate asset, as appropriate, only when, it is probable that future economic benefits associated with the item will flow to the entity and the cost can be measured reliably.

Gains or losses arising from de recognition of property, plant and equipment are measured as the difference between the net disposal proceeds and the carrying amount of the asset and are recognized in the Statement of Profit and Loss when the asset is derecognized.

#### 1.4 Depreciation

Depreciation on tangible assets is provided on the straight-line method over the useful lives of assets as prescribed under Part C of Schedule II of companies Act, 2013.

#### 1.5 Impairment of Assets

The carrying amounts of assets are reviewed at each Balance Sheet date if there is any indication of impairment based on internal/external factors. An asset is treated as impaired when the carrying cost of the assets exceeds its recoverable value. An impairment loss if any is charged to Statement of Profit and Loss Account in the year in which an asset is identified as impaired. Reversal of impairment losses recognized in prior years is recorded when there is an indication that the impairment losses recognized for the assets no longer exist or have decreased.

#### 1.6 Inventory

Items of inventories are measured at lower of cost or net realizable value after providing for obsolescence, if any. Cost of inventories comprises of cost of purchase and other cost incurred in bringing them to their respective present location and condition determined on FIRST IN FIRST OUT BASIS.





### 1.7 Revenue Recognition

Revenue is recorded net of trade discounts, rebates and includes excise duty. Revenue from sale of products is recognized when the significant risks and rewards of ownership of the goods have passed to the buyer.

Income from services is recognized as they are rendered based on agreements/arrangements with the concerned parties.

Dividend income on investments is accounted for when the right to receive the payment is established.

### 1.8 Earnings per Share

Basic earnings per share are calculated by dividing the net profit for the year attributable to equity shareholders by the average number of equity shares outstanding during the period. Earnings considered in ascertaining the Company's earnings per share is the net profit for the period after deducting income tax.

For the purpose of calculating diluted earnings per share, the net profit or loss for the period attributable to equity shareholders and the average number of shares outstanding during the period is adjusted for the effects of all dilutive potential equity shares.

### 1.9 Taxation

Provision for Current Tax is made after taking into consideration benefits admissible under the provisions of the Income Tax Act, 1961.

Deferred tax resulting from the "timing difference" between book and taxable profits is accounted for using the tax rates and laws that have been enacted or substantively enacted as on the balance sheet date. The deferred tax asset is recognized and carried forward only to the extent that there is a reasonable certainty that the assets will be realized in the future.

### 1.10 Employee Benefits / Retirement Benefits

- i. No Liability of retirement benefits are accounted as the company is accounting for the same as and when it is paid.

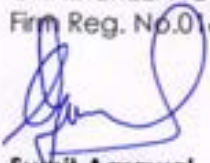
### 1.11 Contingent Liabilities and Provisions

Contingent Liabilities are possible but not probable obligations as on Balance Sheet date, based on the available evidence.

Provisions are recognized when there is a present obligation as a result of past event and it is probable that an outflow of resources will be required to settle the obligation, in respect of which a reliable estimate can be made.


Provisions are determined based on best estimate required to settle the obligation at the Balance Sheet date.


**FOR UTSAV SUMIT & ASSOCIATES**  
CHARTERED ACCOUNTANTS  
Firm Reg. No.016514C

  
**Sumit Agrawal**  
(Partner)  
M. No 151008  
Place : Nagpur  
Date : 3rd September, 2018



**FOR AND ON BEHALF OF BOARD OF DIRECTORS**  
**TARANGAN INFRAVENTURES PRIVATE LIMITED**

  
Director

  
Director