



THAKKERS

TOGETHER TOWARDS PROSPERITY
SINCE 1982

September 08, 2022

To,
Department of Corporate Services,
Bombay Stock Exchange Limited
Phiroze Jeejeebhoy Towers,
Dalal Street,
Mumbai – 400 001.

Script Code: 526654

Subject: Annual Report 2021-22

Dear Sir/Madam,

Pursuant to Regulation 34(1) of SEBI LODR Regulations, 2015 we are attaching herewith the Annual Report for the Financial Year 2021-22.

Kindly acknowledge the same.

Thanking you,
Yours faithfully,

FOR THAKKERS DEVELOPERS LTD

Lalit Bhanu

LALIT AVINASH BHANU

Company Secretary & Compliance Officer
ICSI Membership No. : ACS-32788



THAKKERS DEVELOPERS LIMITED

Nashik Office: 7, Thakkers, Near Nehru Garden, Nashik - 422 001 Tel: 0253 2598925 / 2595458 Fax: 0253 2599225
Mumbai Office: 37/39, 3rd Floor, Kantol Niwas, Mody Street, Mumbai - 400 001 Tel/Fax: 022 22679166
Email: info@thakkersdevelopers.com

Sow the seed of investment for brighter future



35th Annual Report
2021-2022



THAKKERS

TOGETHER TOWARDS PROSPERITY
SINCE 1962

Thakkers Developers Ltd.



THAKKERS

TOGETHER TOWARDS PROSPERITY

SINCE 1962

'Prosperity' is what we seek, pray and wish. The ten letter word has an immense power to inspire us, encourage us, and entice us to do more. Since 60 years, we at Thakkers have been endeavouring our best to attain prosperity so that our customers can experience it for a lifetime. Be it through Land Development, Housing, Commercial Construction, Agricultural Production, or Plantation, we've blinkered ourselves to win people's heart.

By collaborating with brilliant minds from the industry, investing in the right resources and leveraging the latest technology, we believe in delivering projects that live up to the term 'first-of-its-kind'. We've been at the helm of uplifting the imagery of Nashik, which, in recent years, earned the title of '4th largest growing city in India and 18th in the world'. For

us it's a matter of pride, as our selfless contribution made us an integral part of this ever-growing and flourishing city. Something that has compelled us to move on to look at the adjoining cities that too need a revamped touch.

Being one of the respected and revered names in the real estate fraternity, we've always stood for our customers, and vice versa. We're grateful to have such incredible patronage without which we can't be what we're today. The impeccable support and faith during both good and tough times has allowed us to present you this document of success that showcases our years of indelible hard work. We were, we are and we will take giant strides in the optimal direction along with you, so that together we attain prosperity.



THAKKERS

TOGETHER TOWARDS PROSPERITY

Thakkers Developers Ltd.

**35th Annual Report
2021-2022**

CONTENTS

Sr. No.	Particulars	Page No.
1	Notice	03
2	Director's Report	11
3	Corporate Governance Report	47
4	Auditor's Certificate on Corporate Governance	45
5	Independent Auditor's Report	66
6	Balance Sheet	79
7	Statement of Profit & Loss	80
8	Cash Flow Statement	81
9	Significant Accounting Policies & Notes on Accounts	92
CONSOLIDATED FINANCIAL STATEMENTS		
10	Independent Auditors' Report on Consolidated Financial Statement	116
11	Consolidated Balance Sheet	126
12	Consolidated Statement of Profit & Loss	127
13	Consolidated Cash Flow Statement	128
14	Significant Accounting Policies & Notes on Accounts	139

Regd. Office :

37/39, Kantol Niwas
Modi Street, Fort,
Mumbai - 400 001.
Ph.No. : (022) 22679166/22615493
E-mail : info@thakkersdevelopers.com
Website : www.thakkersdevelopers.com
CIN-L45200MH1987PLC043034

Auditors :

M/s.S. R. Rahalkar & Associates.
Chartered Accountants, Nashik

Bankers :

The Saraswat Co-op. Bank Ltd.
Godavari Urban Co-op. Bank Ltd.
ICICI Bank Ltd.
Kotak Mahindra Bank
Punjab National Bank

Thirty Fifth Annual General Meeting :

Date : 30th September, 2022
Time : 12.00 Noon
Venue :
<https://us06web.zoom.us/j/7696742711?pwd=bFNQOTJTRGZyeXRYNTVmMHRua05RQT09>
Meeting ID: 769 674 2711
Passcode: 252525

CFO :

Mr. Abhishek N. Thakker

Company Secretary :

Mr. Lalit Avinash Bhanu

Committees of Board :**Audit Committee**

Mr. Manish Vilas Lonari
Mr. Jaman H. Thakker
Mr. Rajendra M. Thakker

Stake Holders Relationship Committee

Mr. Gaurav J. Deshmukh
Mr. Jitendra M. Thakker
Mr. Narendra M. Thakker

Nomination and Remuneration Committee

Mr. Jaman H. Thakker
Mr. Gaurav J. Deshmukh
Mr. Chandrakant H. Thakker

Corporate Social Responsibility Committee

Mr. Chandrakant H. Thakker
Mr. Rajendra M. Thakker
Mrs. Hetal N. Thakker

Share Transfer Agent

M/s. Freedom Registry Ltd.
Plot No.101/102, 19th Street,
MIDC Industrial Area, Satpur, Nashik - 422 007.
Tel.No.: (0253) 2354032, Fax No.: (0253) 2351126

Board of Directors

Mr. Jitendra M. Thakker
Chairman



Mr. Rajendra M. Thakker
Managing Director



Mr. Narendra M. Thakker
Director and CEO



Mr. Chandrakant H. Thakker
Independent Director



Mr. Jaman H. Thakker
Independent Director



Mr. Gaurav J. Deshmukh
Independent Director



Mr. Manish V. Lonari
Independent Director



Mrs. Hetal Nishant Thakker
Woman Director

NOTICE FOR THIRTY FIVE ANNUAL GENERAL MEETING

NOTICE

NOTICE is hereby given that the 35th Annual General Meeting of the Members of the Company will be held at 12.00 noon on Friday, 30th September, 2022 through video conferencing on Zoom App having link as <https://us06web.zoom.us/j/7696742711?pwd=bFNQOTJTRGZyeXRYNTVmMHRua05RQT09>

[Meeting ID: 769 674 2711](#)

[Passcode: 252525](#)

The venue of the meeting shall be deemed to be at registered office of the Company at 37/39, Kantol Niwas, Modi Street, Fort, Mumbai 400 001 to transact the following business.

ORDINARY BUSINESS

1. To consider and adopt the Audited Standalone and Consolidated Financial Statement of the company for the financial year ended 31st March, 2022, together with the reports of the Board of Directors and Auditors thereon.
2. To appoint M/s Karwa Malani Kalantri & Associates as the statutory auditor of the Company till the financial year 2026-27.
3. To appoint a Director in place of Mr. Jitendra Manohardas Thakker having DIN- 00082860 who retires by rotation and being eligible, offers himself for reappointment.
4. To appoint a Director in place of Mr. Narendra Manohardas Thakker having DIN- 00083224 who retires by rotation and being eligible, offers himself for reappointment.

SPECIAL BUSINESS

5. Re-appointment of Mr. Jaman Haridas Thakker (DIN: 02519374) as an Independent Director

To consider and if thought fit, to pass with or without modification(s), the following resolution as a Special Resolution:

“RESOLVED THAT pursuant to the provisions of Sections 149, 150, 152 and any other applicable provisions of the Companies Act, 2013 (“the Act”) and the Companies (Appointment and Qualification of Directors) Rules, 2014 (including any statutory modification(s) or re-enactment thereof for the time being in force) read with Schedule IV to the Act and Regulation 16(1)(b) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (“Listing Regulations”), Mr. Jaman Haridas Thakker (DIN: 02519374), Independent Non-Executive Director of the Company who has submitted a declaration that he meets the criteria for independence as provided in the Act and Listing Regulations and who is eligible for re-appointment, be and is hereby re-appointed as an Independent Non-Executive Director of the Company to hold office for a second term of five consecutive years with effect from this Annual General Meeting”.

REGD. OFF. : -
37/39, Kantol Niwas,
Modi Street, Fort,
Mumbai - 400 001

By Order of the Board of Directors

PLACE: NASHIK
DATE: 12.08.2022

LALIT AVINASH BHANU
Company Secretary

EXPLANATORY STATEMENT PURSUANT TO SECTION 102 OF THE COMPANIES ACT, 2013

Mr. Jaman Haridas Thakker (DIN: 02519374) is an Independent Non-Executive Director of the Company of the Company. He was re-appointed as Independent Director on 25th of September, 2017. Pursuant to the Act, Mr. Jaman Haridas Thakker, was appointed as an Independent Non-Executive Director to hold office for five consecutive years, by the Members of the Company in the Annual Meeting held on 25th September, 2017. As per Section 149(10) of the Act, an Independent Director shall hold office for a term of upto five consecutive years on the Board of a Company, but shall be eligible for re-appointment on passing a special resolution by the Company for another term of upto five consecutive years on the Board of a Company. Based on recommendation of the Committees and in terms of provisions of Sections 149, 150, 152, Schedule IV and any other applicable provisions of the Act and the Listing Regulations, Mr. Jaman Haridas Thakker, being eligible for re-appointment as an Independent Director and offering himself for re-appointment, is proposed to be re-appointed as an Independent Director for a second term of five consecutive years from this Annual General Meeting. Mr. Jaman Haridas Thakker aged about 55 years and has wide range of expertise in corporate planning & financial activities.

Mr. Jaman Haridas Thakker satisfy the criteria and other attributes for appointment as Independent Directors as per the requirement of Companies Act, 2013 & Listing Regulations. Accordingly the Board recommends the resolutions as set out in item 5 in the notice to be approved by shareholders, by way of special resolutions.

NOTES FOR MEMBERS ATTENTION:

1. In view of the continuing outbreak of the COVID-19 pandemic, social distancing is a norm to be followed and pursuant to the Circular Nos. 14/2020 dated April 08, 2020, 17/2020 dated April 13, 2020 and 20/2020 dated May 05, 2020 and clarification Circular No. 02/2021 dated January 13, 2021 issued by the Ministry of Corporate Affairs and SEBI Circular dated May 12, 2020 and January 15, 2021, electronic copies of the Annual Report for F.Y.2021-22 physical attendance of the Members to the Annual General Meeting ('AGM') venue is not required and AGM be held through video conferencing ('VC') or other audio visual means ('OAVM'). Hence, Members can attend and participate in the ensuing AGM through VC/OAVM. In compliance with the provisions of the Companies Act, 2013 ("Act"), SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("SEBI Listing Regulations") and abovementioned MCA Circulars, the AGM of the Company is being held through VC / OAVM.
2. Pursuant to the provisions of the Act, a Member entitled to attend and vote at the AGM is entitled to appoint a proxy to attend and vote on his/her behalf and the proxy need not be a Member of the Company. Since this AGM is being held pursuant to the MCA Circulars through VC / OAVM, physical attendance of Members has been dispensed with. Accordingly, the facility for appointment of proxies by the Members will not be available for the AGM and hence the Proxy Form and Attendance Slip are not annexed to this Notice.
3. Institutional investors, who are members of the Company, are encouraged to attend the 35th AGM of the Company through VC/ OAVM mode and vote electronically. Corporate members are required to send a scanned copy (PDF/JPG Format) of the Board Resolution/ Power of Attorney authorizing its representatives to attend and vote at the AGM through VC / OAVM on its behalf pursuant to Section 113 of the Act. The said Resolution/Authorization shall be sent to the Scrutinizer by email through its registered email address to suranaaj@yahoo.co.in with a copy marked to evoting@csdl.co.in.
4. Shareholders holding shares in the same set of names, under different ledger folios are requested to apply for consolidation of such folios along with share Certificates to the Company.
5. Shareholders are requested to notify change in address, if any, immediately to the Company.
6. The Explanatory Statement pursuant to Section 102 of the Companies Act, 2013 setting out the material facts concerning the Special Business is annexed hereto.
7. Members desiring any information as regards the Accounts are requested to write to the Company by electronic mode on lalitbhanu@thackersdevelopers.com at least seven days in advance of the date of Annual General Meeting so as to enable the Management to keep the information ready.
8. Members who would like to express their views/ask questions as a speaker at the Meeting may pre-register themselves by sending a request from their registered e-mail address mentioning their names, DP ID and Client ID/folio number, PAN and mobile number at lalitbhanu@thackersdevelopers.com between Monday 19th September, 2022 (09.00 a.m. IST) to Friday, 23rd September, 2022 (5.00 p.m. IST). Only those Members who have preregistered themselves as speakers will be allowed to express their views/ask questions during the AGM. The Company reserves the right to restrict the number of speakers depending on the availability of time for the AGM.
9. The Members can join the AGM in the VC/OAVM mode 15 minutes before and after the scheduled time of the commencement of the Meeting by following the procedure mentioned in the Notice. The facility of participation at the AGM through VC/OAVM will be made available for 100 members on first come first served basis. This will not include large Shareholders (Shareholders holding 2% or more shareholding), Promoters, Institutional Investors, Directors, Key Managerial Personnel, the Chairpersons of the Audit Committee, Nomination and Remuneration Committee and Stakeholders Relationship Committee, Auditors etc. The detailed instructions for joining the Meeting through VC/OAVM form part of the Notes to this Notice
10. The attendance of the Members attending the AGM through VC/OAVM will be counted for the purpose of reckoning the quorum under Section 103 of the Act.
11. The Register of members and the share transfer book will remain closed from Wednesday 21st September, 2022 to Friday, 30th September, 2022 (Both days inclusive).

12. The Company has made an arrangement with CDSL & NSDL for dematerialization of shares. Members are requested to avail the facility of dematerialization of shares of the company. Members are also requested to intimate/update email address with depositories, so in future, under green initiative, all communication will be sent through registered email of shareholders.
13. "Pursuant to the provisions of Regulation 47 of SEBI (LODR), Regulations 2015, read with Rule 20 of the Companies (Management and Administration) Rules, 2014, Thakkers Developers Limited ("TDL" or "the Company") is offering e-voting facility to its members in respect of the business to be transacted at the 35th Annual General Meeting scheduled to be held at 12.00 noon on 30th September, 2022 through video conferencing.
14. Attention of the Members is also invited towards the provisions of Section 125 of the Companies Act, 2013 read together with IEPF (Accounting, Audit, Transfer and Refund) Amendment Rules, 2017 which requires the companies to also transfer the Equity shares corresponding to the Dividend which has remained unclaimed and consequently unpaid for a period of seven consecutive years or more. Members are requested to refer para on 'Transfer of Unpaid Dividend and corresponding Equity Shares to the Investor Education and Protection Fund (IEPF)' in the Directors' Report for the FY 2021-22.
15. In line with the Ministry of Corporate Affairs (MCA) Circular Nos. 14/2020 dated April 08, 2020, 17/2020 dated April 13, 2020 and 20/2020 dated May 05, 2020 and clarification Circular No. 02/2021 dated January 13, 2021 issued by the Ministry of Corporate Affairs and SEBI Circular dated May 12, 2020 and January 15, 2021, electronic copies of the Annual Report for F.Y.2021-22 the Notice calling the AGM along with the Annual Report 2021-22 is being sent only through electronic mode to those Members whose e-mail addresses are registered with the Company/Depositories and has been uploaded on the website of the Company at www.thakkersdevelopers.com. The Notice can also be accessed from the websites of the Stock Exchanges i.e. BSE Limited at www.bseindia.com
16. According to the Listing Agreement, a brief profile of Directors who are proposed to be reappointed in AGM, nature of their expertise in functional areas, their other Directorship, their shareholding and relationship with other Directors of the company are given below.

Mr. Jitendra Manohardas Thakker

With the attitude of 'sky is the limit' Mr. Jitendra Manohardas Thakker serving the Company since incorporation i.e since 1987. By his experience in real estate activities and legal norms & full dedication in the business he marches the name Thakker's in the different height. By the attitude of 'Sabka Sath Sabka Vikas' he developed various skills in the stakeholders of the Company. Jitubhai born on 31st day of January, 1957. Even academically he is undergraduate, the experience in the business made him perfect like his personality. He holds 95600 Equity Shares in the Company. Further he is not directors in listed company other than Thakkers Developers Ltd.

Mr. Narendra Manohardas Thakker

Mr. Narendra Manohardas Thakker born on 14th day of January, 1962 & having expertise in estate dealing & land developing activities. Though he is academically undergraduate he marching Thakker's Developers Ltd in the different high level. He is serving the Company since 1989 & were recently reappointed by the members in the Annual meetings were held for the financial year 2017-18. Mr. Narendra Manohardas Thakker hold the Directorship in one Unlisted Public Company other than the position of Director & Chief Executive Officer in the Thakkers Developers Ltd. He holds 71220 Equity Shares in the Company. He is the real brother of Mr. Jitendra Manohardas Thakker & Mr. Rajendra Manohardas Thakker.

Mr. Jaman Haridas Thakker

As the Independent Director Mr. Jaman Haridas Thakker serving the Company since 2003 & were recently reappointed by members in the Annual meeting held for the financial year 2016-17 for the term of five years. His term of appointed is ended & qualified for his reappointment. Further he offers himself for re-appointment subject to member's approval in their General Meeting.

He known by his active participation in the programs held for Independent Directors by the Company. In the year 2020-21 he designated as the Chairman of Corporate Social Responsibility Committee of the Company & member of Nomination & Remuneration Committee. He born on 05th December, 1967. He

has the wide range of experience in Corporate Planning & Financial activities. None of the equity shares hold by him. He is not a director in other Public & Listed Companies.

Procedure for voting through electronic means-

The instructions for shareholders voting electronically are as under:

The voting period begins on Saturday, 24th September, 2022 (09.00 a.m. IST) and ends on Thursday, 29th September, 2022 (5.00 p.m. IST). During this period shareholders' of the Company, holding shares as on 20th September, 2022 may cast their vote electronically. The e-voting module shall be disabled by CDSL for voting thereafter.

- (i) The shareholders should log on to the e-voting website www.evotingindia.com during the voting period
- (ii) Click on "Shareholders" tab.
- (iii) Now, select the "THAKKER'S DEVELOPERS LIMITED" from the drop down menu and click on "SUBMIT"
- (iv) Now Enter your User ID
 - A. For CDSL: 16 digits beneficiary ID,
 - B. For NSDL: 8 Character DP ID followed by 8 Digits Client ID,
 - C. Members holding shares in Physical Form should enter Folio Number registered with the Company.
- (v) Next enter the Image Verification as displayed and Click on Login.
- (vi) If you are holding shares in demat form and had logged on to www.evotingindia.com and voted on an earlier voting of any company, then your existing password is to be used.
- (vii) If you are a first time user follow the steps given below:

For Members holding shares in Demat Form and Physical Form	
PAN	Enter your 10 digit alpha-numeric *PAN issued by Income Tax Department (Applicable for both demat shareholders as well as physical shareholders) "Members who have not updated their PAN with the Company/Depository Participant are Requested to use the first two letters of their name and the 8 digits of the sequence number in the PAN field. "In case the sequence number is less than 8 digits enter the applicable number of 0's before the number after the first two characters of the name in CAPITAL letters. Eg. If your name is Ramesh Kumar with sequence number 1 then enter RA00000001 in the PAN Field.
DOB	Enter the Date of Birth as recorded in your demat account or in the company records for the said demat account or folio in dd/mm/yyyy format.
Dividend Bank Details	Enter the Dividend Bank Details as recorded in your demat account or in the company records for the said demat account or folio. "Please enter the DOB or Dividend Bank Details in order to login. If the details are not recorded with the depository or company please enter the member id / folio number in the Dividend Bank details field."

- (viii) If you are a first time user follow the steps given below:
- (ix) After entering these details appropriately, click on "SUBMIT" tab.
- (x) Members holding shares in physical form will then directly reach the Company selection screen. However, members holding shares in demat form will now reach 'Password Creation' menu wherein they are required to mandatorily enter their login password in the new password field. Kindly note that this password is to be also used by the demat holders for voting for resolutions of any other company on which they are eligible to vote, provided that company opts for-voting through CDSL platform. It is

strongly recommended not to share your password with any other person and take utmost care to keep your password confidential.

- (xi) For Members holding shares in physical form, the details can be used only for e-voting on the resolutions contained in this Notice.
- (xii) Click on the EVSN for the relevant "THAKKER'S DEVELOPERS LIMITED" on which you choose to vote.
- (xiii) On the voting page, you will see "RESOLUTION DESCRIPTION" and against the same the option "YES / NO" for voting. Select the option YES or NO as desired. The option YES implies that you assent to the Resolution and option NO implies that you dissent to the Resolution.
- (xiv) Click on the "RESOLUTIONS FILE LINK" if you wish to view the entire Resolution details.
- (xv) After selecting the resolution you have decided to vote on, click on "SUBMIT". A confirmation box will be displayed. If you wish to confirm your vote, click on "OK", else to change your vote, click on "CANCEL" and accordingly modify your vote.
- (xvi) Once you "CONFIRM" your vote on the resolution, you will not be allowed to modify your vote.
- (xvii) You can also take out print of the voting done by you by clicking on "Click here to print" option on the Voting page.
- (xviii) If Demat account holder has forgotten the same password then enter the User ID and the image verification code and click on Forgot Password & enter the details as prompted by the system.
- (xix) Note for Non - Individual Shareholders and Custodians
 - a) Non-Individual shareholders (i.e. other than Individuals, HUF, and NRI etc.) and Custodian are required to log on to <https://www.evotingindia.co.in> and register themselves as Corporates.
 - b) A scanned copy of the Registration Form bearing the stamp and sign of the entity should be emailed to helpdesk.evoting@cdslindia.com.
 - c) After receiving the login details they have to create a compliance user should be created using the admin login and password. The Compliance user would be able to link the account(s) for which they wish to vote on.
 - d) The list of accounts should be mailed to helpdesk.evoting@cdslindia.com and on approval of the accounts they would be able to cast their vote.
 - e) A scanned copy of the Board Resolution and Power of Attorney (POA) which they have issued in favour of the Custodian, if any, should be uploaded in PDF format in the system for the scrutinizer to verify the same.
- (xx) In case you have any queries or issues regarding e-voting, you may refer the Frequently Asked Questions ("FAQs") and e-voting manual available at www.evotingindia.co.in under help section or write an email to helpdesk.evoting@cdslindia.com.

INSTRUCTIONS FOR MEMBERS FOR ATTENDING THE AGM THROUGH VC/OAVM ARE AS UNDER:

1. Members will be provided with a facility to attend the AGM through VC/OAVM through the CDSL e-Voting system. Members may access the same at <https://www.evoting.cdsl.com> under shareholders/members login by using the remote e-voting credentials.
2. The link for VC/ OAVM along with the Annual Report will be shared on mail IDs of shareholders which are registered with the Company. Please note that the members who do not have the User ID and Password for e-Voting or have forgotten the User ID and Password may retrieve the same by following the remote e-Voting instructions mentioned in the notice to avoid last minute rush. Further members can also use the OTP based login for logging into the e-Voting system of CDSL.

3. Members are encouraged to join the Meeting through Laptops for better experience.
4. Further Members will be required to allow Camera and use Internet with a good speed to avoid any disturbance during the meeting.
5. Please note that participants connecting from Mobile Devices or Tablets or through Laptop connecting via Mobile Hotspot may experience Audio/Video loss due to fluctuation in their respective network. It is therefore recommended to use Stable Wi-Fi or LAN Connection to mitigate any kind of aforesaid glitches.
6. Shareholders who would like to express their views/ questions may send the same in advance mentioning their name demat account number/folio number, email id, mobile number at lalitbhanu@thakkersdevelopers.com the same will be replied by the company suitably.

REGD. OFF. : -
37/39, Kantol Niwas,
Modi Street, Fort,
Mumbai - 400 001

By Order of the Board of Directors

PLACE : NASHIK
DATE : 12.08.2022

LALIT AVINASH BHANU
COMPANY SECRETARY

CHAIRMAN'S LETTER TO SHAREHOLDERS

Dear Shareholders,

Today, as we convene the 35th Annual General Meeting of TDL, I warmly welcome each one of you. It is always a pleasure to connect with you all, and – although virtual – it is a privilege to host you today. On behalf of the Board of Directors, I would like to extend my heartfelt condolences to all who have suffered during these unprecedented times.

Your trust and support over the last three decades have given us the confidence to push ourselves, past challenges and complexities, to deliver consistent value for you year after year.

We are encouraged by the progress made by the Government of India in the world's largest vaccination drive, which is gathering momentum, under the leadership of our Hon'ble Prime Minister Shri Narendra Modi Ji.

COVID-19 waves and ongoing global geopolitical tensions made FY 2021-22 an eventful year. Global economic growth remains a concern with the interest rate response to elevated inflation likely to reduce growth. India is in a relatively strong position with GDP growth expected to be the fastest amongst all major economies. The real estate sector has entered a cyclical upswing demonstrating remarkable resilience despite the many disruptions during the past year. We were able to innovate across our business to not only weather the storm but also come out of it stronger and more resilient.

We believe businesses should be conducted in a fair and transparent manner. TDL's corporate governance framework ensures effective engagement with various stakeholders helping us evolve with changing times. The framework oversees business strategies and ensures fiscal accountability, ethical corporate behavior and fairness to all stakeholders including regulators, employees, customers, vendors, investors and society at large.

By all stakeholder's blessings, your Company have completed all its obligations in its existing projects two commercial at Untwadi, Karmayogi Nagar & two residential projects at Pandit Colony.

We have Six existing mega projects. Three of them are commercials which are at (1) Gangapur Road, (2) Near ABB Circle, (3) College Road & Three Residential at (1) Near City centre Mall, (2) Gangapur Road, (3) Makhamalabad

We will be launching plotted layouts within corporation limits in shorter period.

You would be happy to note that despite the extremely virulent Second wave of the pandemic your Company managed to sustain New Sales bookings. We are hopeful that we will be able to grow the space in the coming year. Also by grace of god and your blessings Company have launched altra luxurious residential & commercial project at Sawarkar Nagar

Last but certainly not the least, we continue to invest in our most valuable asset – our people. Reskilling our employees by latest digital skills and embracing agile ways of working. Our leadership pipeline is stronger than ever, working with motivated employees across the branches / departments through the pandemic.

We would like to thank our customers, Financial Institutions, Nashik Municipal Corporation, Government of Maharashtra, Revenue Department, Banks etc for their support. Finally, we owe thanks to you, our shareholders, for your continued belief in Thakkers.

Jitendra Manohardas Thakker
DIN 00082860

DIRECTORS' REPORT

To,
The Members,
THAKKERS DEVELOPERS LTD
37/39, Kantol Niwas,
Modi Street, Fort,
Mumbai 400 001

The Board of Directors hereby submits the report of the business and operations of your Company along with the audited financial statements, for the financial year ended March 31, 2022.

The consolidated performance of the Company and its subsidiaries has been referred to wherever required.

The Company was incorporated on 30th day of March, 1987 & become a First Company from North-Maharashtra to become Public Limited in 1992. Thakkers Developers Ltd was listed on BSE on 14th December, 1994. Being one of the leading construction and real estate enterprises of Nashik, Thakkers Group has been one of the most reliable name in the city. The Group has its Registered Office in Mumbai & corporate offices in Nashik, Maharashtra.

a. FINANCIAL STATEMENT:

(Rupees in Lakh)

Particulars	Standalone		Consolidated	
	Year Ended 31.03.2022	Year Ended 31.03.2021	Year Ended 31.03.2022	Year Ended 31.03.2021
Income	5572.48	2,999.89	5793.80	3,187.99
Profit Before Tax (PBT)	3454.18	1258.29	3544.13	1338.48
Provision of Taxation	(210.00)	(210.00)	(242.72)	(225.68)
Taxes for Earlier Years (Net)	74.63	4.56	68.63	(17.25)
Deferred Tax	24.76	47.65	24.76	47.65
Mat Credit Entitlement	-	-	-	-
Profit After Tax (PAT)	3343.58	1100.50	3394.81	1143.19
Add/(Less) Prior Period Adjustment	-	-	-	-
Add/(Less) Other Comprehensive Income	(17.23)	(8.97)	(17.23)	(8.97)
Profit After Tax (PAT)	3326.35	1091.52	3377.58	1134.22
Add: Balance of Profit brought forward	7557.11	6,465.59	8196.89	7,062.67
Balance available for appropriation	10883.46	7,557.11	11574.47	8,196.89
Appropriations	-	-	-	-
Balance Carried to Balance Sheet	10883.46	7,557.11	11574.47	8,196.89

The Standalone Gross Revenue from operations for FY 2022 was Rs.5,572.48 Lakh. (Previous Year: Rs.2,999.89 Lakh). The Operating Profit stood at Rs.1,444.41 Lakh as against Rs.1,327.07 Lakh in the Previous Year. The Net Profit for the year stood at Rs.3,326.35 Lakh against Rs.1,091.52 reported in the Previous Year.

The Consolidated Gross Revenue from operations for FY 2022 was Rs.5,793.80 Lakh.(Previous Year: 3,187.99 Lakh). The Consolidated Operating Profit stood at Rs.1,465.08 Lakh (Previous Year: Rs.1,435.21 Lakh). The Consolidated Profit after tax stood at Rs.3,377.58 Lakh (Previous Year: Rs.1,134.22 Lakh).

As mandated by the Ministry of Corporate Affairs, the financial statements for the year ended on March 31, 2022 has been prepared in accordance with the Indian Accounting Standards (Ind AS) notified under Section 133 of the Companies Act, 2013 (hereinafter referred to as "The Act") read with the Companies (Accounts) Rules, 2014 as amended from time to time. The estimates and judgements relating to the Financial Statements are made on a prudent basis, so as to reflect in a true and fair manner, the form and substance of transactions and reasonably present the Company's state of affairs, profits and cash flows for the year ended March 31, 2022. The Notes to the Financial Statements adequately cover the standalone and consolidated Audited Statements and form an integral part of this Report.

There are no material changes or commitments affecting the financial position of the Company which have occurred between the end of the financial year and the date of this Report.

b. OPERATIONS AND PROSPECTS:

The Company continues to be engaged in the activities pertaining to Construction & Real Estate.

There was no change in nature of the business of the Company, during the year under review.

c. DIVIDEND:

Board does not recommend any dividend for the year 2021-22.

As per SEBI (Listing Obligations and Disclosure Requirements), Regulation, 2015, Company formulate the Dividend Distribution Policy. Accordingly, the policy was adopted to set out the parameters that would be taken on account by the Board. The policy is available on website of the Company www.thakkersdevelopers.com.

d. UNPAID DIVIDEND & IEPF:

The Company has not transferred any amount to the Investor Education & Protection Fund (IEPF) as Company had not declared any dividend in past 7 years and no amount is lying in Unpaid Dividend A/c of the Company for that respective year.

e. TRANSFER TO RESERVES:

Company has transfer to General Reserve amount of Rs. 3343.58 Lakhs.

f. REPORT ON PERFORMANCE OF SUBSIDIARIES, ASSOCIATES AND JOINT VENTURE COMPANIES:

At the beginning of the year April 01st, 2021 we have four subsidiaries.

M/s Shree Kalawati Farms (Partnership Firm) were converted into Private Limited w.e.f 13.05.2021 where the Thakkers Developers hold 95% stake & Motel Kutir Nirman Pvt Ltd (Wholly owned subsidiary of Thakkers Developers Ltd) hold 05% stake becomes the subsidiary.

At the end of the year we have five subsidiaries.

During the year, the Board of Directors reviewed the affairs of the subsidiaries.

The Consolidated Financial Statements of the Company are prepared in accordance with relevant Indian Accounting Standards issued by the Institute of Chartered Accountants of India and forms an integral part of this Report.

Pursuant to Section 129(3) of the Act read with Rule 5 of the Companies (Accounts) Rules, 2014, a statement containing salient features of the financial statements of Subsidiaries is given in Form AOC-1 which forms an integral part of this Report.

In accordance with Section 136 of the Companies Act, 2013, the audited financial statements, including the consolidated financial statements and related information of the Company and accounts of each subsidiaries are available of the website of the Company i.e. www.thakkersdevelopers.com.

g. DEPOSITS:

The Company has not accepted or renewed any amount falling within the purview of provisions of Section 73 of the Companies Act 2013 ("the Act") read with the Companies (Acceptance of Deposit) Rules, 2014 during the year under review. Hence, the requirement for furnishing of details relating to deposits covered under Chapter V of the Act or the details of deposits which are not in compliance with the Chapter V of the Act is not applicable.

h. PARTICULAR OF CONTRACTS OR ARRANGEMENT WITH RELATED PARTIES:

During the Financial Year 2021-22, your Company has entered into transactions with related parties as defined under Section 2(76) of the Companies (Specification of Definition Details) Rule, 2014 which were in the Ordinary Course of business and on arm's length basis and in accordance with the provisions of

the Companies Act, 2013, Rules issued thereunder and Regulation 23 of the SEBI (LODR) Regulations, 2015. Thus a disclosure in Form AOC-2 in terms of Section 134 of the Companies Act, 2013 is not required. Further, there are no material related party transactions during the year under review with the Promoters, Directors or Key Managerial Personnel.

All Related Party Transactions are placed before the Audit Committee as also before the Board for approval. Omnibus approval was obtained on a yearly basis for transactions which were of repetitive nature.

The policy on Related Party Transactions as approved by the Board of Directors has been uploaded on the website of the Company viz. www.thakkersdevelopers.com.

i. CONSERVATION OF ENERGY, TECHNOLOGY ABSORPTION AND FOREIGN EXCHANGE EARNINGS AND OUTGO:

The particulars as required under the provisions of Section 134(3) (m) of the Companies Act, 2013 read with Rule 8 of the Companies (Accounts) Rules, 2014 in respect of conservation of energy, technology absorption, foreign exchange earnings and outgo etc. are furnished in **Annexure I** which forms part of this Report.

j. CORPORATE GOVERNANCE AND MANAGEMENT DISCUSSION AND ANALYSIS REPORT:

Pursuant to Regulation 17 to 27, clause (b) to (i) of Regulation 46 and Para C, D & E of Schedule V of SEBI (Listing Obligations and Disclosures Requirements), 2015, the corporate governance report together with Auditor certificate on compliance of the same is annexed hereto and marked as **Annexure II** And Management Discussion and Analysis report as **Annexure III**

k. ANNUAL RETURN:

Pursuant to the provisions of Section 134(3)(a) of the Companies Act, 2013, extract of the Annual Return for the financial year ended 31st March, 2022 as referred in Section 92(3) in MGT-7 format on the below mentioned web-address:- www.thakkersdevelopers.com.

l. PARTICULARS OF INVESTMENTS, LOANS, GUARANTEES AND SECURITIES:

During the Financial Year 2021-22, the Company has not provided any loan or has not given any guarantee and also not made any investment

m. DISCLOSURES UNDER SECTION 134(3)(L) OF THE COMPANIES ACT, 2013:

Except as disclosed elsewhere in this report, no material changes and commitments which could affect the Company's financial position, have occurred between the end of the financial year of the Company and date of this report.

n. DISCLOSURE OF INTERNAL FINANCIAL CONTROLS:

The Internal Financial Controls with reference to financial statements as designed and implemented by the Company are adequate. During the year under review, no material or serious observation has been received from the Statutory Auditors of the Company for inefficiency or inadequacy of such controls.

1. MATTERS RELATED TO DIRECTORS AND KEY MANAGERIAL PERSONNEL:

a. BOARD OF DIRECTORS & KEY MANAGERIAL PERSONNEL

In compliance with the provisions of Section 149,152, Schedule IV and other applicable provisions of the Companies Act, 2013 read with the Companies (Appointment and Qualification of Directors), Rules, 2014

Mr. Chandrakant H. Thakker, Mr. Jaman H. Thakker, Mr. Gaurav J. Deshmukh & Mr. Manish V. Lonari are the Independent Directors on the Board of the Company.

Mr. Jitendra Manohardas Thakker & Mr. Narendra Manohardas Thakker Directors seeking for their reappointment. The brief resume the Director under Regulation 36 of the SEBI (LODR) 2015 with respect to the Director seeking re-appointment are as follows :

Details of Director seeking for reappointment			
Sr. No.	Particulars	Details	
1	Name	Jitendra Manohardas Thakker	Narendra Manohardas Thakker
2	DIN	00082860	00083224
3	Date of Birth	31.01.1957	14.01.1962
4	Date of Original Appointment	30.03.1987	11.01.1989
5	Date of Reappointment	04.09.2010, 22.09.2013, 20.08.2016	26.09.2009, 12.09.2012, 26.08.2015, 25.09.2018
6	Expertise in area	Real Estate & Construction	Real Estate & Construction
7	Directorship in other Public Ltd Co.	1	1
8	Membership of Committee	1	1
9	No. of Shares held in the Co.	95600	71220
10	Percentage of Holdings	1.06	0.79

Mr. Jaman Haridas Thakker, Independent Director of the Company have completed his tenure for the period of five years. He was appointed as Non-Executive Independent Director in the Annual General Meeting which was held on 25th of September, 2017. Mr. Jaman Haridas Thakker had submitted the declarations to meet the criteria for independence as provided under Section 149(6) of the Act and Regulation 16(1) (b) of the Securities Exchange Board of India (Listing Obligation and Disclosure Requirements) Regulations, 2015.

Details of Director seeking for reappointment		
Sr. No.	Particulars	Details
1	Name	Jaman Haridas Thakker
2	DIN	02519374
3	Date of Birth	05.12.1967
4	Date of Original Appointment	15.03.2003
	Date of Re-appointment	25.09.2017
5	Expertise in area	Corporate Planning & Financial Activities
6	Independent Directorship in other Public Ltd Cos.	No
7	Membership of Committee	1

Your Directors recommend his re-appointment.

b. DECLARATIONS BY INDEPENDENT DIRECTORS:

The Company has received the following declarations from all the Independent Directors confirming that:

- They meet the criteria of independence as prescribed under the provisions of the Act, read with the Schedules and Rules issued thereunder, as well as of Regulation 16 of the Listing Regulations.
- In terms of Rule 6(3) of the Companies (Appointment and Qualification of Directors) Rules, 2014, they have registered themselves with the Independent Director's database maintained by the Indian Institute of Corporate Affairs, Manesar.
- In terms of Regulation 25(8) of the Listing Regulations, they are not aware of any circumstance or situation, which exist or may be reasonably anticipated, that could impair or impact their ability to discharge their duties.
- In terms of Regulation 25(9) of the Listing Regulations, the Board of Directors has ensured the veracity of the disclosures made under Regulation 25(8) of the Listing Regulations by the Independent Directors of the Company.
- None of the Directors of the Company are disqualified for being appointed as Directors as specified in Section 164(2) of the Companies Act, 2013 and Rule 14(1) of the Companies (Appointment and Qualification of Directors) Rules, 2014.

2. DISCLOSURES REALTEED TO BOARD, COMMITTEES AND POLICIES:

a. BOARD MEETINGS:

Your Board has met Five times during the Financial Year 2021-22. The details of the number of Board meetings of your Company are set out in the Corporate Governance Report which forms part of this Report.

The details the meetings of the Board and its Committees held during the year under review are stated in the Corporate Governance Report **Annexure II**

The Company has complied with the applicable Secretarial Standards in respect of all the above Board meetings.

b. AUDIT COMMITTEE:

The Audit Committee of Directors was constituted pursuant to the provisions of Section 177 of the Companies Act, 2013 are as follows:

Manish Vilas Lonari	Chairman
Jaman H. Thakker	Member
Rajendra M. Thakker	Member

For details of the Audit committee meetings held for the financial year 2021-22 and powers & role of the Audit Committee are included in the Corporate Governance Report **Annexure II**.

During the year under review, all the recommendations made by the Audit Committee were accepted by the Board.

c. NOMINATION AND REMUNERATION COMMITTEE:

The Nomination & Remuneration Committee of Directors was constituted pursuant to the provisions of Section 178 of the Companies Act, 2013 are as follows:

Jaman H. Thakker	Chairperson
Gaurav J. Deshmukh	Member
Chandrakant H. Thakker	Member

For details of the Nomination & Remuneration committee meetings held for the financial year 2021-22 and powers & role of the Nomination & Remuneration Committee are included in the Corporate Governance Report **Annexure II**.

In terms of the applicable provisions of the act, read with the rules framed thereunder and the SEBI Regulations, the Board has placed a policy for appointment, removal and remuneration of Directors, Key Managerial Personnel and Senior Managerial personnel and also on Board diversity, succession planning and Evaluation of Directors. The remuneration paid to Directors, KMP of the company are as per the terms laid down under NRC Policy of the company.

The salient features of the Remuneration Policy and changes therein are attached as **Annexure II** and the Remuneration Policy is available on Company's website and can be accessed in the link provided herein below: www.thakkersdevelopers.com.

d. STAKEHOLDERS RELATIONSHIP COMMITTEE:

The Stakeholders Relationship Committee of Directors was constituted pursuant to the provisions of Section 178 of the Companies Act, 2013 are as follows:

Gaurav J. Deshmukh	Chairperson
Jitendra M. Thakker	Member
Narendra M. Thakker	Member

For details of the meetings held for the financial year 2021-22, please refer to the Corporate Governance Report, which forms part of this report in **Annexure II**.

e. CORPORATE SOCIAL RESPONSIBILITY COMMITTEE:

The Corporate Social Responsibility Committee of Directors was constituted pursuant to the provisions of Section 135 of the Companies Act, 2013 are as follows:

Chandrakant H. Thakker	Chairperson
Rajendra M. Thakker	Member
Hetal N. Thakker	Member

For details of the meetings held for the financial year 2021-22, please refer to the Corporate Governance Report, which forms part of this report in **Annexure II**.

f. VIGIL MECHANISM POLICY FOR THE DIRECTORS AND EMPLOYEES:

The Board of Directors of the Company has, pursuant to the provisions of Section 177(9) of the Companies Act, 2013 read with Rule 7 of the Companies (Meetings of Board and its Powers) Rules, 2014, framed "Vigil Mechanism Policy" for Directors and employees of the Company to provide a mechanism which ensures adequate safeguards to employees and Directors from any victimization on raising of concerns of any violations of legal or regulatory requirements, incorrect or misrepresentation of any, financial statements and reports, etc.

The employees of the Company have the right/option to report their concern/grievance to the Chairman of the Board of Directors.

The Company is committed to adhere to the highest standards of ethical, moral and legal conduct of business operations.

g. RISK MANAGEMENT POLICY:

The Board of Directors of the Company has designed Risk Management Policy and Guidelines to avoid events, situations or circumstances which may lead to negative consequences on the Company's businesses, and define a structured approach to manage uncertainty and to make use of these in their decision making pertaining to all business divisions and corporate functions. Key business risks and their mitigation are considered in the annual/ strategic business plans and in periodic management reviews.

Risk management is an integral part of business practice of the Company. The framework of risk management concentrates on formalising a system to deal with the most relevant risks, building on existing management practices, knowledge and structures. The Company has developed and implemented a comprehensive risk management system to ensure that risks to the continued existence of the Company as a going concern and to its growth are identified and remedied on a timely basis. While defining and developing the formalised risk management system, leading standards and practices have been considered. The risk management system is relevant to business reality, pragmatic and simple and involves the following:

- i) Risk identification and definition – Focuses on identifying relevant risks, creating | updating clear definitions to ensure undisputed understanding along with details of the underlying root causes contributing factors.
- ii) Risk classification – Focuses on understanding the various impacts of risks and the level of influence on its root causes. This involves identifying various processes, generating the root causes and a clear understanding of risk inter-relationships.
- iii) Risk assessment and prioritisation – Focuses on determining risk priority and risk ownership for critical risks. This involves assessment of the various impacts taking into consideration risk appetite and the existing mitigation controls.
- iv) Risk mitigation – Focuses on addressing critical risks to restrict their impact(s) to an acceptable level (within the defined risk appetite). This involves a clear definition of actions, responsibilities and milestones.
- v) Risk reporting and monitoring – Focuses on providing to the Audit Committee and Board periodic information on risk profile evolution and mitigation plans.

h. ANNUAL EVALUATION OF DIRECTORS, COMMITTEE AND BOARD:

The Board has carried out an annual performance evaluation of its own performance, and of the directors individually, as well as the evaluation of all the committees i.e. Audit, Nomination and Remuneration, Stakeholders Relationship, Committee of Directors.

The Board adopted a formal evaluation mechanism for evaluating its performance and as well as that of its Committees and individual directors, including the Chairman of the Board the exercise was carried out by feedback survey from each directors covering Board functioning such as composition of Board and its Committees, experience and competencies, governance issues etc. The separate exercise was carried out to evaluate the performance of individual directors including the Chairman of the Board who were evaluated on parameters such as attendance, contribution at the meeting etc.

3. AUDITORS AND REPORTS

The matters related to Auditors and their Reports are as under:

a. OBSERVATIONS OF STATUTORY AUDITORS ON ACCOUNTS FOR THE YEAR ENDED 31ST MARCH 2022:

The observations / qualifications / disclaimers made by the Statutory Auditors in their report for the financial year ended 31st March, 2022 read with the explanatory notes therein are self-explanatory and therefore, do not call for any further explanation or comments from the Board under Section 134(3) of the Companies Act, 2013.

b. SECRETARIAL AUDIT REPORT FOR THE YEAR ENDED 31ST MARCH, 2022:

Provisions of Section 204 read with Section 134(3) of the Companies Act, 2013, mandates to obtain Secretarial Audit Report from Practicing Company Secretary. CS Ashok Surana, had been appointed to issue Secretarial Audit Report for the financial year 2021-22

The Secretarial Audit Report issued by CS Ashok Surana, Practising Company Secretaries in Form MR-3 for the financial year 2021-22 forms part to this report. The said report does not contain any observation or qualification requiring explanation or comments from the Board under Section 134(3) of the Companies Act, 2013.

c. INTERNAL AUDITOR:

M/s. S.S. Dhoot & Company, Chartered Accountants is the Internal Auditor of the company & the reports are reviewed by Audit Committee time to time.

d. STATUTORY AUDITORS:

Pursuant to the provisions of Section 139 of the Companies Act, 2013 and the Companies (Audit and Auditors) Rules, 2014, M/s Karwa Malani Kalantri & Associates (Firm Registration No. 136867W), Chartered Accountants, appointed as the Statutory auditors of the Company by the Board. Board recommends to regularize & appoint them for further period of Five years till the conclusion of AGM to be held in the F.Y. 2026-27.

The Company has received written consent and certificate of eligibility in accordance with Sections 139, 141 and other applicable provisions of the Companies Act, 2013 and Rules issued thereunder (including any statutory modification(s) or re-enactment(s) for the time being in force), from M/s Karwa Malani Kalantri & Associates, Chartered Accountants. Further, they have confirmed that they hold a valid certificate issued by the Peer Review Board of the Institute of Chartered Accountants of India (ICAI) as required under the Listing Regulations.

e. MAINTENANCE OF COST RECORDS:

Pursuant to the provisions of Section 148 of the Companies Act, 2013 read with the Companies (Cost Records and Audit) Rules, 2014, as amended from time to time, the Company is not required to maintain Cost Records under said Rules.

f. REPORTING OF FRAUDS BY STATUTORY AUDITORS UNDER SECTION 143(12):

There were no incidences of reporting of frauds by Statutory Auditors of the Company under Section 143(12) of the Act read with Companies (Accounts) Rules, 2014.

4. DIVIDEND DISTRIBUTION POLICY:

As per SEBI (Listing Obligations and Disclosure Requirements), Regulation, 2015, Company formulate the Dividend Distribution Policy. Accordingly, the policy was adopted to set out the parameters that would be taken on account by the Board. The policy is available on website of the Company www.thakkersdevelopers.com.

5. OTHER DISCLOSURES:

Other disclosures as per provisions of Section 134 of the Act read with Companies (Accounts) Rules, 2014 are furnished as under:

a. DISCLOSURE OF ORDERS PASSED BY REGULATORS OR COURTS OR TRIBUNAL:

No orders have been passed by any Regulator or Court or Tribunal which can have impact on the going concern status and the Company's operations in future.

b. DIRECTOR'S RESPONSIBILITY STATEMENT:

In terms of Section 134(5) of the Companies Act, 2013, in relation to the audited financial statements of the Company for the year ended 31st March, 2022, the Board of Directors hereby confirms that:

- i. in the preparation of the annual accounts, the applicable accounting standards had been followed along with proper explanation relating to material departures;
- ii. such accounting policies have been selected and applied consistently and the Directors made judgments and estimates that are reasonable and prudent so as to give a true and fair view of the state of affairs of the Company as at 31st March, 2022 and of the profit/loss of the Company for that year;
- iii. proper and sufficient care was taken for the maintenance of adequate accounting records in accordance with the provisions of this Act for safeguarding the assets of the Company and for preventing and detecting fraud and other irregularities;
- iv. the annual accounts of the Company have been prepared on a going concern basis.
- v. the directors had laid down internal financial controls to be followed by the company and that such internal financial controls are adequate and were operating effectively.
- vi. proper systems have been devised to ensure compliance with the provisions of all applicable laws and that such systems were adequate and operating effectively;

c. DISCLOSURE REGARDING INTERNAL COMPLAINTS COMMITTEE:

The Company has complied with the provisions relating to the constitution of Internal Complaints Committee under the Sexual Harassment of Women at Workplace (Prevention, Prohibition and Redressal) Act, 2013.

Under the Sexual Harassment of Women at Workplace (Prevention, Prohibition and Redressal) Act, 2013 the company has received Complaints which are enunciated below:

Sr. No.	Number of Complaints received	Date of receipt of Complaints
NA	NA	NA

d. DISCLOSURE UNDER SECTION 43(a)(ii) OF THE COMPANIES ACT, 2013:

The Company has not issued any shares with differential rights and hence no information as per provisions of Section 43(a)(ii) of the Act read with Rule 4(4) of the Companies (Share Capital and Debenture) Rules, 2014 is furnished.

e. DISCLOSURE UNDER SECTION 54(1)(d) OF THE COMPANIES ACT, 2013:

The Company has not issued any sweat equity shares during the year under review and hence no information as per provisions of Section 54(1)(d) of the Act read with Rule 8(13) of the Companies (Share Capital and Debenture) Rules, 2014 is furnished.

f. DISCLOSURE UNDER SECTION 62(1)(b) OF THE COMPANIES ACT, 2013:

The Company has not issued equity shares under Employees Stock Option Scheme during the year under review and hence no information as per provisions of Section 62(1) (b) of the Act read with Rule 12(9) of the Companies (Share Capital and Debenture) Rules, 2014 is furnished.

g. DISCLOSURE UNDER SECTION 67(3) OF THE COMPANIES ACT, 2013:

During the year under review, there were no instances of non-exercising of voting rights in respect of shares purchased directly by employees under a scheme pursuant to Section 67(3) of the Act read with Rule 16(4) of Companies (Share Capital and Debentures) Rules, 2014 is furnished.

h. COVID-19 IMPACT:

The COVID-19 pandemic is a worldwide crisis and has meant that the economies will have to operate alongside the disease. The Company strictly followed the guidelines issued by the local, state and central governments and also went beyond to protect the health and well-being of its workforce and ensured minimum disruption to its customers. Despite this, the sales of the Company in the first quarter were affected due to the pandemic. The Company provided support to its employees and their families to undergo vaccination.

i. Board Evaluation

Pursuant to the provisions of the Act and the Listing Regulations, a structured questionnaire was prepared after taking into consideration the various aspects of the Board's functioning, composition of the Board and its Committees, culture, execution and performance of specific duties, obligations and governance.

The performance evaluation of the Directors was completed during the year under review. The performance evaluation of the Chairman and the Non-Independent Directors was carried out by the Independent Directors and Non-Executive Director. The Board of Directors expressed their satisfaction with the evaluation process.

j. Cautionary Statement

Statements in this Directors' Report and Management Discussion and Analysis describing the Company's objectives, projections, estimates, expectations or predictions may be "forward-looking statements" within the meaning of applicable securities laws and regulations. Actual results could differ materially from those expressed or implied. Important factors that could make difference to the Company's operations include Company's principal markets, changes in Government regulations, Tax regimes, economic developments within India and other ancillary factors.

k. Ratio Of Remuneration Of Each Director To The Median Remuneration Of The Employees Of The Company For The Financial Year

The information required pursuant to Section 197 read with Rule 5(1)(i) of the Companies (Appointment and Remuneration) Rules, 2014 in respect of ratio of remuneration of each director to the median remuneration of the employees of the Company for the Financial Year, will be made available for inspection at its registered office of the Company during the working hours for a period of twenty one days before the date of annual general meeting of the company pursuant to Section 136 of the Companies Act, 2013 and members, if any interested in obtaining the details thereof, shall make specific request to the Company Secretary and Compliance officer of the Company in this regard.

l. Human Resources & Industrial Relations

The Company takes pride in the commitment, competence and dedication of its employees in all areas of the business. The Company has a structured induction process at all management development programs to upgrade skills of employees. Objective appraisal systems based on key result areas (KRAs) are in place for senior management staff. Thakkers believes in the potential of people to go beyond and be the game-changing force for business transformation and success. This potential is harnessed by fostering an open and inclusive work culture that enables breakthrough performance and comprehensive development of employees through the three pillars of Leading Self, Leading Teams and Leading Business.

m. Environment and Safety

The Company is conscious of the importance of environmentally clean and safe operations. The Company's policy requires conduct of operations in such a manner so as to ensure safety of all concerned, compliances of environmental regulations and preservation of natural resources.

n. Sexual Harassment

As required by the Sexual Harassment of Women at Workplace (Prevention, Prohibition & Redressal) Act, 2013, the Company has formulated and implemented a policy on prevention of sexual harassment at the workplace with a mechanism of lodging complaints. Besides, redressal is placed on the intranet for the benefit of employees. During the year under review, no complaints were reported to the Board.

o. Investor Relations

Your Company always endeavors to keep the time of response to shareholders request/grievance at the minimum. Priority is accorded to address all the issues raised by the shareholders and provide them a satisfactory reply at the earliest possible time.

6. ACKNOWLEDGEMENTS AND APPRECIATIONS:

Your Directors wish to place on record their appreciation, for the contribution made by the employees at all levels but for whose hard work, and support, your Company's achievements would not have been possible. Your Directors wish to thank its customers, dealers, agents, suppliers, investors and bankers for their continued support and faith reposed in the Company.

The Directors are also happy to place on record their thanks to various departments of Government of Maharashtra and Municipal Authorities like Nashik Municipal Corporation, Maharashtra State Electricity Distribution Co. Ltd., Maharashtra State Road Transport Corporation for their valuable co-operation.

For and on behalf of the Board of Directors

**Sd/-
Jitendra Manohardas Thakker
Chairman**

Place : Nashik
Date: 12/08/2022

ANNEXTURE-I

**DISCLOSURE PURSUANT TO SECTION 134(3)(m) OF THE COMPANIES ACT, 2013
READ WITH RULE 8 OF THE COMPANIES (ACCOUNTS) RULES, 2014**

(A) Conservation of energy:

Steps taken or impact on conservation of energy	The Company has not spent any substantial amount on Conservation of Energy to be disclosed here.
Steps taken by the company for utilizing alternate sources of energy	
Capital investment on energy conservation equipment's	

(B) Technology absorption:

Efforts made towards technology absorption	Considering the nature of activities of the Company, there is no requirement with regard to technology absorption.
Benefits derived like product improvement, cost reduction, product development or import substitution	
In case of imported technology (imported during the last three years reckoned from the beginning of the financial year):	
• Details of technology imported	Nil OR mention details of technology imported, if any during last 3 years
• Year of import	Not Applicable OR if any technology is imported during last 3 years, mention the year of import
• Whether the technology has been fully absorbed	Not Applicable OR if any technology is imported during last 3 years, mention Yes or No based on input from client
• If not fully absorbed, areas where absorption has not taken place, and the reasons thereof	Not Applicable OR if any technology is imported during last 3 years and answer to above question is No, then mention details based on input from client
Expenditure incurred on Research and Development	Nil OR mention amount after taking from client

(C) Foreign exchange earnings and Outgo:

	April 01, 2021 to March 31, 2022 [Current F.Y.]	April 01, 2020 to March 31, 2021 [Previous F.Y.]
	Amount in Rs.	Amount in Rs.
Actual Foreign Exchange earnings	Nil	Nil
Actual Foreign Exchange outgo	Nil	Nil

For and on behalf of the Board of Directors

**Sd/-
Jitendra Manohardas Thakker
Chairman**

**Place : Nashik
Date: 12/08/2022**

DISCLOSURE IN DIRECTORS REPORT PURSUANT TO SECTION 197(12) OF THE COMPANIES ACT, 2013 READ WITH COMPANIES (APPOINTMENT AND REMUNERATION OF MANAGERIAL PERSONNEL) RULES, 2014

Sr. No.	Requirements	Disclosure	
		Name of the Director	Ratio
1	The ratio of the remuneration of each director to the Median Remuneration of the employees of the company for the financial year.	Mr. Thakker Jitendra M.	09.19%
		Mr. Thakker Rajendra M.	12.64%
		Mr. Thakker Narendra M.	07.28%
		Mrs. Thakker Hetal N.	00.00%
		1. The median remuneration of employees of the Company was Rs. 1,30,556/- 2. For this purpose, Sitting Fees paid to the Directors have not been considered as remuneration. 3. Figures have been rounded off wherever necessary.	
2	The percentage increase in remuneration of each Director, Chief Financial Officer and Company Secretary in the financial year.	Mr. Thakker Rajendra M. (MD)	NIL
		Mrs. Thakker Hetal N. – Director	NIL
		Mr. Bhanu Lalit A.-CS	29%
		Mr. Thakker Abhishek N.-CFO	NIL
3	The percentage increase in the median remuneration of employees in the financial year:	During FY 2022, the percentage increase in the median remuneration of employees as compared to previous year was approximately same.	
4	The number of permanent employees on the rolls of company.	There were 92 employees as on March 31, 2022.	
5	Average percentage increase already made in the salaries of employees other than the managerial personnel in the last financial year and its comparison with the percentage increase in the managerial remuneration and justification thereof and point out if there are any exceptional circumstances for increase in the managerial remuneration.	Increase in remuneration/salary is based on Remuneration Policy of the Company	
6	The key parameters for any variable component of remuneration availed by the directors.	Nil	
7	Affirmation that the remuneration is as per the remuneration policy of the Company.	Yes, it is confirmed.	

Note: The employees as on 31st March 2022 considered for calculating the mediation remuneration.

**DISCLOSURE UNDER RULE 5(2) OF THE COMPANIES (APPOINTMENT AND REMUNERATION OF
MANAGERIAL PERSONNEL) RULES, 2014
TOP 10 EMPLOYEES IN TERMS OF REMUNERATION DRAWN DURING FY 2021-22**

Sr. No.	Employee Name	Designation	Remuneration received	Qualification	Age in yrs	Total Experience in yrs	Date of commencement	Previous Employer
1	Thakker Nitu	Marketing & Sales Head	12,02,500/-	B.Com	42	16	01.07.2020	-
2	Thakker Nishant	COO	9,00,000/-	B.E.	42	18	01.11.2005	
3	Wadekar Yogeshwar	Engineer	6,74,072/-	Diploma in Civil Engineering	47	25	01.08.2017	Deccon Infrastructure Pvt Ltd
4	Thakker Gaurav	Marketing & Legal Head	6,00,000/-	PGDBM (UK)	42	20	01.11.2005	
5	Chandawale Dhananjay Madan	Legal Draft Officer	5,93,754/-	B.Com	53	27	24.10.1995	
6	Mohite Dhananjay Vijay	Licensing Dept Head	5.70.046/-	BA	48	29	01.04.1996	
7	Ghodke Sunil	Project Engineer Head	5,38,319/-	Diploma in Civil Engineering	51	25	15.12.2006	
8	Sangale Kishor Rajaram	Legal Officer	5,08,756/-	LLB, MBA	35	10	01.05.2013	
9	Ahire Umesh	Surveyor Head	4,98,019/-	ITI Surveyor	38	16	01.04.2009	
10	Sheth Chintan	Purchase Manager	4,94,911/-	Interior Design Diploma	38	18	01.01.2016	Garnet Interior Pvt Ltd

Annexure to Directors Report

Management Discussion and Analysis report

The Financial Year 2021-22 under report has witnessed one of the toughest times for real estate development as a business as an inevitable impact of the widespread recession in the country and the world at large.

It is, however, the Management's business acumen, strength, planning and strategies that Thakkers has stood firmly unaffected amidst the adverse conditions of the prevailing market. As a result, the company has achieved Total Revenue to the tune of Rs. 5,572.48 Lakhs during the Financial Year under report. With the help of the above – quoted positive qualities of the Management, the company is determined to change the business picture for the better in the next year.

According to last year, the company has decided not to declare any dividend this year also. This decision is expected to enable the company to strengthen its resources and help itself in its performance to a great extent.

Human Resources

We have built up a cordial relation with the Company's employees by bringing into practice a human resources philosophy which aims at providing the best to employees so that they, in turn, would give their best in their work. The procedures that we are following in this respect are found to be working effectively in various disciplines. This has resulted in reduced cost and timely deliveries to the full satisfaction of our customers. Several interactions are regularly arranged in order to augment the efficiency and responses of the employees to performance expectations of the management.

Internal Controls

The company has continued with the internal control system for purchase, marketing and finance, as developed by itself, which is found to be effectively useful. These three aspects are upgraded as and when necessary so that transactions are correctly authorized and recorded. The system also ensures that the financial statements are realistic and helps the management to review the actual performance. These statements are extremely important because on their basis only, decisions are taken by the company from time to time. The accounting method which we are following conforms to the percentage of completion. Accurate reflection of performance is the benefit that we get from this method.

ISO Certification

The Quality Management System of the company has been duly registered by the International Standards Certifications Pty. Ltd., Sydney, Australia as complying with the requirements of the International Standard 9001-2015.

Dematerialization of Company's Equity Shares

The Company has been working as per the Permission for Dematerialization of Company's Equity Shares as granted by the Central Depository Services Limited (CDSL) on 29/03/2005, and National Securities Depository Limited (NSDL) on 18/01/2006. The ISIN No. allotted to the company is INE403F01017.

For and on behalf of the Board of Directors

PLACE :Nashik.
DATE :12/08/2022.

JITENDRA M. THAKKER
CHAIRMAN
DIN 00082860

Annexure to Directors Report

Annual Report on corporate Social Responsibility (CSR) Activities -

Thakkers Developers Limited Corporate Social Responsibility (CSR) initiatives creates sustainable value for communities by improving their health, education, and employability. The policy encompasses our philosophy towards CSR and lays down the guidelines and mechanism for undertaking socially useful programs for welfare and sustainable development of the community at large.

Thakkers Developers Limited proposes to continue investing in some of its existing CSR initiatives and plans to initiate new programs as deemed necessary. Such programs, both existing and the new ones, could be scaled up in future. Some of the areas we propose to invest our CSR budget includes.

1	Eradicating hunger, poverty and malnutrition
2	Promoting education
3	Promoting gender equality.
4	CSR initiatives related to the environment
5	Protection of national heritage, art and culture
6	Measures can be taken towards the benefit and support of armed forces veterans, war widows and families
7	Contributions to the Prime Minister's National Relief Fund or any other fund set up by the central government, for welfare, development and relief of the schedule caste, tribes, other backward classes, women and minorities.
8	Contributions or funds provided to the development of technology located within the central government approved academic institutions.
9	Contributions can be made towards rural development projects and slum area development

Thakkers Developers Limited is committed to undertake implementation of the proposed CSR programs in order to bring meaningful and sustainable change to the local communities in which it operates. We will leave no stone unturned in ensuring that it contributes to the society, which is an integral stakeholder for us.

For and on behalf of the Board of Directors

PLACE :Nashik.
DATE :12/08/2022.

JITENDRA M. THAKKER
CHAIRMAN
DIN 00082860

Secretarial Audit Report issued by CS Ashok Surana, Practicing C S

To
The Members
Thakkers Developers Limited
Mumbai-400001

Our report of even date is to be read along with this letter.

1. Maintenance of Secretarial record is the responsibility of the management of the Company. Our responsibility is to express an opinion on these secretarial records based on our audit.
2. We have followed the audit practice and processes as were appropriate to obtain reasonable assurance about the correctness of the contents of secretarial records. The verification was done on test basis to ensure that correct facts are reflected in secretarial records. We believe that the processes and practices, we followed provide a reasonable basis for our opinion.
3. We have not verified the correctness and appropriateness of financial records and Books of Accounts of the Company.
4. Where ever required, we have obtained the Management representation about the compliance of laws, rules and regulations and happening of events etc.
5. The compliance of the provisions of corporate and other applicable laws, rules, regulations, standards is the responsibility of management. Our examination was limited to the verification of procedures on test basis.
6. The Secretarial Audit Report is neither an assurance as to the future viability of the Company nor of the efficacy or effectiveness with which the management has conducted the affairs of the Company.

Place: Nasik

Date : 08/08/2022

Signature

ASHOK SURANA
Practicing Company Secretary
FCS No.3559
C P No.:6233

Form No.MR-3

SECRETARIAL AUDIT REPORT

FOR THE FINANCIAL YEAR ENDED 31st March 2022

[Pursuant to section 204(1) of the Companies Act, 2013 and rule No.9 of the Companies (Appointment and Remuneration Personnel) Rules, 2014]

To,
The Members,
Thakkers Developers Limited
Mumbai-400001

I have conducted the secretarial audit of the compliance of applicable statutory provisions and the adherence to good corporate practices by Thakkers Developers Limited (hereinafter called the company). Secretarial Audit was conducted in a manner that provided me a reasonable basis for evaluating the corporate conducts/statutory compliances and expressing my opinion thereon.

Based on my verification of the Thakkers Developers Limited books, papers, minute books, forms and returns filed and other records maintained by the company and also the information provided by the Company, its officers, agents and authorized representatives during the conduct of secretarial audit, I hereby report that in my opinion, the company has, during the audit period covering the financial year ended on 31st March 2022 complied with the statutory provisions listed hereunder and also that the Company has proper Board-processes and compliance-mechanism in place to the extent, in the manner and subject to the reporting made hereinafter:

I have examined the books, papers, minute books, forms and returns filed and other records maintained by Thakkers Developers Limited for the financial year ended on 31st March 2022 according to the provisions of:

- (i) The Companies Act, 2013 (the Act) and the rules made thereunder;
- (ii) The Securities Contracts (Regulation) Act, 1956 ('SCRA') and the rules made thereunder;
- (iii) The Depositories Act, 1996 and the Regulations and Bye-laws framed thereunder;
- (iv) Foreign Exchange Management Act, 1999 and the rules and regulations made there under to the extent of Foreign Direct Investment, Overseas Direct Investment and External Commercial Borrowings ;(**Not applicable to the Company during Audit period**)
- (v) The following Regulations and Guidelines prescribed under the Securities and Exchange Board of India Act, 1992 ('SEBI Act'):-
 - a) The Securities and Exchange Board of India (Substantial Acquisition of Shares and Takeovers) Regulations, 2011;
 - b) The Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 1992;
 - c) The Securities and Exchange Board of India (Issue of Capital and Disclosure Requirements) Regulations, 2009; (Not applicable to the Company during audit period)
 - d) The Securities and Exchange Board of India (Employee Stock Option Scheme and Employee Stock Purchase Scheme) Guidelines, 1999; (Not applicable to the Company during audit period)
 - e) The Securities and Exchange Board of India (Issue and Listing of Debt Securities) Regulations, 2008; (Not applicable to the Company during audit period)
 - f) The Securities and Exchange Board of India (Registrars to an Issue and Share Transfer Agents) Regulations, 1993 regarding the Companies Act and dealing with client;
 - g) The Securities and Exchange Board of India (Delisting of Equity Shares) Regulations, 2009; (Not applicable to the Company during audit period)
 - h) The Securities and Exchange Board of India (Buyback of Securities) Regulations, 1998; (Not applicable to the Company during audit period)

(vi) I further report that, having regard to the compliance system prevailing in the Company and on examination of the relevant documents and records in pursuance thereof, the Company has complied with the following laws applicable specifically to the Company:

- a) Maharashtra Ownership Flats Act 1963
- b) Maharashtra Apartments Ownership Act 1970

I have also examined compliance with the applicable clauses of the following:

- (i) Secretarial Standards issued by The Institute of Company Secretaries of India.
- (ii) The Listing Agreements entered into by the Company with BSE read with the Securities and Exchange Board of India (Listing Obligations and Disclosure requirements) Regulations, 2015.

During the period under review the Company has complied with the provisions of the Act, Rules, Regulations, Guidelines, Standards, etc. mentioned above subject to following observations: NIL

I further report that

The Board of Directors of the Company is duly constituted with proper balance of Executive Directors, Non-Executive Directors and Independent Directors.

Adequate notice is given to all directors to schedule the Board Meetings, agenda and detailed notes on agenda were sent at least seven days in advance, and a system exists for seeking and obtaining further information and clarifications on the agenda items before the meeting and for meaningful participation at the meeting.

All decisions at Board Meetings and Committee Meetings were carried out unanimously as recorded in the minutes of the meetings of the Board of Directors or Committees of the Board, as the case may be.

I further report that there are adequate systems and processes in the company commensurate with the size and operations of the company to monitor and ensure compliance with applicable laws, rules, regulations and guidelines.

Place : Nasik

Date :08/08/2022

Signature

ASHOK SURANA
Practicing Company Secretary
FCS No.3559
C P No.:6233
UDIN--F003559D000758775

Secretarial Audit Report issued by CS Ashok Surana, Practicing C S

To
The Members
MOTEL KUTIR NIRMAN PRIVATE LIMITED
Mumbai

Our report of even date is to be read along with this letter.

1. Maintenance of Secretarial record is the responsibility of the management of the Company. Our responsibility is to express an opinion on these secretarial records based on our audit.
2. We have followed the audit practice and processes as were appropriate to obtain reasonable assurance about the correctness of the contents of secretarial records. The verification was done on test basis to ensure that correct facts are reflected in secretarial records. We believe that the processes and practices, we followed provide a reasonable basis for our opinion.
3. We have not verified the correctness and appropriateness of financial records and Books of Accounts of the Company.
4. Where ever required, we have obtained the Management representation about the compliance of laws, rules and regulations and happening of events etc.
5. The compliance of the provisions of corporate and other applicable laws, rules, regulations, standards is the responsibility of management. Our examination was limited to the verification of procedures on test basis.
6. The Secretarial Audit Report is neither an assurance as to the future viability of the Company nor of the efficacy or effectiveness with which the management has conducted the affairs of the Company.

Place : Nashik
Date :12/08/2022

Signature
ASHOK SURANA
Practicing Company Secretary
FCS No.3559
C P No.:6233

Form No.MR-3

SECRETARIAL AUDIT REPORTFOR THE FINANCIAL YEAR ENDED 31st MARCH 2022

[Pursuant to section 204(1) of the Companies Act, 2013 and rule No.9 of the Companies (Appointment and Remuneration Personnel) Rules, 2014]

To,
The Members,
MOTEL KUTIR NIRMAN PRIVATE LIMITED
Mumbai

I have conducted the secretarial audit of the compliance of applicable statutory provisions and the adherence to good corporate practices by **MOTEL KUTIR NIRMAN PRIVATE LIMITED** (hereinafter called the company). Secretarial Audit was conducted in a manner that provided me a reasonable basis for evaluating the corporate conducts/statutory compliances and expressing my opinion thereon.

Based on my verification of the MOTEL KUTIR NIRMAN PRIVATE LIMITED books, papers, minute books, forms and returns filed and other records maintained by the company and also the information provided by the Company, its officers, agents and authorized representatives during the conduct of secretarial audit, I hereby report that in my opinion, the company has, during the audit period covering the financial year ended on 31st March 2022 complied with the statutory provisions listed hereunder and also that the Company has proper Board-processes and compliance-mechanism in place to the extent, in the manner and subject to the reporting made hereinafter:

I have examined the books, papers, minute books, forms and returns filed and other records maintained by MOTEL KUTIR NIRMAN PRIVATE LIMITED for the financial year ended on 31st March 2022 according to the provisions of:

- (i) The Companies Act, 2013 (the Act) and the rules made thereunder;
- (ii) The Securities Contracts (Regulation) Act, 1956 ('SCRA') and the rules made thereunder; **(Not applicable)**
- (iii) The Depositories Act, 1996 and the Regulations and Bye-laws framed thereunder; **(Not Complied- Company has not Dematerialized its Shares)**
- (iv) Foreign Exchange Management Act, 1999 and the rules and regulations made thereunder to the extent of Foreign Direct Investment, Overseas Direct Investment and External Commercial Borrowings; **(Not applicable)**
- (v) The following Regulations and Guidelines prescribed under the Securities and Exchange Board of India Act, 1992 ('SEBI Act'):-
 - i) The Securities and Exchange Board of India (Substantial Acquisition of Shares and Takeovers) Regulations, 2011; **(Not applicable)**
 - j) The Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 1992; **(Not applicable)**
 - k) The Securities and Exchange Board of India (Issue of Capital and Disclosure Requirements) Regulations, 2009; **(Not applicable)**
 - l) The Securities and Exchange Board of India (Employee Stock Option Scheme and Employee Stock Purchase Scheme) Guidelines, 1999; **(Not applicable)**
 - m) The Securities and Exchange Board of India (Issue and Listing of Debt Securities) Regulations, 2008; **(Not applicable)**
 - n) The Securities and Exchange Board of India (Registrars to an Issue and Share Transfer Agents) Regulations, 1993 regarding the Companies Act and dealing with client; **(Not applicable)**

- o) The Securities and Exchange Board of India (Delisting of Equity Shares) Regulations, 2009; **(Not applicable)**
- p) The Securities and Exchange Board of India (Buyback of Securities) Regulations, 1998; **(Not applicable)**

(vi) I further report that, having regard to the compliance system prevailing in the Company and on examination of the relevant documents and records in pursuance thereof, the Company has complied with the following laws applicable specifically to the Company:

- a) Maharashtra Ownership Flats Act 1963
- b) Maharashtra Apartments Ownership Act 1970
- c) Land Acquisition Act
- d) Indian Stamp Act
- e) Transfer of Property Act

I have also examined compliance with the applicable clauses of the following:

- (i) Secretarial Standards issued by The Institute of Company Secretaries of India.
- (ii) The Listing Agreements entered into by the Company with BSE read with the Securities and Exchange Board of India (Listing Obligations and Disclosure requirements) Regulations, 2015. **(NOT APPLICABLE)**

During the period under review the Company has complied with the provisions of the Act, Rules, Regulations, Guidelines, Standards, etc. mentioned above.

I further report that

The Board of Directors of the Company is duly constituted.

Adequate notice is given to all directors to schedule the Board Meetings, agenda and detailed notes on agenda were sent at least seven days in advance, and a system exists for seeking and obtaining further information and clarifications on the agenda items before the meeting and for meaningful participation at the meeting.

All decisions at Board Meetings were carried out unanimously as recorded in the minutes of the meetings of the Board of Directors.

I further report that there are adequate systems and processes in the company commensurate with the size and operations of the company to monitor and ensure compliance with applicable laws, rules, regulations and guidelines.

Place : Nashik
Date :12/08/2022

Signature
ASHOK SURANA
Practicing Company Secretary
FCS No.3559
C P No.:6233
UDIN--F003559D000788343

Secretarial Audit Report issued by CS Ashok Surana, Practicing C S

To
The Members
PRATAP MARKETING PRIVATE LIMITED
Mumbai

Our report of even date is to be read along with this letter.

1. Maintenance of Secretarial record is the responsibility of the management of the Company. Our responsibility is to express an opinion on these secretarial records based on our audit.
2. We have followed the audit practice and processes as were appropriate to obtain reasonable assurance about the correctness of the contents of secretarial records. The verification was done on test basis to ensure that correct facts are reflected in secretarial records. We believe that the processes and practices, we followed provide a reasonable basis for our opinion.
3. We have not verified the correctness and appropriateness of financial records and Books of Accounts of the Company.
4. Where ever required, we have obtained the Management representation about the compliance of laws, rules and regulations and happening of events etc.
5. The compliance of the provisions of corporate and other applicable laws, rules, regulations, standards is the responsibility of management. Our examination was limited to the verification of procedures on test basis.
6. The Secretarial Audit Report is neither an assurance as to the future viability of the Company nor of the efficacy or effectiveness with which the management has conducted the affairs of the Company.

Place : Nashik
Date : 12/08/2022

Signature
ASHOK SURANA
Practicing Company Secretary
FCS No.3559
C P No.:6233

Form No.MR-3

SECRETARIAL AUDIT REPORT
FOR THE FINANCIAL YEAR ENDED 31st MARCH 2022
[Pursuant to section 204(1) of the Companies Act, 2013 and rule No.9 of the Companies
(Appointment and Remuneration Personnel) Rules, 2014]

To,
The Members,
PRATAP MARKETING PRIVATE LIMITED
Mumbai

I have conducted the secretarial audit of the compliance of applicable statutory provisions and the adherence to good corporate practices by **PRATAP MARKETING PRIVATE LIMITED** (hereinafter called the company). Secretarial Audit was conducted in a manner that provided me a reasonable basis for evaluating the corporate conducts/statutory compliances and expressing my opinion thereon.

Based on my verification of the PRATAP MARKETING PRIVATE LIMITED books, papers, minute books, forms and returns filed and other records maintained by the company and also the information provided by the Company, its officers, agents and authorized representatives during the conduct of secretarial audit, I hereby report that in my opinion, the company has, during the audit period covering the financial year ended on 31st March 2022 complied with the statutory provisions listed hereunder and also that the Company has proper Board-processes and compliance-mechanism in place to the extent, in the manner and subject to the reporting made hereinafter:

I have examined the books, papers, minute books, forms and returns filed and other records maintained by PRATAP MARKETING PRIVATE LIMITED for the financial year ended on 31st March 2022 according to the provisions of:

- (i) The Companies Act, 2013 (the Act) and the rules made thereunder;
- (ii) The Securities Contracts (Regulation) Act, 1956 ('SCRA') and the rules made thereunder; **(Not applicable)**
- (iii) The Depositories Act, 1996 and the Regulations and Bye-laws framed thereunder; **(Not Complied- Company has not Dematerialised its Shares)**
- (iv) Foreign Exchange Management Act, 1999 and the rules and regulations made thereunder to the extent of Foreign Direct Investment, Overseas Direct Investment and External Commercial Borrowings; **(Not applicable)**
- (v) The following Regulations and Guidelines prescribed under the Securities and Exchange Board of India Act, 1992 ('SEBI Act'):-
 - a) The Securities and Exchange Board of India (Substantial Acquisition of Shares and Takeovers) Regulations, 2011; **(Not applicable)**
 - b) The Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 1992; **(Not applicable)**
 - c) The Securities and Exchange Board of India (Issue of Capital and Disclosure Requirements) Regulations, 2009; **(Not applicable)**
 - d) The Securities and Exchange Board of India (Employee Stock Option Scheme and Employee Stock Purchase Scheme) Guidelines, 1999; **(Not applicable)**
 - e) The Securities and Exchange Board of India (Issue and Listing of Debt Securities) Regulations, 2008; **(Not applicable)**
 - f) The Securities and Exchange Board of India (Registrars to an Issue and Share Transfer Agents) Regulations, 1993 regarding the Companies Act and dealing with client ;**(Not applicable)**

- g) The Securities and Exchange Board of India (Delisting of Equity Shares) Regulations, 2009; **(Not applicable)**
- h) The Securities and Exchange Board of India (Buyback of Securities) Regulations, 1998; **(Not applicable)**
- (vi) I further report that, having regard to the compliance system prevailing in the Company and on examination of the relevant documents and records in pursuance thereof, the Company has complied with the following laws applicable specifically to the Company:
 - a) Maharashtra Ownership Flats Act 1963
 - b) Maharashtra Apartments Ownership Act 1970
 - c) Land Acquisition Act
 - d) Indian Stamp Act
 - e) Transfer of Property Act

I have also examined compliance with the applicable clauses of the following:

- (i) Secretarial Standards issued by The Institute of Company Secretaries of India.
- (ii) The Listing Agreements entered into by the Company with BSE read with the Securities and Exchange Board of India (Listing Obligations and Disclosure requirements) Regulations, 2015. **(NOT APPLICABLE)**

During the period under review the Company has complied with the provisions of the Act, Rules, Regulations, Guidelines, Standards, etc. mentioned above.

I further report that

The Board of Directors of the Company is duly constituted.

Adequate notice is given to all directors to schedule the Board Meetings, agenda and detailed notes on agenda were sent at least seven days in advance, and a system exists for seeking and obtaining further information and clarifications on the agenda items before the meeting and for meaningful participation at the meeting.

All decisions at Board Meetings were carried out unanimously as recorded in the minutes of the meetings of the Board of Directors.

I further report that there are adequate systems and processes in the company commensurate with the size and operations of the company to monitor and ensure compliance with applicable laws, rules, regulations and guidelines.

Place : Nashik
Date : 12/08/2022

Signature
ASHOK SURANA
Practicing Company Secretary
FCS No. 3559
C P No.: 6233
UDIN-F003559D000788365

Secretarial Audit Report issued by CS Ashok Surana, Practicing C S

To
The Members
JAMUNA HORTICULTURE PRIVATE LIMITED
Mumbai

Our report of even date is to be read along with this letter.

1. Maintenance of Secretarial record is the responsibility of the management of the Company. Our responsibility is to express an opinion on these secretarial records based on our audit.
2. We have followed the audit practice and processes as were appropriate to obtain reasonable assurance about the correctness of the contents of secretarial records. The verification was done on test basis to ensure that correct facts are reflected in secretarial records. We believe that the processes and practices, we followed provide a reasonable basis for our opinion.
3. We have not verified the correctness and appropriateness of financial records and Books of Accounts of the Company.
4. Where ever required, we have obtained the Management representation about the compliance of laws, rules and regulations and happening of events etc.
5. The compliance of the provisions of corporate and other applicable laws, rules, regulations, standards is the responsibility of management. Our examination was limited to the verification of procedures on test basis.
6. The Secretarial Audit Report is neither an assurance as to the future viability of the Company nor of the efficacy or effectiveness with which the management has conducted the affairs of the Company.

Place : Nashik
Date :12/08/2022

Signature
ASHOK SURANA
Practicing Company Secretary
FCS No.3559
C P No.:6233

Form No.MR-3

SECRETARIAL AUDIT REPORT
FOR THE FINANCIAL YEAR ENDED 31st MARCH 2022
[Pursuant to section 204(1) of the Companies Act, 2013 and rule No.9 of the Companies
(Appointment and Remuneration Personnel) Rules, 2014]

To,
The Members,
JAMUNA HORTICULTURE PRIVATE LIMITED
Mumbai

I have conducted the secretarial audit of the compliance of applicable statutory provisions and the adherence to good corporate practices by **JAMUNA HORTICULTURE PRIVATE LIMITED** (hereinafter called the company). Secretarial Audit was conducted in a manner that provided me a reasonable basis for evaluating the corporate conducts/statutory compliances and expressing my opinion thereon.

Based on my verification of the JAMUNA HORTICULTURE PRIVATE LIMITED books, papers, minute books, forms and returns filed and other records maintained by the company and also the information provided by the Company, its officers, agents and authorized representatives during the conduct of secretarial audit, I hereby report that in my opinion, the company has, during the audit period covering the financial year ended on 31st March 2022 complied with the statutory provisions listed hereunder and also that the Company has proper Board-processes and compliance-mechanism in place to the extent, in the manner and subject to the reporting made hereinafter:

I have examined the books, papers, minute books, forms and returns filed and other records maintained by JAMUNA HORTICULTURE PRIVATE LIMITED for the financial year ended on 31st March 2022 according to the provisions of:

- (i) The Companies Act, 2013 (the Act) and the rules made thereunder;
- (ii) The Securities Contracts (Regulation) Act, 1956 ('SCRA') and the rules made thereunder; **(Not applicable)**
- (iii) The Depositories Act, 1996 and the Regulations and Bye-laws framed thereunder; **(Not Complied- Company has not Dematerialised its Shares)**
- (iv) Foreign Exchange Management Act, 1999 and the rules and regulations made thereunder to the extent of Foreign Direct Investment, Overseas Direct Investment and External Commercial Borrowings ;**(Not applicable)**
- (v) The following Regulations and Guidelines prescribed under the Securities and Exchange Board of India Act, 1992 ('SEBI Act'):-
 - i) The Securities and Exchange Board of India (Substantial Acquisition of Shares and Takeovers) Regulations, 2011; **(Not applicable)**
 - j) The Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 1992; **(Not applicable)**
 - k) The Securities and Exchange Board of India (Issue of Capital and Disclosure Requirements) Regulations, 2009; **(Not applicable)**
 - l) The Securities and Exchange Board of India (Employee Stock Option Scheme and Employee Stock Purchase Scheme) Guidelines, 1999; **(Not applicable)**
 - m) The Securities and Exchange Board of India (Issue and Listing of Debt Securities) Regulations, 2008; **(Not applicable)**
 - n) The Securities and Exchange Board of India (Registrars to an Issue and Share Transfer Agents) Regulations, 1993 regarding the Companies Act and dealing with client; **(Not applicable)**

- o) The Securities and Exchange Board of India (Delisting of Equity Shares) Regulations, 2009; **(Not applicable)**
 - p) The Securities and Exchange Board of India (Buyback of Securities) Regulations, 1998; **(Not applicable)**
- (vi) I further report that, having regard to the compliance system prevailing in the Company and on examination of the relevant documents and records in pursuance thereof, the Company has complied with the following laws applicable specifically to the Company:
- a) Maharashtra Ownership Flats Act 1963
 - b) Maharashtra Apartments Ownership Act 1970
 - c) Land Acquisition Act
 - d) Indian Stamp Act
 - e) Transfer of Property Act

I have also examined compliance with the applicable clauses of the following:

- (i) Secretarial Standards issued by The Institute of Company Secretaries of India.
- (ii) The Listing Agreements entered into by the Company with BSE read with the Securities and Exchange Board of India (Listing Obligations and Disclosure requirements) Regulations, 2015. **(NOT APPLICABLE)**

During the period under review the Company has complied with the provisions of the Act, Rules, Regulations, Guidelines, Standards, etc. mentioned above.

I further report that

The Board of Directors of the Company is duly constituted.

Adequate notice is given to all directors to schedule the Board Meetings, agenda and detailed notes on agenda were sent at least seven days in advance, and a system exists for seeking and obtaining further information and clarifications on the agenda items before the meeting and for meaningful participation at the meeting.

All decisions at Board Meetings were carried out unanimously as recorded in the minutes of the meetings of the Board of Directors.

I further report that there are adequate systems and processes in the company commensurate with the size and operations of the company to monitor and ensure compliance with applicable laws, rules, regulations and guidelines.

Place : Nashik
Date :12/08/2022

Signature
ASHOK SURANA
Practicing Company Secretary
FCS No.3559
C P No.:6233
UDIN--F003559D000788321

Secretarial Audit Report issued by CS Ashok Surana, Practicing C S

To
The Members
HARSHAWARDHAN DEVELOPERS PRIVATE LIMITED
Nashik

Our report of even date is to be read along with this letter.

1. Maintenance of Secretarial record is the responsibility of the management of the Company. Our responsibility is to express an opinion on these secretarial records based on our audit.
2. We have followed the audit practice and processes as were appropriate to obtain reasonable assurance about the correctness of the contents of secretarial records. The verification was done on test basis to ensure that correct facts are reflected in secretarial records. We believe that the processes and practices, we followed provide a reasonable basis for our opinion.
3. We have not verified the correctness and appropriateness of financial records and Books of Accounts of the Company.
4. Where ever required, we have obtained the Management representation about the compliance of laws, rules and regulations and happening of events etc.
5. The compliance of the provisions of corporate and other applicable laws, rules, regulations, standards is the responsibility of management. Our examination was limited to the verification of procedures on test basis.
6. The Secretarial Audit Report is neither an assurance as to the future viability of the Company nor of the efficacy or effectiveness with which the management has conducted the affairs of the Company.

Place : Nashik
Date :12/08/2022

Signature
ASHOK SURANA
Practicing Company Secretary
FCS No.3559
C P No.:6233

Form No.MR-3

SECRETARIAL AUDIT REPORT
FOR THE FINANCIAL YEAR ENDED 31st MARCH 2022
[Pursuant to section 204(1) of the Companies Act, 2013 and rule No.9 of the Companies
(Appointment and Remuneration Personnel) Rules, 2014]

To,
The Members,
HARSHAWARDHAN DEVELOPERS PRIVATE LIMITED
Nashik

I have conducted the secretarial audit of the compliance of applicable statutory provisions and the adherence to good corporate practices by **HARSHAWARDHAN DEVELOPERS PRIVATE LIMITED** (hereinafter called the company). Secretarial Audit was conducted in a manner that provided me a reasonable basis for evaluating the corporate conducts/statutory compliances and expressing my opinion thereon.

Based on my verification of the HARSHAWARDHAN DEVELOPERS PRIVATE LIMITED books, papers, minute books, forms and returns filed and other records maintained by the company and also the information provided by the Company, its officers, agents and authorized representatives during the conduct of secretarial audit, I hereby report that in my opinion, the company has, during the audit period covering the financial year ended on 31st March 2022 complied with the statutory provisions listed hereunder and also that the Company has proper Board-processes and compliance-mechanism in place to the extent, in the manner and subject to the reporting made hereinafter:

I have examined the books, papers, minute books, forms and returns filed and other records maintained by HARSHAWARDHAN DEVELOPERS PRIVATE LIMITED for the financial year ended on 31st March 2022 according to the provisions of:

- (i) The Companies Act, 2013 (the Act) and the rules made thereunder;
- (ii) The Securities Contracts (Regulation) Act, 1956 ('SCRA') and the rules made thereunder; **(Not applicable)**
- (iii) The Depositories Act, 1996 and the Regulations and Bye-laws framed thereunder; **(Not Complied- Company has not Dematerialised its Shares)**
- (iv) Foreign Exchange Management Act, 1999 and the rules and regulations made thereunder to the extent of Foreign Direct Investment, Overseas Direct Investment and External Commercial Borrowings; **(Not applicable)**
- (v) The following Regulations and Guidelines prescribed under the Securities and Exchange Board of India Act, 1992 ('SEBI Act'):-
 - a) The Securities and Exchange Board of India (Substantial Acquisition of Shares and Takeovers) Regulations, 2011; **;(Not applicable)**
 - b) The Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 1992; **(Not applicable)**
 - c) The Securities and Exchange Board of India (Issue of Capital and Disclosure Requirements) Regulations, 2009; **(Not applicable)**
 - d) The Securities and Exchange Board of India (Employee Stock Option Scheme and Employee Stock Purchase Scheme) Guidelines, 1999; **(Not applicable)**
 - e) The Securities and Exchange Board of India (Issue and Listing of Debt Securities) Regulations, 2008; **(Not applicable)**
 - f) The Securities and Exchange Board of India (Registrars to an Issue and Share Transfer Agents) Regulations, 1993 regarding the Companies Act and dealing with client; **(Not applicable)**

- g) The Securities and Exchange Board of India (Delisting of Equity Shares) Regulations, 2009; **(Not applicable)**
- h) The Securities and Exchange Board of India (Buyback of Securities) Regulations, 1998; **(Not applicable)**

(vi) I further report that, having regard to the compliance system prevailing in the Company and on examination of the relevant documents and records in pursuance thereof, the Company has complied with the following laws applicable specifically to the Company:

- a) Land Acquisition Act
- b) Indian Stamp Act
- c) Transfer of Property Act

I have also examined compliance with the applicable clauses of the following:

- (i) Secretarial Standards issued by The Institute of Company Secretaries of India.
- (ii) The Listing Agreements entered into by the Company with BSE read with the Securities and Exchange Board of India (Listing Obligations and Disclosure requirements) Regulations, 2015. **(NOT APPLICABLE)**

During the period under review the Company has complied with the provisions of the Act, Rules, Regulations, Guidelines, Standards, etc. mentioned above.

I further report that

The Board of Directors of the Company is duly constituted.

Adequate notice is given to all directors to schedule the Board Meetings, agenda and detailed notes on agenda were sent at least seven days in advance, and a system exists for seeking and obtaining further information and clarifications on the agenda items before the meeting and for meaningful participation at the meeting.

All decisions at Board Meetings were carried out unanimously as recorded in the minutes of the meetings of the Board of Directors.

I further report that there are adequate systems and processes in the company commensurate with the size and operations of the company to monitor and ensure compliance with applicable laws, rules, regulations and guidelines.

Place : Nashik
Date :12/08/2022

Signature
ASHOK SURANA
Practicing Company Secretary
FCS No.3559
C P No.:6233
UDIN-F003559D000788233

Secretarial Audit Report issued by CS Ashok Surana, Practicing C S

To
The Members
SHREE KALAVATI FARM PRIVATE LIMITED
Nasik

Our report of even date is to be read along with this letter.

1. Maintenance of Secretarial record is the responsibility of the management of the Company. Our responsibility is to express an opinion on these secretarial records based on our audit.
2. We have followed the audit practice and processes as were appropriate to obtain reasonable assurance about the correctness of the contents of secretarial records. The verification was done on test basis to ensure that correct facts are reflected in secretarial records. We believe that the processes and practices, we followed provide a reasonable basis for our opinion.
3. We have not verified the correctness and appropriateness of financial records and Books of Accounts of the Company.
4. Where ever required, we have obtained the Management representation about the compliance of laws, rules and regulations and happening of events etc.
5. The compliance of the provisions of corporate and other applicable laws, rules, regulations, standards is the responsibility of management. Our examination was limited to the verification of procedures on test basis.
6. The Secretarial Audit Report is neither an assurance as to the future viability of the Company nor of the efficacy or effectiveness with which the management has conducted the affairs of the Company.

Place : Nashik
Date :27/08/2022

Signature
ASHOK SURANA
Practicing Company Secretary
FCS No.3559
C P No.:6233

Form No.MR-3

SECRETARIAL AUDIT REPORT
FOR THE FINANCIAL YEAR ENDED 31st MARCH 2022
[Pursuant to section 204(1) of the Companies Act, 2013 and rule No.9 of the Companies
(Appointment and Remuneration Personnel) Rules, 2014]

To,
 The Members,
SHREE KALAVATI FARM PRIVATE LIMITED
 Nasik

I have conducted the secretarial audit of the compliance of applicable statutory provisions and the adherence to good corporate practices by **SHREE KALAVATI FARM PRIVATE LIMITED** (hereinafter called the company). Secretarial Audit was conducted in a manner that provided me a reasonable basis for evaluating the corporate conducts/statutory compliances and expressing my opinion thereon (The Company was converted from partnership firm on 13/05/2021).

Based on my verification of the SHREE KALAVATI FARM PRIVATE LIMITED books, papers, minute books, forms and returns filed and other records maintained by the company and also the information provided by the Company, its officers, agents and authorized representatives during the conduct of secretarial audit, I hereby report that in my opinion, the company has, during the audit period covering the financial year ended on 31st March 2022 complied with the statutory provisions listed hereunder and also that the Company has proper Board-processes and compliance-mechanism in place to the extent, in the manner and subject to the reporting made hereinafter:

I have examined the books, papers, minute books, forms and returns filed and other records maintained by SHREE KALAVATI FARM PRIVATE LIMITED for the financial year ended on 31st March 2022 according to the provisions of:

- (i) The Companies Act, 2013 (the Act) and the rules made thereunder;
- (ii) The Securities Contracts (Regulation) Act, 1956 ('SCRA') and the rules made thereunder; **(Not applicable)**
- (iii) The Depositories Act, 1996 and the Regulations and Bye-laws framed thereunder; **(Not Complied- Company has not Dematerialised its Shares)**
- (iv) Foreign Exchange Management Act, 1999 and the rules and regulations made thereunder to the extent of Foreign Direct Investment, Overseas Direct Investment and External Commercial Borrowings ;**(Not applicable)**
- (v) The following Regulations and Guidelines prescribed under the Securities and Exchange Board of India Act, 1992 ('SEBI Act'):-
 - a) The Securities and Exchange Board of India (Substantial Acquisition of Shares and Takeovers) Regulations, 2011; **(Not applicable)**
 - b) The Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 1992; **(Not applicable)**
 - c) The Securities and Exchange Board of India (Issue of Capital and Disclosure Requirements) Regulations, 2009; **(Not applicable)**
 - d) The Securities and Exchange Board of India (Employee Stock Option Scheme and Employee Stock Purchase Scheme) Guidelines, 1999; **(Not applicable)**
 - e) The Securities and Exchange Board of India (Issue and Listing of Debt Securities) Regulations, 2008; **(Not applicable)**
 - f) The Securities and Exchange Board of India (Registrars to an Issue and Share Transfer Agents) Regulations, 1993 regarding the Companies Act and dealing with client; **(Not applicable)**

- g) The Securities and Exchange Board of India (Delisting of Equity Shares) Regulations, 2009; **(Not applicable)**
- h) The Securities and Exchange Board of India (Buyback of Securities) Regulations, 1998; **(Not applicable)**

(vi) I further report that, having regard to the compliance system prevailing in the Company and on examination of the relevant documents and records in pursuance thereof, the Company has complied with the following laws applicable specifically to the Company:

- a) Maharashtra Ownership Flats Act 1963
- b) Maharashtra Apartments Ownership Act 1970
- c) Land Acquisition Act
- d) Indian Stamp Act
- e) Transfer of Property Act

I have also examined compliance with the applicable clauses of the following:

- (i) Secretarial Standards issued by The Institute of Company Secretaries of India.
- (ii) The Listing Agreements entered into by the Company with BSE read with the Securities and Exchange Board of India (Listing Obligations and Disclosure requirements) Regulations, 2015. **(NOT APPLICABLE)**

During the period under review the Company has complied with the provisions of the Act, Rules, Regulations, Guidelines, Standards, etc. mentioned above.

I further report that

The Board of Directors of the Company is duly constituted.

Adequate notice is given to all directors to schedule the Board Meetings, agenda and detailed notes on agenda were sent at least seven days in advance, and a system exists for seeking and obtaining further information and clarifications on the agenda items before the meeting and for meaningful participation at the meeting.

All decisions at Board Meetings were carried out unanimously as recorded in the minutes of the meetings of the Board of Directors.

I further report that there are adequate systems and processes in the company commensurate with the size and operations of the company to monitor and ensure compliance with applicable laws, rules, regulations and guidelines.

Place : Nashik

Date : 27/08/2022

Signature

ASHOK SURANA
Practicing Company Secretary
FCS No.3559
C P No.:6233
UDIN--F003559D000860085

Form AOC-1

(Pursuant to first proviso to sub-section (3) of section 129 read with rule 5 of Companies (Accounts) Rules, 2014) Statement containing salient features of the financial statement of subsidiaries / associate companies/ Joint ventures

Part "A": Subsidiaries

(Information in respect of each subsidiary to be presented with amounts in Rs.)

Sr. No.	Particulars	Details				
	Name of Subsidiary	Harshwardhan Developers Pvt. Ltd.	Pratap Marketing Pvt. Ltd.	Jamuna Horticulture Pvt. Ltd.	Motel Kutir Nirman Pvt. Ltd.	Shree Kalavati Farm Pvt. Ltd.
1	Reporting period for the subsidiary concerned, if different from the holding Company's reporting period	2021-22	2021-22	2021-22	2021-22	2021-22
2	Reporting currency and Exchange rate as on the last date of the relevant Financial Year in the case of foreign subsidiaries	In Rupees	In Rupees	In Rupees	In Rupees	In Rupees
3	Share Capital	1,00,000	1,00,000	1,00,000	1,00,000	50,000
4	Reserve & Surplus	4,30,539	38,61,387	69,278	6,79,02,556	(31,62,168)
5	Total Assets	3,70,01,759	6,49,64,593	6,40,65,708	9,76,66,776	13,22,96,471
6	Total Liabilities	3,70,01,759	6,49,64,593	6,40,65,708	9,76,66,776	13,22,96,471
7	Investments	2,40,98,340	540	540	1,17,10,925	-
8	Turnover	-	5,569	73,76,828	1,43,90,809	3,58,800
9	Profit before Taxation	(1,67,992)	(2,47,951)	3,64,611	1,21,28,712	(30,82,168)
10	Provision for Taxation	-	-	1,30,000	30,61,500	80,000
11	Earlier Year Tax	600	-	-	5,99,728	-
11	Profit after Taxation	(1,68,592)	(2,47,951)	2,34,611	84,67,484	(31,62,168)
12	Proposed Dividend	-	-	-	-	-
13	% of Shareholdings	100	100	100	100	95

Independent Auditor's Certificate on Corporate Governance

INDEPENDENT AUDITOR'S CERTIFICATE ON COMPLIANCE WITH THE CONDITIONS OF CORPORATE GOVERNANCE AS PER PROVISIONS OF CHAPTER IV OF SECURITIES AND EXCHANGE BOARD OF INDIA (LISTING OBLIGATIONS AND DISCLOSURE REQUIREMENTS) REGULATIONS, 2015 (AS AMENDED)

We have examined the compliance of conditions of Corporate Governance Procedures implemented by Thakkers Developers Limited, for the year ended March 31, 2022, as stipulated SEBI (LODR) Regulations 2015 of the said Company with the Stock Exchange in India.

The compliance of Conditions of Corporate Governance is the responsibility of the management. Our examination has been limited to a review of procedures and implementation thereof, adopted by the Company for ensuring the compliance of the conditions of Corporate Governance as stated in the said clause. It is neither an audit nor an expression of opinion on the financial statements of the Company.

In our opinion and to the best of our information and according to the explanations given to us, and representation made by the directors and management, we certify that the Company has complied with the conditions of Corporate Governance as stipulated by SEBI (LODR) Regulations 2015.

We further state that such compliance is neither an assurance as to the future viability of the Company nor the efficiency or effectiveness with which the management has conducted the affairs of the Company.

For M/s S.R. Rahalkar & Associates
Chartered Accountants
FRN No. 108283W

A.P. Sawarkar
Partner
Membership No.: 100442
UDIN: 22100442AMRIMD9050

Place: Nashik
Date: 30th May, 2022

DIVIDEND DISTRIBUTION POLICY

BACKGROUND AND APPLICABILITY

The securities Exchange Board of India (SEBI) on July 8, 2016 has notified the SEBI (Listing Obligations and Disclosure Requirements) (Second Amendment), Regulation, 2016.

Thakkers Developers Limited one of the leading real estate enterprise has its core strength. The Company also executes construction projects through its subsidiaries by deploying its surplus funds. All these activities also done by the Company by support of Equity Capital and loans from banks, financial institutions, unsecured loans from time to time.

The Company needs to consider these obligations while determining Dividend Policy. Also Company require to maintain certain financial ratios as per the contemporary industry practices and financing documents.

DIVIDEND DISTRIBUTION PHILOSOPHY

The Company is deeply committed to driving superior value creation for all its stake holders. The focus will continue to be on sustainable returns, through an appropriate capital strategy for both medium term and long term value creation. Accordingly, the Board would continue to adopt a progressive and dynamic dividend policy, ensuring the immediate as well as long term needs of the business.

DIVIDEND

Dividend represents the profit of the Company, which is distributed to shareholders in proportion to the amount paid-up on shares they hold. Dividend includes Interim Dividend.

UTILIZATION OF RETAINED EARNINGS

Subject to applicable Regulations, the Company's retained earnings may be applied for:

1. Market expansion Plan
2. Modernization plan
3. Diversification of business.
4. Long term strategic plans
5. Replacement of capital assets.
6. Dividend payment
7. Such other criteria have as the Board may deem fit from time to time.

MODIFICATION OF THE POLICY

The Board is authorized to change/amend this policy from time to time at its sole discretion and/or in pursuance of any amendments made in the Companies Act, 2013, the Regulations, etc.

DISCLAIMER

This document does not solicit investments in the Company's securities. Nor is it an assurance of guaranteed returns (in any form), for investments in the Company's equity shares.

Annexure II to Director's Report

REPORT ON CORPORATE GOVERNANCE

The Directors present the Company's Report on Corporate Governance for the year ended March 31, 2022, in terms of Regulation 34(3) read with Schedule V of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (The "Listing Regulations").

1. COMPANY'S PHILOSOPHY ON THE CODE OF GOVERNANCE

Transparency and accountability are the two basic tenets of Corporate Governance. Thakkers' is proud to belong to a Group whose Founder lived his life with eternal Values and built the business enterprises on the foundation of good governance. The Company is committed to conducting business the right way, which means taking decisions and acting in a way that is ethical and in compliance with the all applicable legal requirements. It endeavors to continuously improve its Corporate Governance performance with a view to earn trust and respect of all its stakeholders. The Board of Directors (Board) is responsible for and is committed to good Corporate Governance and plays a critical role in overseeing how the Management serves the short and long-term interests of the shareholders and other stakeholders.

2. GOVERNANCE STRUCTURE

Board of Directors: The Board is entrusted with an ultimate responsibility of the Management, directions and performance of the Company. As its primary role is fiduciary in nature, the Board provides leadership, strategic guidance, objective and independent view to the Company's management while discharging its responsibilities, thus ensuring that the management adheres to ethics, transparency and disclosures.

Board business –

The normal business of the Board comprises:

Approving:

- a. short, medium or long-term borrowings, if any
- b. matters requiring statutory Board consent
- c. Unaudited quarterly financial results and audited annual accounts, both consolidated and on a standalone basis, including segment revenue, results and capital employed.

Monitoring:

- a. Potential conflicts of interest of the Management, the Board Members and the shareholders, including misuse of corporate assets and abuse in related party transactions.
- b. implementation of performance objectives and corporate performance
- c. effectiveness of the governance practices and making desirable changes
- d. the Board nomination process such that it is transparent and results in diversity of experience, gender, knowledge, perspective and thoughts in the Board
- e. the Management and providing strategic guidance while ensuring that encouraging positive thinking does not result in over-optimism that either leads to significant risks not being recognised or exposes the Company to excessive risk.

Noting:

- a. general notices of interest of the Directors
- b. minutes of the meetings of the Board and its committees and also the resolution(s) passed by circulation

Recommending:

- a. appointment of the Statutory Auditors

Reviewing:

- a. corporate strategy, major plans of action, Risk Policy, annual budgets and business plans
- b. default in payment of statutory dues
- c. fatal or serious accidents, dangerous occurrences and material environmental matters
- d. the integrity of the accounting and financial reporting systems, and that appropriate systems of control are in place, in particular, systems for risk management, financial and operational control and compliance with the law and relevant standards

Setting:

- a. corporate culture and the Values
- b. well-defined mandate, composition and working procedures of the committees

Others:

- a. Acting on a fully informed basis, in good faith, with due diligence and care, and in the best interest of the Company and the shareholders
- b. Aligning remuneration of the key executives and the Board Members with the long-term interests of the Company and the shareholders
- c. Applying high ethical standards
- d. Assigning sufficient number of the Non-executive Board Members capable of exercising independent judgement to items where there is a potential for conflict of interest
- e. Assisting the Executive Management by challenging the assumptions underlying strategy, strategic initiatives (such as acquisitions), risk appetite, exposures and the key areas of focus of the Company
- f. Encouraging training of the Directors on a continuous basis to ensure that the Board Members are kept updated
- g. Exercising objective and independent judgement on corporate affairs
- h. Facilitating the Independent Directors to perform their roles effectively as the Board Members and also as the Members of Committees
- i. Meeting the expectations of operational transparency of the stakeholders while maintaining confidentiality of
- j. information in order to foster a culture of good decision-making

Committees of the Board: The Board has constituted the following Committees viz, Audit Committee, Nomination & Remuneration Committee, Corporate Social Responsibility (CSR) & Stakeholders Relationship Committee. Each of the said Committee has been mandated to operate within a given framework.

3. BOARD'S DIVERSITY

The Board of Directors, as on 31st March, 2022, comprised 8 Directors, of which half strength of Board is independent Directors. All Directors possess relevant qualifications and experience which enable them to effectively contribute to the Company in their capacity as Directors.

None of the Directors on the Board is a Member of more than 10 Committees and Chairperson of more than 5 Committees (Committees being Audit Committee and Stakeholders Relationship Committee, as per Regulation 26(1) of the Listing Regulations. The necessary disclosures regarding committee positions have been made by all the Directors.

None of the Directors hold office in more than 20 Companies and in more than 10 public Companies. None of the Independent Directors serve as an Independent Director in more than seven listed Companies. All Directors are also in compliance of the limit on Independent Directorships of listed Companies as prescribed in Regulation 25(1) of the Listing Regulations.

The Board meets at regular intervals to discuss and decide on business strategies/policies and review the financial performance of the Company and its subsidiaries. The Board Meetings are pre-scheduled and a tentative annual calendar of the Board Meeting is circulated to the Directors well in advance to facilitate them to plan their schedules accordingly. The notice and detailed agenda along with the relevant notes and other material information are sent in advance separately to each Director and in exceptional cases tabled at the Meeting with the approval of the Board. This ensures timely and informed decisions by the Board. The Board reviews the performance of the Company vis-à-vis the targets.

Minimum four prescheduled Board meetings are held every year (one meeting in every calendar quarter). Additional meeting is held to address specific needs, if any, of the Company. During the Financial Year 2021-22, the Board of Directors met five times i.e., on 14th May, 2021, 30th May, 2021, 14th August, 2021, 12th of November, 2021 & 14th of February, 2022

The Annual General Meeting of the Financial Year ended March 31, 2021 was held on 30th September, 2021. Details regarding composition of Board, attendance regarding the of Directors at the Board Meetings and the Annual General Meeting held during the financial year 2021-22 are presented as follows :

Sr. No.	Name	Category	No. of Board meetings attended	Attendances at Last AGM	No. of other Director ships excluding Director ship in Pvt Ltd Cos.	Committee positions	
						Member	Chairman
1	Thakker Jitendra M.	P & ED*	5	Yes	1	1	-
2	Thakker Rajendra M.	P & ED	5	Yes	1	2	-
3	Thakker Narendra M.	P & ED & CEO	5	Yes	1	1	-
4	Thakker Hetal N.	P & ED & WD***	3	Yes	-	1	-
5	Deshmukh Gaurav J.	NP & NE & ID	4	Yes	-	1	1
6	Thakker Chandrakant H.	NP & NE & ID**	5	Yes	-	1	1
7	Thakker Jaman H.	NP & NE & ID	4	Yes	-	1	1
8	Lonari Manish V.	NP & NE & ID	4	Yes	-	-	1

- *ED – Executive Director
- **Independent Director
- ***Woman Director
- # Non-promoter
- +Non-Executive

The Chairman

His primary role is to provide leadership to the Board in achieving goals of the Company. He is responsible, inter-alia, for the working of the Board and for ensuring that all relevant issues are placed before the Board and that all Directors are encouraged to provide their expert guidance on the relevant issues raised in the meetings of the Board. He is also responsible for formulating the corporate strategy along with other members of the Board of Directors.

The Managing Director

He is responsible for achieving the goal in accordance with Company's overall vision. Also ensure that Board decisions are aligned with Company's strategic policy. He further ensure to place all relevant matters before the Board and encourage healthy participation by all Directors to enable them to provide their expert guidance. He is also responsible for monitoring the core management team.

Independent Directors confirmation by the Board –

All Independent Directors have given declarations that they meet the criteria of independence as laid down under Section 149(6) of the Companies Act, 2013 and Regulation 16(1) (b) of the Listing Regulations. In the opinion of the Board, the Independent Directors, fulfill the conditions of independence specified in Section 149(6) of the Companies Act, 2013 and Regulation 16(1) (b) of the Listing Regulations.

All the independent Directors which are non-executives holds neither equity Shares nor any convertible instruments of the Company.

Independent Directors play a critical role in balancing the functioning of the Board by providing independent judgements on various issues raised in the Board meetings like formulation of business strategies, monitoring of performances, etc. Their role, inter- alia, includes:

- Impart balance to the Board by providing independent judgement.
- Provide feedback on Company's strategy and performance.
- Provide effective feedback and recommendations for further improvements.

Number of Independent Directorships –

As per Regulation 17A of the Listing Regulations, Independent Directors of the Company do not serve as Independent Director in more than seven listed companies. Further, the Managing Director of the Company does not serve as an Independent Director in any listed entity.

Information placed before the Board

The Company provides the information as set out in Regulation 17 read with Part A of Schedule II of the Listing Regulations to the Board and the Board Committees to the extent it is applicable and relevant. Such information is submitted either as part of the agenda papers in advance of the respective Meetings or by way of presentations and discussions during the Meetings.

Post Meeting Mechanism

The important decisions taken at the Board/Board Committee Meetings are communicated to the concerned department/ division.

Board Support

The Company Secretary attends the Board Meetings and advises the Board on Compliances with applicable laws and governance.

Roles, Responsibilities and Duties of the Board

The duties of Board of Directors have been enumerated in Listing Regulations, Section 166 of the Companies Act, 2013 and Schedule IV of the said Act (Schedule IV is specifically for Independent Directors). There is a clear demarcation of responsibility and authority amongst the Board of Directors.

Sr. No.	Name	Expertise
1	Thakker Jitendra M.	Deep knowledge of real estate, construction not only technical but also legal & practical knowledge, he is mentor, leadership quality
2	Thakker Rajendra M.	Constructions activities, real estate , personal involvement in every department of the organisation
3	Thakker Narendra M.	Real Estate & construction activities, financial planner, socialist personality ,
4	Thakker Chandrakant H.	Construction activities
5	Thakker Jaman H.	Corporate planner, finance activities
6	Deshmukh Gaurav J.	He is Architect & having more than 2 years of experience
7	Lonari Manish V.	Legal practice in civil for more than 10 years
8	Thakker Hetal N.	Finance & business development activities

4. INTER-SE RELATIONSHIPS AMONG DIRECTORS:

Mr. Jitendra Manohardas Thakker, Rajendra Manohardas Thakker & Narendra Manohardas Thakker are the real brothers. Mrs. Hetal Nishant Thakker is the daughter-in-law of Rajendra Manohardas Thakker. Except the above, there are no inter-se relationships among the Directors.

5. GOVERNANCE CODE-

Code of Business Conduct & Ethics

The Company has adopted Code of Business Conduct & Ethics ("the Code") which is applicable to the Board of Directors and all Employees of the Company. The Board of Directors and the members of Senior Management Team (one level below the Board of Directors) of the Company are required to affirm semi-annual Compliance of this Code. A declaration signed by the Chairman and Managing Director of the Company to this effect is placed at the end of this report. The Code requires Directors and Employees to act honestly, fairly, ethically and with integrity, conduct themselves in professional, courteous and respectful manner. The Code is displayed on the Company's website viz. www.thakkersdevelopers.com

Conflict of Interests

Each Director informs the Company on an annual basis about the Board and the Committee positions he occupies in other companies including Chairmanships and notifies changes during the year. The Members of the Board while discharging their duties, avoid conflict of interest in the decision making process. The Members of Board restrict themselves from any discussions and voting in transactions in which they have concern or interest.

Insider Trading Code

The Company has adopted an Internal Code of Conduct for Regulating, Monitoring and Reporting of Trades by Insiders ("the Code") in accordance with the SEBI (Prohibition of Insider Trading) Regulations, 2015(The PIT Regulations).

The Code is applicable to Promoters, members and Promoter's Group, all Directors and such Designated Employees who are expected to have access to unpublished price sensitive information relating to the Company. The Company Secretary is the Compliance Officer for monitoring adherence to the said PIT Regulations.

6. BOARD COMMITTEES

In Compliance with the Regulation 17 of SEBI (LODR), Regulations, 2015 your Board has constituted the following Committees:

- a. Audit Committee.
- b. Nomination & Remuneration Committees.
- c. Stakeholder's relationship Committees.
- d. Corporate Social Responsibility Committee.

The details of the Committees are available of the Company's website www.thakkersdevelopers.com

a) Audit Committee : **Terms of reference:**

The Audit Committee inter alia performs the functions of approving Annual Internal Audit Plan, review of financial reporting system, internal controls system, discussion on financial results, interaction with Statutory and Internal Auditors, one-on-one Meeting with Statutory and Internal Auditors, recommendation for the appointment of Statutory and Cost Auditors and their remuneration, recommendation for the appointment and remuneration of Internal Auditors, Review of Business Risk Management Plan, Review of Forex policy, Management Discussions and Analysis, Review of Internal Audit Reports and significant related party transactions. The Board has framed the Audit Committee Charter for the purpose of effective compliance of provisions of section 177 of the Companies Act, 2013 and Regulation 18 of the Listing Regulations. In fulfilling the above role, the Audit Committee has powers to investigate any activity within its terms of reference, to seek information from employees and to obtain outside legal and professional advice.

Pursuant to Regulation 18 of SEBI (LODR), Regulations, 2015 and Section 177 of the Companies Act, 2013 read with the rule 6 and 7 of the Companies (Meetings of the Board and its power) Rule, 2013, your Company compose the audit Committee, role & powers of them.

Functions of Audit Committee

The Audit Committee, while reviewing the Annual Financial Statements also reviews the applicability of various Indian Accounting Standards (Ind AS) referred to in Section 133 of the Companies Act, 2013. The compliance of the Indian Accounting Standards as applicable to the Company has been ensured in the preparation of the Financial Statements for the year ended March 31, 2022. The Audit Committee bridges the gap between the Internal Auditors and the Statutory Auditors. The Statutory Auditors are responsible for performing Independent audit of the Company's Financial Statements and Company's internal financial control over financial reporting in accordance with the generally accepted auditing practices and issuing reports based on such audits, while the Internal Auditors are responsible for the internal risk controls.

Besides the above, Chairman and Managing Director, Chief Financial Officer, the representatives of the Statutory Auditors and the Internal Auditors are permanent invitees to the Audit Committee Meetings. The Company Secretary acts as a Secretary to the Committee as required by Regulation 18(1) (e) of the Listing Regulations. The Company follows best practices in financial reporting. The Company has been reporting on quarterly basis, the Un-audited Consolidated Financial Statements as required by the Regulation 33 of the Listing Regulations. The Company's quarterly Un-audited Standalone and Consolidated Financial Statements are made available on the website www.thakkersdevelopers.com and are also sent to the Stock Exchanges where the Company's Equity Shares are listed for display at BSE website.

The composition of Audit committee is as follows:

Name	Designation in committee	Designation in Board
Manish Vilas Lonari	Chairman	NP & NE & ID
Jaman H. Thakker	Member	NP & NE & ID
Rajendra M. Thakker	Member	P & ED

During the Financial Year 2021-22, the meetings were held four times. The dates & attendance of the meeting is as follows:

Name / Date	29.06.2021	13.08.2021	11.11.2021	13.02.2022
Manish Vilas Lonari	Yes	Yes	Yes	Yes
Jaman H. Thakker	Yes	Yes	Yes	Yes
Rajendra M. Thakker	Yes	Yes	Yes	Yes

The Company Secretary acts as the secretary of the Committee.

b) Nomination and Remuneration Committee :

The Nomination & Remuneration Committee of the company is set-up to review the remuneration of the Managing Director and Executive Directors. The Remuneration Committee comprises of 3 Non-Executive Directors.

The Composition of the committee is as follows:

Name	Designation in committee	Designation in Board
Jaman H. Thakker	Chairperson	NP & NE & ID
Gaurav J. Deshmukh	Member	NP & NE & ID
Chandrakant H. Thakker	Member	NP & NE & ID

During the Financial Year 2021-22, the meetings were held four times. The dates & attendance of the meeting is as follows:

Name / Date	29.06.2021	12.08.2021	11.11.2021	28.02.2022
Jaman H. Thakker	Yes	Yes	Yes	Yes
Gaurav J. Deshmukh	Yes	Yes	Yes	Yes
Chandrakant H. Thakker	Yes	Yes	Yes	Yes

The Company Secretary acts as the secretary of the Committee.

The details of remuneration of Chairman, Managing Director and Directors for the Financial Year 2021-22 are given below.

Name	Jitendra M. Thakker	Rajendra M. Thakker	Narendra M. Thakker
Designation	Chairman	Managing Director	Director / CEO
Gross Salary	12,00,000/-	16,50,000/-	950,000/-
Value of perquisites	-	-	-
Stock Option	-	-	-
Sweat Equity	-	-	-
Commission	-	-	-
Provident Fund	144,000/-	72,000/-	-
Total	13,44,000/-	17,22,000/-	9,50,000/-

All the above directors were paid remuneration as accorded by the members in the General Meetings.

The Company has no stock option scheme for any of its Directors.

Terms of Reference

The broad terms of reference of the Nomination & Remuneration Committee, as approved by the Board, are in compliance with Section 178 of the Companies Act, 2013 and Regulation 19 of the Listing Regulations, which are as follows.

- Reviewing the overall compensation policy, service agreements and other employment conditions of Managing/Whole-time Director(s) and Senior Management (one level below the Board of Directors);
- To help in determining the appropriate size, diversity and composition of the Board;
- To recommend to the Board appointment/reappointment and removal of Directors;
- To frame criteria for determining qualifications, positive attributes and independence of Directors;
- To recommend to the Board remuneration payable to the Directors (while fixing the remuneration of executive Directors the restrictions contained in the Companies Act, 2013 are to be considered);
- To create an evaluation framework for the Independent Directors and the Board;
- To provide necessary reports to the Chairman after the evaluation process is completed by the Directors;
- To assist in developing a succession plan for the Board;
- To assist the Board in fulfilling responsibilities entrusted from time-to-time; and
- Delegation of any of its powers to any Member of the Committee or the Compliance Officer.

c) Stakeholders Relationship Committee

Pursuant to provisions of Section 178(5) of the Companies Act, 2013 read with Regulation 20 of the Listing Regulations, the Company has constituted shareholders / investors grievance committee and the composition of committee is as under.

Name	Designation in committee	Designation in Board
Gaurav J. Deshmukh	Chairperson	NP & NE & ID
Jitendra M. Thakker	Member	P & ED
Narendra M. Thakker	Member	P & ED

Terms of Reference

- The Board approved 'Terms of Reference' Stakeholders Relationship Committee. The Committee looks into the matters of Shareholders/ Investors grievances along with other matters listed below:
- to consider and resolve the grievances of security holders of the Company including complaints related to transfer/ transmission of shares, non-receipt of annual report, non-receipt of declared dividends, issue of new/duplicate certificates, general meetings etc.;
- to consider and approve demat of shares/split/consolidation/sub-division of share/debenture certificates;
- to consider and approve issue of share certificates (including issue of renewed or duplicate share certificates), transfer and transmission of securities, etc;
- to oversee and review all matters connected with the transfer of the Company's securities;
- to consider and approve opening/modification of operation and closing of bank accounts;
- to grant special/general Power of Attorney in favour of employees of the Company from time to time in connection with the conduct of the business of the Company particularly with Government and Quasi-Government Institutions, if required;
- to fix record date/book closure of share transfer book of the Company from time to time;
- to appoint representatives to attend the General Meeting of other companies in which the Company is holding shares, if any;
- to change the signatories for availment of various facilities from Banks/Financial Institution;
- to monitor implementation and compliance with the Company's Code of Conduct for Prohibition of Insider Trading;
- to review measures taken for effective exercise of voting rights by shareholders;
- to review adherence to the standards adopted by the Company in respect of various services being rendered by the Registrar & Share Transfer Agent;
- to review of the measures and initiatives taken by the Company for reducing the quantum of unclaimed dividends and ensuring timely receipt of dividend warrants/annual reports/statutory notices by the shareholders of the Company;
- to carry out any other function as prescribed under the Listing Regulations, the Companies Act, 2013 and other Applicable Law as amended from time to time.
- to carry out any other duties that may be delegated to the Committee by the Board of Directors from time-to-time.

The Secretarial Department of the Company and the Registrar and Share Transfer Agent, Freedom Registry Limited attend to all grievances of the shareholders received directly or through SEBI, Stock Exchanges, Ministry of Corporate Affairs, Registrar of Companies, etc. The Minutes of the Stakeholders Relationship Committee Meetings are circulated to the Board and noted by the Board of Directors.

Continuous efforts are made to ensure that grievances are more expeditiously redressed to the complete satisfaction of the investors. Shareholders are requested to furnish their updated telephone numbers and e-mail addresses to facilitate prompt action.

Committee meets Four times during the year dated 28.06.2021, 15.11.2021, 08.02.2022, 25.02.2022

Compliance Officer : - CS. Lalit Avinash Bhanu

Numbers of complaints from the shareholders.

At the beginning of year	Nil
Received during the year	Nil
Resolved during the year	Nil
Pending at the end of year	Nil

d) Corporate Social Responsibility (CSR) Committee

The CSR Committee of the Company is constituted in accordance with the provisions of section 135 of the Companies Act, 2013. The Composition of CSR Committee during the year is given below:

Name	Designation in committee	Designation in Board
Chandrakant H. Thakker	Chairperson	NP & NE & ID
Rajendra M. Thakker	Member	P & ED
Hetal N. Thakker	Member	P & ED

The CSR Committee met three times during the year on 28.06.2021, 13.11.2021, 25.02.2022.

Company has early adopted the CSR initiative. For underprivileged Children, Company gave the helping hand for the education to those children. Furthermore for green initiative, to save the mother earth, Company take the tree plantation programs time to time. Shareholders of the Company were also invited for the tree plantation.

7. PERFORMANCE EVALUATION

Pursuant to the provisions of the Companies Act, 2013 and the Listing Regulations, the Board has carried out the annual evaluation of its own performance, its Committees and Directors individually. A structured questionnaire was prepared, covering various aspects of the Board's functioning such as adequacy of the composition of the Board and its Committees, Board culture, execution and performance of specific duties, obligations and governance.

The report of performance evaluation was then discussed and noted by the Board. The performance evaluation of the Chairman and Managing Director and the Non Independent Directors was carried out by the Independent Directors. The Directors expressed their satisfaction with the evaluation process.

8. DISCLOSURE OF NON-COMPLIANCE BY THE COMPANY :

Details of penalties have been imposed on the Company by Stock Exchanges or SEBI or any statutory authority on any matter related to capital markets during the last three years is as under –

During the year 2020-21 Company have paid the below mentioned penalties and fines –

Concerned Authority	Description	Disclosure	Amount of fine
BSE	Late Submission of Annual Report under Regulation 34	The Company made the Compliance with BSE.	Rs. 10,000/-
BSE	Late submission of related party transactions on consolidated basis. Regulation 23(9)	The Company made the Compliance with BSE.	Rs. 175,000/-

But we glad to inform to stakeholders that Company have convinced to BSE about the reasons of late submissions & above fine was waived off by the BSE.

9. DETAILS OF ADOPTION OF NON-MANDATORY (DISCRETIONARY) REQUIREMENTS

Non-mandatory (discretionary) requirements under part Deregulation 27 of the Listing Regulations.

The status of compliance with the non-mandatory requirements of the Listing Regulations is provided below:

- The Board

The requirement relating to maintenance of office and reimbursement of expenses of Non-Executive Chairman is not applicable to the Company since the Chairman of the Company is an Executive Director.

- Shareholders rights

The Company has not adopted the practice of sending out half-yearly declaration of financial performance to shareholders. Quarterly results as approved by the Board are disseminated to Stock Exchanges and updated on the website of the Company.

10. DISCLOSURES OF THE COMPLIANCES :

The Company has disclosed about the Compliance of regulations in respect of Corporate Governance under the Listing Regulations on its website i.e. www.thakkersdevelopers.com.

The Company has complied all the respective compliances which are applicable to the Company according to Listing Regulations, 2015 & Companies Act, 2013.

The disclosures of the Compliance with the Corporate Governance Requirements specified in Regulation 16 to 27 and Regulation 46 (2)

Particulars	Descriptions	Regulation Number	Compliance status (Yes/No/NA)
Board of Directors	Board composition	17(1)	Yes
	Meeting of Board of directors	17(2)	Yes
	Review of Compliance Reports	17(3)	Yes
	Plans for orderly succession for appointments	17(4)	Yes as and when applicable
	Code of Conduct	17(5)	Yes
	Fees/compensation	17(6)	Yes
	Minimum Information	17(7)	Yes
	Compliance Certificate	17(8)	Yes
	Risk Assessment & Management	17(9)	NA
	Performance Evaluation of Independent Directors	17(10)	Yes
Audit Committee	Composition of Audit Committee	18(1)	Yes
	Meeting of Audit Committee	18(2)	Yes
	Role of the Committee and review of information by the committee	18(3)	Yes
Nomination & Remuneration committee	Composition of nomination & remuneration committee	19(1) & (2)	Yes
	Presence of the Chairman of the Committee at the Annual General Meeting	19(3)	Yes
	Role of the committee	19(4)	Yes
Stakeholder Relationship Committee	Composition of Stakeholder Relationship Committee	20(1) (2) & (3)	Yes
	Role of the Committee	20(4)	Yes
Risk management committee	Composition and role of risk management committee	21(1),(2),(3),(4)	NA
Vigil Mechanism	Vigil Mechanism	22	Yes
Related party Transaction	Policy for related party Transaction	23(1),(5),(6),(7) & (8)	Yes
	Prior or Omnibus approval of Audit Committee for all related party transactions	23(2), (3)	Yes
	Approval for material related party transactions	23(4)	NA
Subsidiaries of the Company	Composition of Board of Directors of unlisted material Subsidiary	24(1)	NA
	Other Corporate Governance requirements with respect to subsidiary of listed entity	24(2),(3),(4),(5) & (6)	Yes
Obligations with respect to	Maximum Directorship & Tenure	25(1) & (2)	Yes
	Meeting of independent directors &	25(3) & (4)	Yes

Independent Director	review of performance by independent directors		
Obligations with respect to Director & Senior Management	Memberships & chairmanship in Committees	26(1) & (2)	Yes
	Affirmation with compliance to code of conduct from members of Board of Directors and Senior management personnel	26(3)	Yes
	Disclosure of Shareholding by Non-Executive Directors	26(4)	NA
	Disclosure by Senior Management about potential conflicts of interest	26(5)	Yes
Other Corporate Governance Requirements	Compliance of Discretionary Requirements	27(1)	Yes
	Filing of Quarterly Compliance Report on Corporate Governance	27(2)	Yes
Disclosures on Website of the Company	Terms and conditions of appointment of Independent Directors	46(2)(b)	Yes
	Composition of various committees of Board of Directors	46(2)(c)	Yes
	Code of Conduct of Board of Directors and Senior Management Personnel	46(2)(d)	Yes
	Criteria of making payments to Non-Executive Directors	46(2)(f)	Yes
	Policy on dealing with Related Party Transactions	46(2)(g)	Yes
	Policy for determining Material Subsidiaries	46(2)(h)	Yes
	Details of familiarization programmes imparted to Independent Directors	46(2)(i)	Yes

11. POLICIES ADOPTED:

Your Company strives to conduct our business and strengthen our relationships in a manner that is dignified, distinctive and responsible. Company adhere to ethical standards to ensure integrity, transparency, independence and accountability in dealing with all stakeholders. Therefore we have adopted various codes and policies to carry out our duties in an ethical manner. The details of such policies are available on website of the Company as per SEBI (LODR), Regulations, 2015 Some of these codes and policies are:

- a) Code of Conduct;
- b) Policy of material events;
- c) Policy of presentation of documents;
- d) Policy of material subsidiaries;
- e) Whistle Blower policy;
- f) Remuneration policy;
- g) Policy for related parties.

The details of the policies are available on the website of the Company viz. www.thakkersdevelopers.com

12. FAMILIARIZATION FOR INDEPENDEND DIRECTORS:

The Company has an orientation programme upon induction of new Directors, as well as other initiatives to update Directors on a continuous basis. Company has an ongoing familiarization programme for its Independent Directors, with the objective of familiarizing them with the Company, its operations and

business model, nature of the industry and environment in which it operates, the regulatory environment applicable to it and also the roles, rights and responsibilities of Independent Directors. Further details of familiarization Programme imparted during the year 2020-21 are uploaded on website of the Company www.thakkersdevelopers.com.

13. SEBI COMPLAINTS REDRESS SYSTEM (SCORES) :

Your Company has been registered on SCORES Portal and makes every efforts to resolve all investor Complaints received through SCORES or otherwise within the statutory time limit from the receipt of the Complaint.

The designated email ID rajendra.bunage@thakkersdevelopers.com exclusively for investor servicing.

14. AFFIRMATIONS AND DISCLOSURES :

Compliances with Governance Framework

The Company is in compliance with all mandatory requirements under the Listing Regulations.

Related party transactions

All transactions entered into with the Related Parties as defined under the Companies Act, 2013 and Regulation 23 of the Listing Regulations during the financial year were on arm's length basis and do not attract the provisions of Section 188 of the Companies Act, 2013. There were no materially significant transactions with Related Parties during the financial year. Related party transactions have been disclosed under significant accounting policies and notes forming part of the Financial Statements in accordance with "IND AS". A statement in summary form of transactions with Related Parties in ordinary course of business and arm's length basis is periodically placed before the Audit committee for review and recommendation to the Board for their approval.

As required under Regulation 23(1) of the Listing Regulations, the Company has formulated a policy on dealing with Related Party Transactions. The Policy is available on the website of the Company viz. www.thakkersdevelopers.com.

None of the transactions with Related Parties were in conflict with the interest of Company. All the transactions are on arm's length basis and have no potential conflict with the interest of the Company at large and are carried out on an arm's length or fair value basis.

Vigil Mechanism / Whistle Blower Policy

Pursuant to Section 177(9) and (10) of the Companies Act, 2013, and Regulation 22 of the Listing Regulations, the Company has formulated Whistle Blower Policy for vigil mechanism of Directors and employees to report to the management about the unethical behavior, fraud or violation of Company's code of conduct. The mechanism provides for adequate safeguards against victimization of employees and Directors who use such mechanism and makes provision for direct access to the chairman of the Audit Committee in exceptional cases. None of the personnel of the Company have been denied access to the Audit Committee. The Whistle Blower Policy is displayed on the Company's website viz. www.thakkersdevelopers.com

Disclosure of Accounting Treatment

In the preparation of the financial statements, the Company has followed the Accounting Standards referred to in Section 133 of the Companies Act, 2013. The significant accounting policies which are consistently applied are set out in the Notes to the Financial Statements.

Sexual Harassment

As required by the Sexual Harassment of Women at Workplace (Prevention, Prohibition & Redressal) Act, 2013, the Company has formulated and implemented a policy on prevention of sexual harassment at the workplace with a mechanism of lodging complaints. Besides, redressal is placed on the intranet for the benefit of employees. During the year under review, no complaints were reported to the Board.

Non-mandatory requirements

Adoption of non-mandatory requirements of the Listing Regulations is being reviewed by the Board from time-to-time.

A certificate from a Company Secretary in practice that none of the directors on the board of the company have been debarred or disqualified from being appointed or continuing as directors of companies by the Board/ Ministry of Corporate Affairs or any such statutory authority.

15. MEANS OF COMMUNICATION:

- a) The quarterly and the half yearly results, published in the format prescribed by the Listing Regulations read with the Circular issued there under, are approved and taken on record by the Board of Directors of the Company within prescribed time. The approved results are forthwith uploaded on the designated portals of the Stock Exchanges where the Company's shares are listed i.e. on BSE Online Portal of BSE Ltd.

The results are also published within 48 hours in Business Standard (in English) and in Tarun Bharat (in Marathi), Mumbai and also displayed on the Company's website, www.thakkersdevelopers.com.

- b) The Company publishes audited annual results within the stipulated period of ninety days in respect of the Circular of relaxation given by MCA vide circular dated March 24, 2020 F No.2/1/2020-CL-V general circular No. General Circular No. 11 /2020 due to pandemic situation of COVID19 from the close of the financial year as required by the Listing Regulations. The annual audited results are also uploaded on BSE Online Portal of BSE respectively and also published in the newspapers and displayed on the Company's website.
- c) Members have the facility of raising their queries / complaints, the mail ID & contact Number is available on the website of the Company.
- d) The quarterly Shareholding Pattern and Corporate Governance Report of the Company are filed with through with BSE through BSE Online Portal. The Shareholding Pattern is also displayed on the Company's website.
- e) Management Discussion and Analysis Report forms a part of the Annual Report.

Share Transfer System

The transfer of shares in physical form is processed and completed by Registrar and Transfer Agent within stipulated time period from the date of receipt thereof provided all the documents are in order. In case of shares in electronic form, the transfers are processed by NSDL/CDSL through respective Depository Participants. In compliance with the Listing Regulations, a Practicing Company Secretary carries out audit of the System of Transfer and a certificate to that effect is issued.

However, as per SEBI Notification No. SEBI/LAD-NRO/GN/2018/24 dated June 8, 2018 and further amendment vide Notification No. SEBI/LAD-NRO/GN/2018/49 dated November 30, 2018, requests for effecting transfer of securities (except in case of transmission or transposition of securities) shall not be processed from April 1, 2019 unless the securities are held in the dematerialized form with the depositories. Therefore, Shareholders are requested to take action to dematerialize the Equity Shares of the Company, promptly.

Nomination

Individual shareholders holding shares singly or jointly in physical form can nominate a person in whose name the shares shall be transferable in case of death of the registered shareholder(s). Nomination facility in respect of shares held in electronic form is also available with the Depository Participants as per the bye-laws and business rules applicable to NSDL and CDSL. Nomination forms can be obtained from the Company's Registrar and Share Transfer Agent.

Electronic Clearing Service

The Securities and Exchange Board of India (SEBI) has made it mandatory for all companies to use the Bank account details furnished by the Depositories for depositing dividends. Dividend will be credited to the Members' bank account through ECS wherever complete core banking details are available with the Company. In case where the core banking details are not available, dividend warrants will be issued to the Members with bank details printed thereon as available in the Company's records. This ensures that the dividend warrants, even if lost or stolen, cannot be used for any purpose other than for depositing the money

in the accounts specified on the dividend warrants and ensures safety for the investors. The Company complies with the SEBI requirement.

Service of documents through electronic mode

As a part of Green Initiative, the members who wish to receive the notices/documents through e-mail, may kindly intimate their e-mail addresses to the Company's Registrar and Share Transfer Agent, M/s. Freedom Registry Ltd.

16. POSTAL BALLOT

During the year under review, no resolution was passed through postal ballot.

17. GENERAL BODY MEETINGS :

Location, date and time of Annual General Meeting held during the last three years and Special Resolutions passed:

Day, Date and Time	Location	Special Resolutions
Thursday, 30 th September, 2021	through video conferencing on Zoom App having link as https://us02web.zoom.us/j/88151574227?pwd=NzV6QzdBK01FQVpab2MzbXErTks3UT09 deemed to be at registered office of the Company at 37/39, Kantol Niwas, Modi Street, Fort, Mumbai 400 001	No special business
Wednesday, 30 th September, 2020 at 12.00 noon	through video conferencing on Zoom App having link as https://us04web.zoom.us/j/8206652748?pwd=Z0RCRDdDaURvSWlmNm9iYkhQU3hNZz09 deemed to be at registered office of the Company at 37/39, Kantol Niwas, Modi Street, Fort, Mumbai 400 001	Re-appointment of Mr. Chandrakant Haridas Thakker (DIN: 01758355) as an Independent Director
Wednesday, 25 th September, 2019 at 12.00 noon	Ashok Birla Board Room, Lalji Naranji Memorial Indian Merchants' Chamber Building Trust, IMC Building, IMC Marg, Churchgate Mumbai 400 020	Re-appointment of Mr. Gaurav Jayant Deshmukh (DIN: 05295078) as an Independent Director. 2. Re-appointment of Mr. Manish Vilas Lonari (DIN: 06957844) as an Independent Director

18. GENERAL SHAREHOLDER'S INFORMATION:

- The Company is registered with Registrar of Companies, Mumbai. The Corporate Identity Number (CIN) of the Company is L45200MH1987PLC043034.
- The Equity Shares of the Company are listed on Bombay Stock Exchange (BSE Ltd).

Security Code	526654
Demat International Security Identification Number (ISIN)	INE403F01017

- Financial Calendar

First Quarter Result	14.08.2021
Second Quarter Result	12.11.2021
Third Quarter Result	14.02.2022
Fourth Quarter Result	30.05.2022

1. for Tentative Calendar Financial Year ending March 31, 2022

The tentative dates for Board Meetings for consideration of Quarterly financial results are as follows:

First Quarter Result	In or before the second week of August 2022
Second Quarter & Half yearly Result	In or before the second week of November, 2022
Third Quarter & Nine Months ended Result	In or before the second week of February, 2023
Fourth Quarter & Annual Result	In or before the last week of May, 2023

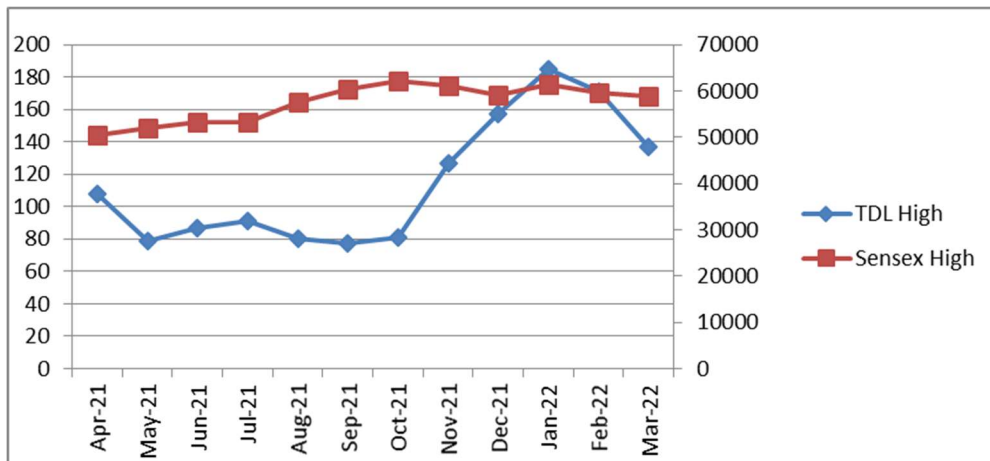
d) Registrar and Share Transfer Agent :

Members may correspond with the Company's Registrar & Share Transfer Agent - M/s. Freedom Registry Ltd. **Address** – Plot No. 101/102, 19th Street, MIDC, Industrial Area, Satpur, Nashik - 422007. **Phone No.** (0253)2354032, **Fax No.** (0253) 2351126.

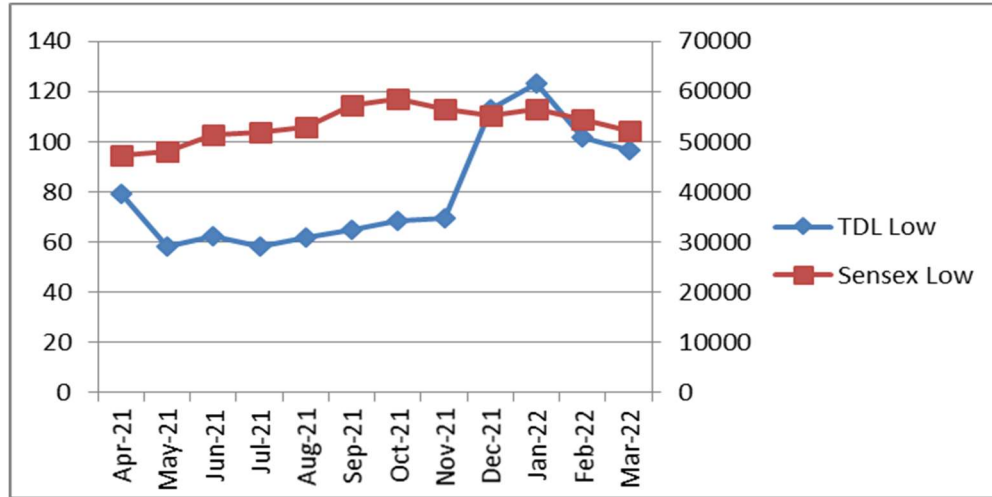
e) Market Price data at BSE :

Month	TDL High	Low Price
Apr-21	108	79
May-21	78.95	58.05
Jun-21	86.4	62.5
Jul-21	91	58.25
Aug-21	80	62
Sep-21	77.4	64.6
Oct-21	80.6	68.4
Nov-21	126.5	69.2
Dec-21	157	112.9
Jan-22	185	123.35
Feb-22	170.75	101.7
Mar-22	137	96.8

Thakker's Equity Share Performance vis-à-vis Index (High)



Thakker's Equity Share Performance vis-à-vis Index (Low)

f) Distribution of Shareholding as on March 31st, 2022

Sr. No.	No. of Equity Shares held	No. of Share holders	No. of Shares	Equity	Percentage of Holders
1	1 - 5000	1302	94.36	353382	3.93
2	5001 - 10000	8	0.58	66023	0.73
3	10001 - 20000	9	0.65	121893	1.35
4	20001 - 30000	1	0.07	21600	0.24
5	30001 - 40000	4	0.29	145500	1.62
6	40001 - 50000	5	0.36	231947	2.58
7	50001 - 60000	4	0.29	223000	2.48
8	60001 - 70000	1	0.07	61600	0.68
9	70001 - 80000	2	0.14	151020	1.68
10	80001 - 90000	4	0.29	345891	3.84
11	90001 - 100000	3	0.22	280000	3.11
12	100001 - Above	37	2.68	6998144	77.76
Total		1380	100	9000000	100

g) Categorized Shareholding pattern as on March 31, 2022

Sr No.	Category	No. of Shares	% Equity Capital
1	Resident Individuals	652631	7.25
2	Corporate Promoter Under Same Management	5529000	61.43
3	Bodies Corporate	1919338	21.33
4	Clearing Members	1167	0.01
5	Promoter	290040	3.22
6	Promoter Relatives	599160	6.66
7	N.R.I. (Non-Repat)	863	0.01
8	N.R.I. (Repat)	1545	0.02
9	Trust	100	0
10	Hindu Undivided Family	6156	0.07
Total		9000000	100

h) Dematerialization of Shares as on March 31, 2022 –

DP	No. of Shares	%
NSDL	1584240	17.60
CDSL	7276560	80.85
Total Dematerialized	8860800	98.45
Physical	139200	1.55
Total	9000000	100.00

The Company has entered into agreements with National Securities Depository Limited (NSDL) and Central Depository Services (India) Limited (CDSL) whereby shareholders have an option to dematerialize their shares with either of the Depositories.

Dematerialization of Shares – Process

Shareholders who continue to hold shares in physical form are requested to dematerialize their shares at the earliest and avail the benefits of dealing in shares in demat form. For convenience of shareholders, the process of getting the shares dematerialized is given hereunder:

- a) Demat account should be opened with a Depository Participant (DP).
- b) Shareholders should submit the Dematerialization Request Form (DRF) along with share certificates in original, to their DP.
- c) DP will process the DRF and will generate a Dematerialization Request Number (DRN).
- d) DP will submit the DRF and original share certificates to the Registrar and Transfer Agents (RTA), which is Freedom Registry Limited.
- e) RTA will process the DRF and confirm or reject the request to DP/ depositories
- f) Upon confirmation of request, the shareholder will get credit of the equivalent number of shares in his demat account maintained with the DP
- g) Address for Correspondence

Registered Office	Administrative Office
Thakkers Developers Ltd 37/39, Kantol Niwas, Modi Street, Fort, Mumbai 400 001 Contact No. +91-22-32450425	Thakkers Developers Ltd 7, Thakkers, Near Nehru Garden, Nashik 422 001 Contact No. - +91-0253-2598925
Email Id. : info@thakkersdevelopers.com	

- h) Auditors Certificate on corporate Governance

The Company has obtained a certificate from the auditors of the Company regarding compliance of conditions of corporate Governance as stipulated SEBI (LODR) Regulations 2015. This is annexed to the Directors Report. The Certificate will also be sent to the Stock Exchanges along with the annual returns to be filed by the Company.

19. RECONCILIATION OF SHARE CAPITAL AUDIT REPORT

As stipulated by SEBI, a qualified Practicing Company Secretary carries out Secretarial Audit to reconcile the total admitted capital with National Securities Depository Limited (NSDL) and Central Depository Services (India) Limited (CDSL) and the total issued and listed capital. This audit is carried out every quarter and the report thereon is submitted to the Stock Exchanges where the Company's shares are listed. The audit confirms that the total Listed and Paid-up Capital is in agreement with the aggregate of the total number of shares in dematerialized form (held with NSDL and CDSL) and total number of shares in physical form.

20. Compliance with Secretarial Standards

The Institute of Company Secretaries of India, a Statutory Body, has issued Secretarial Standards on various aspects of corporate law and practices. The Company has complied with each one of them.

DECLARATIONS**Compliance with the Code of Business Conduct and Ethics**

As provided under Regulation 26 (3) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, all Board Members and Senior Management Personnel have affirmed compliance with Thakker's Code of Business Conduct and Ethics for the year ended March 31, 2022.

Jitendra Manohardas Thakker
Chairman

CEO / CFO Certification

We the undersigned, in our respective capacities as Chief Operating Officer and Chief Financial Officer of Thakkers Developers Ltd ("the Company") to the best of our knowledge and belief certify that:

- a) We have reviewed financial statements and the cash flow statement for the year ended March 31, 2022 and that to the best of our knowledge and belief, we state that:
 - i. these statements do not contain any materially untrue statement or omit any material fact or contain statements that might be misleading;
 - ii. these statements together present a true and fair view of the Company's affairs and are in compliance with existing accounting standards, applicable laws and regulations.
- b) We further state that to the best of our knowledge and belief, no transactions entered into by the Company during the year, which are fraudulent, illegal or violative of the Company's code of conduct.
- c) We are responsible for establishing and maintaining internal controls for financial reporting and that we have evaluated the effectiveness of internal control systems of the Company pertaining to financial reporting of the Company and have disclosed to the Auditors and the Audit Committee, deficiencies in the design or operation of internal controls, if any, of which we are aware and the steps we have taken or propose to take to rectify these deficiencies.
- d) We have indicated to the Auditors and the Audit Committee:
 - i. There were no significant changes in internal control over financial reporting during the year;
 - ii. The significant changes, if any, in accounting policies during the year and that the same have been disclosed in the notes to the financial statements; and
 - iii. There were no instances of significant fraud of which they have become aware and the involvement therein, if any, of the Management or an employee having a significant role in the Company's internal control system over financial reporting.

For Thakkers Developers Ltd

Narendra Manohardas Thakker
Chief Executive Officer

Abhishek Narendra Thakker
Chief Financial Officer

Place : 12.08.2022
Date : Nashik

Independent Auditor's Report

To
The Members of
Thakkers Developers Limited

Report on the Audit of the Standalone Ind AS Financial Statements

Opinion

We have audited the standalone Ind AS financial statements of Thakkers Developers Limited ('the Company'), which comprise the Balance sheet as at 31 March 2022, the Statement of Profit and Loss including the Statement of Other Comprehensive Income, the Cash flow statement for the year then ended, and a Statement of changes in equity for the year ended and notes to standalone Ind AS financial statements, including a summary of significant accounting policies and other explanatory information.

In our opinion and to the best of our information and according to the explanations given to us, the aforesaid standalone Ind AS financial statements give the information required by the Companies Act, 2013, as amended ("the Act") in the manner so required and give a true and fair view in conformity with the accounting principles generally accepted in India, of the state of affairs of the Company as at March 31, 2022, and profit including other comprehensive income, changes in equity and its cash flows for the year ended on that date.

Basis for Opinion

We conducted our audit of the standalone Ind AS financial statements in accordance with the Standards on Auditing (SAs), as specified under section 143(10) of the Act. Our responsibilities under those Standards are further described in the "Auditor's Responsibilities for the Audit of the Standalone Ind AS Financial Statements" section of our report. We are independent of the Company in accordance with the 'Code of Ethics' issued by the Institute of Chartered Accountants of India together with the ethical requirements that are relevant to our audit of the financial statements under the provisions of the Act and the Rules thereunder, and we have fulfilled our other ethical responsibilities in accordance with these requirements and the Code of Ethics. We believe that the audit evidence obtained by us is sufficient and appropriate to provide a basis for our opinion on the standalone Ind AS financial statements.

Emphasis of Matter paragraph

1. We draw attention to note 25 of the notes to accounts, which describes the Management assessment of uncertainties related to COVID-19 and its consequential financial impact on its assets as at March 31, 2022 and operations of the Company. The assessment of the management is dependent on the circumstances as they evolve considering the uncertainties prevailing in the economic situation.
2. We also draw attention to the following matters
 - a) Of the total tangible assets of Rs. 530.25 Lakhs (Written down value), Vehicles of Rs. 5.14 Lakhs (Written down value) are registered in the name of the Directors and vehicles of Rs 5.78 Lakhs are registered in the name of relatives of the Directors.
 - b) Further it was noted that the internal financial controls of the company need to be strengthened to commensurate with the nature and size of the company.
 - c) The Company has partially spent an amount which was required to be provided under Section 135 of the Companies act, 2013 towards Corporate Social Responsibility.
 - d) Profit before tax of Rs.1100.50 Lakhs for the Previous Financial Year 2020-2021 is restated in accordance with Ind AS 8 by showing Other Comprehensive Income of Rs.8.97 Lakhs separately which was added to Employee Benefit Expenses in Audited Financials for the said previous financial year.

Our report is not modified in respect of above matters.

Key audit matters

Key audit matters are those matters that, in our professional judgment, were of most significance in our audit of the standalone Ind AS financial statements for the financial year ended March 31, 2022. These matters were addressed in the context of our audit of the standalone Ind AS financial statements as a whole, and in forming our opinion thereon, and we do not provide a separate opinion on these matters. For each matter below, our description of how our audit addressed the matter is provided in that context.

We have determined the matters described below to be the key audit matters to be communicated in our report. We have fulfilled the responsibilities described in the Auditor's responsibilities for the audit of the standalone Ind AS financial statements section of our report, including in relation to these matters. Accordingly, our audit included the performance of procedures designed to respond to our assessment of the risks of material misstatement of the standalone Ind AS financial statements. The results of our audit procedures, including the procedures performed to address the matters below, provide the basis for our audit opinion on the accompanying standalone Ind AS financial statements.

Key audit matters	How our audit addressed the key audit matter
<p>1. Revenue recognition: The revenue from estate dealing and development activities represents 76.00% of the total revenue from operations of the company. The Company recognizes revenue, on execution of agreement and letter of allotment and when control of the goods or services are transferred to the customer, at an amount that reflects the consideration (i.e. the transaction price) to which the Company is expected to be entitled in exchange for those goods or services excluding any amount received on behalf of third party (such as indirect taxes). The revenue from construction activities and sale of flats/shops represent the remaining 24.00% of the total revenue from operations of the company. Significant accounting judgments includes estimation of costs to complete, determining the stage of completion and the timing of revenue recognition in this case.</p> <p>For majority of its contracts, the Company recognizes revenue and profit on the stage of completion based on the proportion of contract costs incurred for the work performed to the balance sheet date, relative to the estimated costs on the contract at completion. The recognition of revenue and profit /loss therefore is based on estimates in relation to the estimated total costs of each contract. The Company transfers control of a good or service over time and, therefore, satisfies a performance obligation and recognizes revenue over time. The Company recognizes revenue for performance obligation satisfied over time only if it can reasonably measure its progress towards complete satisfaction of the performance obligation. The Company</p>	<p>Our audit procedures on Revenue recognition included the following:</p> <ul style="list-style-type: none"> • Evaluating that the Company's revenue recognition accounting policies are in line with the applicable accounting standards and their application to the key customer contracts including consistent application; • Sales cut-off procedures for determination of revenue in the correct reporting period; • Scrutinizing all the revenue journal entries raised throughout the reporting period and comparing details of a sample of these journals, which met certain risk-based criteria, with relevant underlying documentation; <p>In addition, we have performed the following procedures:</p> <ul style="list-style-type: none"> • Testing the design and implementation of internal controls including control over process for determining estimates used as evaluating whether they are operating effectively. • Testing sample sales of units for projects with the underlying contracts, completion status and proceeds received from customers; • Identified and tested operating effectiveness of key controls around approvals of contracts, intimation of possession letters and controls over collection from customers; and • Compared, on a sample basis, revenue transactions recorded during the year with the underlying contracts, progress reports, invoices raised on customers and collections in bank accounts and whether the related revenue had been recognised in accordance with the Company's revenue recognition policies; • Identification and testing operating effectiveness of key controls over recording of actual costs incurred for the projects; • Review of the costs to complete workings, comparing the costs to complete with the

<p>would not be able to reasonably measure its progress towards complete satisfaction of a performance obligation if it lacks reliable information that would be required to apply an appropriate method of measuring progress. In those circumstances, the Company recognizes revenue only to the extent of cost incurred until it can reasonably measure outcome of the performance obligation.</p>	<p>budgeted costs and inquiring into reasons for variance; and</p> <ul style="list-style-type: none"> •Sighting approvals for changes in budgeted costs with the rationale for the changes and assessment of contract costs to determine no revenue nature costs are taken to inventory.
<p>2. Inventories</p> <p>Inventories comprising of finished goods and construction work in progress along with respective development costs represents 47.74% of the Company's total assets.</p> <p>Construction materials</p> <p>The construction materials and consumables not separately valued. It is treated as part of project cost on purchase for a particular project. Project work in progress is accordingly valued.</p> <p>Construction work in progress</p> <p>The construction work in progress is valued at lower of cost or net realizable value. Work in Progress in respect of tenement of Flats/shops booked is valued at proportionate sale value.</p> <p>Cost includes cost of land, development rights, rates and taxes, construction costs, borrowing costs, other direct expenditure, allocated overheads and other incidental expenses. Net realizable value is the estimated selling price in the ordinary course of business, less estimated costs of completion and the estimated costs necessary to make the sale.</p> <p>Finished stock of completed projects (ready units)</p> <p>Finished stock of completed projects comprises of 36.27% of the total inventory of the company. Finished stock of completed projects and stock in trade of units is valued at lower of cost or net realizable value.</p> <p>Estate Dealing /development activity</p> <p>At cost including attributable development expenses or net realizable value whichever is less.</p> <p>Transfer of Development Rights</p> <p>Self-generated TDR is valued at stipulated percentage of cost of area in respect of which TDR is generated. TDR purchased is valued at cost or net realizable value whichever is lower.</p>	<p>Our audit procedures to assess the net realizable value (NRV) of inventories included the following:</p> <ul style="list-style-type: none"> • Evaluating the design and operative effectiveness of internal controls relating to valuation of inventories. • Discussion with the management to understand the basis of calculation and justification for the estimated recoverable amounts of the unsold units and TDR ("the NRV assessment"); •Evaluating the design and implementation of the Company's internal controls over the NRV assessment. Our evaluation included assessing whether the NRV assessment was prepared and updated by appropriate personnel of the Company and whether the key estimates, including estimated future selling prices and costs of completion for all property development projects, used in the NRV assessment, were discussed and challenged by management as appropriate; •Evaluating the management's valuation methodology and assessing the key estimates, data inputs and assumptions adopted in the valuations, which included comparing expected future average selling prices with available market data such as recently transacted prices for similar properties located in the nearby vicinity of each property development project and the sales budget plans maintained by the Company; •Re-performing the calculations of the NRV assessment and comparing the estimated construction costs to complete each development with the Company's updated budgets on sample basis.

3. Accuracy and completeness of related party transactions and disclosures

Advances to related parties represent 19.36% of the total assets and Advances from related parties represent 14.03% of the total liabilities of the company. The Company has undertaken transactions with its related parties in the normal course of business at arm's length. These transactions include making new or additional investments, lending and borrowing of advances in the related parties. We identified the accuracy and completeness of the said related party transactions and its disclosure as set out in respective notes to the financial statements as a key audit matter due to the significance of transactions with related parties during the year ended March 31, 2022 and regulatory compliance thereon.

- Obtained and read the Company's policies, processes and procedures in respect of identifying related parties, evaluation of arm's length, obtaining approval, recording and disclosure of related party transactions.
- We tested, on a sample basis, related party transactions with the underlying contracts and other supporting documents and for appropriate authorization and approval for such transactions.
- We read minutes of shareholder meetings, board meetings and minutes of meetings of those charged with governance in connection with Company's assessment of related party transactions being in the ordinary course of business at arm's length.
- Agreed the related party information disclosed in the financial statements with the underlying supporting documents, on a sample basis.

Other Information

The Company's Board of Directors is responsible for the other information. The other information comprises the information included in the Annual report, but does not include the standalone Ind AS financial statements and our auditor's report thereon.

Our opinion on the standalone Ind AS financial statements does not cover the other information and we do not express any form of assurance conclusion thereon.

In connection with our audit of the standalone Ind AS financial statements, our responsibility is to read the other information and, in doing so, consider whether such other information is materially inconsistent with the financial statements or our knowledge obtained in the audit or otherwise appears to be materially misstated. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact. We have nothing to report in this regard.

Management's Responsibilities for the Standalone Ind AS Financial Statements

The Company's Board of Directors is responsible for the matters stated in section 134(5) of the Act with respect to the preparation of these standalone Ind AS financial statements that give a true and fair view of the financial position, financial performance including other comprehensive income, cash flows and changes in equity of the Company in accordance with the accounting principles generally accepted in India, including the Indian Accounting Standards (Ind AS) specified under section 133 of the Act read with the Companies (Indian Accounting Standards) Rules, 2015, as amended. 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 the 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 standalone Ind AS financial statements that give a true and fair view and are free from material misstatement, whether due to fraud or error.

In preparing the standalone Ind AS financial statements, board of directors are responsible for assessing the Company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the board of directors either intend to liquidate the Company or to cease operations, or has no realistic alternative but to do so.

Those Board of Directors are also responsible for overseeing the Company's financial reporting process.

Auditor's Responsibilities for the Audit of the Standalone Ind AS Financial Statements

Our objectives are to obtain reasonable assurance about whether the standalone Ind AS financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with SAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these standalone Ind AS financial statements.

As part of an audit in accordance with SAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the standalone Ind AS financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances. Under Section 143(3)(i) of the Act, we are also responsible for expressing our opinion on whether the company has adequate internal financial controls with reference to financial statements in place and the operating effectiveness of such controls.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- Conclude on the appropriateness of the management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Company's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Company to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the standalone Ind AS financial statements, including the disclosures, and whether the standalone Ind AS financial statements represents the underlying transactions and events in a manner that achieves fair presentation.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and to communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

From the matters communicated with those charged with governance, we determine those matters that were of most significance in the audit of the standalone Ind AS financial statements for the financial year ended March 31, 2022 and are therefore the key audit matters. We describe these matters in our auditor's report unless law or regulation precludes public disclosure about the matter or when, in extremely rare circumstances, we determine that a matter should not be communicated in our report because the adverse consequences of doing so would reasonably be expected to outweigh the public interest benefits of such communication.

Report on Other Legal and Regulatory Requirements

1. As required by the Companies (Auditor's Report) Order, 2020 ("the Order") issued by the Central Government of India in terms of sub-section (11) of section 143 of the Act, we give in the "Annexure A", a statement on the matters specified in the paragraph 3 and 4 of the order, to the extent applicable.
2. As required by Section 143 (3) of the Act, we report that:

- (a) We have sought and 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 it appears from our examination of those books;
- (c) The balance sheet, the statement of profit and loss and the cash flow statement and the Statement of Changes in Equity dealt with by this Report are in agreement with the books of account;
- (d) In our opinion, the aforesaid Ind AS financial statements comply with the applicable Indian Accounting Standards specified under Section 133 of the Act read with Companies (Indian Accounting Standards) Rules, 2015, as amended;
- (e) On the basis of the written representations received from the directors as on 31 March 2022 taken on record by the Board of Directors, none of the directors is disqualified as on 31 March 2022 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 with reference to these standalone Ind AS financial statements and the operating effectiveness of such controls, refer to our separate Report in "Annexure B" to this report;
- (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. The Company has disclosed the impact of pending litigations on its financial position in its financial statements.
 - ii. The Company did not have any long-term contracts including derivative contracts for which there were any material foreseeable losses.
 - iii. There were no amounts which were required to be transferred to the Investor Education and Protection Fund by the Company.
 - iv.
 - (i) In our opinion, according to the information, explanations given to us, no funds have been advanced or loaned or invested (either from borrowed funds or share premium or any other sources or kind of funds) by the company to or in any other person(s) or entity(ies), including foreign entities ("Intermediaries"), with the understanding, whether recorded in writing or otherwise, that the Intermediary shall, whether,
 - (a) directly or indirectly lend or invest in other persons or entities identified in any manner whatsoever by or on behalf of the company ("Ultimate Beneficiaries")
 - (b) provide any guarantee, security or the like on behalf of the Ultimate Beneficiaries.
 - (ii) In our opinion, according to the information, explanations given to us, no funds have been received by the company from any person(s) or entity (ies), including foreign entities. ("Funding Parties"), with the understanding, whether recorded in writing or otherwise, that the Company shall, whether,
 - (a) directly or indirectly lend or invest in other persons or entities identified in any manner whatsoever by or on behalf of the company ("Ultimate Beneficiaries")
 - (b) provide any guarantee, security or the like on behalf of the Ultimate Beneficiaries.
 - (iii) Based on the audit procedures that have been considered reasonable and appropriate in the circumstances, nothing has come to our notice that has caused us to believe that the representations under sub-clause (i) and (ii) of Rule 11(e), as provided under (a) and (b) above, contain any material misstatement.
 - v. The company has not declared/proposed any interim and final dividend for the year and previous financial year.

3. With respect to the matter to be included in the Auditors' Report under section 197(16):

In our opinion and according to the information and explanations given to us, the remuneration paid by the Company to its Directors during the current year is in accordance with the provisions of Section 197 of the Act. The remuneration paid to any Director is not in excess of the limit laid down under Section 197 of the Act.

The Ministry of Corporate Affairs has not prescribed other details under Section 197(16) which are required to be commented upon by us.

For and on behalf of
M/s. S. R. Rahalkar & Associates
Chartered Accountants
Firm Registration No-108283W

CA A. P. Sawarkar
Partner
Membership No. 100442
UDIN: 22100442AMRIMD9050

Place: Nashik
Date: May 30, 2022

Annexure A to the Independent Auditors' Report

The Annexure referred to paragraph 1 under the heading "Report on other legal and regulatory requirements" of the Independent Auditors Report of even date to the members of **Thakker's Developers Limited on the standalone Ind AS financial statements** for the year ended on 31/03/2022.

To the best of our information and according to the explanations provided to us by the Company and the books of account and records examined by us in the normal course of audit, we state that:

- (i)
- (a) (A) The company has maintained proper records so as to show full particulars, including quantitative details and situation of Property, Plant and Equipment.
- (B) The company has maintained proper records so as to show full particulars of intangible assets.
- (b) The company has a program of physical verification of Property, Plant and Equipment to cover all assets conducted once every three years which, is reasonable having regard to size of the Company and the nature of its assets. According to the information and explanations given to us, no material discrepancies were noticed on such verification and the same have been properly dealt with books of accounts.
- (c) With respect to immovable properties (other than properties where the Company is the lessee and the lease agreements are duly executed in favour of the Company) disclosed in the financial statements included in property, plant and equipment and investment and according to the information and explanations given to us and based on the examination of the property tax receipts, registered sale deed / transfer deed, we report that, the title deeds of such immovable properties are held in the name of the Company as at the balance sheet date, except for as provided below:

Description of Property	Gross Carrying Value	Held in name of	Whether promoter, director or their relative or employee	Period held— indicate range, where appropriate	Reason for not being held in name of company
Investment					
0717P Nsk Purchase Account	Rs.1,85,16,510	Jointly held in the name of Thakker Developers Ltd and Khushal Chetan Batavia	Director's Relatives	From FY 2010-11	The property is partly held in name of the company due to joint ownership.
0717P Nsk Purchase Account	Rs.64,34,418	Jointly held in the name of Thakker Developers Ltd and Rajyog Enterprise	Director's relatives are interested in Partnership Firm	From FY 2007-08	The property is partly held in name of the company due to joint ownership..
0717P Nsk Purchase Account	Rs.85,81,314	Jointly held in the name of Thakker Developers Ltd and Khushal Chetan Batavia	Director's Relatives	From FY 2009-10	The property is partly held in name of the company due to joint ownership.
Property, Plant and Equipment					
Mangal Karyalaya Nashik	Rs.1,09,86,737F	Estate Co-Op Housing Society and Nimantran Horticulture Pvt Ltd	Directors and their relatives interested in the concerns	Not available	The company has taken land on lease hence permission for construction (commencement certificate) has been approved by competent authority in the name of land owners. Completion certificate of the said construction is not produced before us.

Nexus office, College Road Nashik	Rs.72,48,965	C.H.M.E Society, Nashik	No	From FY 2005-06	As per information given by company, the company has development agreement with Devprit Marketing Pvt. Ltd. and Babeelal Marketing Pvt. Ltd. The land is taken on lease for 99 years by these companies from C.H.M.E. Society
---	--------------	----------------------------	----	--------------------	---

- (d) The Company has not revalued its Property, Plant and Equipment and intangible assets during the year.
- (e) No proceedings have been initiated during the year or are pending against the Company as at March 31, 2022 for holding any benami property under the Benami Transactions (Prohibition) Act, 1988 (as amended in 2016) and rules made thereunder. According to the information and explanations given to us, no material discrepancies were noticed on such verification.
- (ii)
- (a) The company has a program for physical verification of inventories, conducted once every year which, is reasonable having regard to the size of the company.
- (b) The Company has not been sanctioned working capital limits in excess of ₹ 5 crore, in aggregate, at any points of time during the year, from banks or financial institutions on the basis of security of current assets and hence reporting under clause 3(ii)(b) of the Order is not applicable.
- (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. Hence, reporting under clause 3(iii)(a), (b), (c), (d), (e) and (f) of the Order is not applicable.
- (iv) The Company has complied with the provisions of Sections 185 and 186 of the Companies Act, 2013 in respect of loans granted, investments made and guarantees and securities provided, as applicable.
- (v) The Company has not accepted deposits from the public during the year in terms of provisions of Sections 73 to 76 or any other relevant provisions of the Act and the rules framed there under. Hence, reporting under clause 3(v) of the Order is not applicable.
- (vi) The maintenance of cost records has not been specified for the activities of the Company by the Central Government under Section 148(1) of the Companies Act, 2013 for the business activities carried out by the Company. Hence reporting under Clause 3(vi) of the Order is not applicable to the Company.
- (vii) In respect of statutory dues,
- (a) The Company is regular in depositing undisputed statutory dues including Goods and Service Tax, provident fund, employees' state insurance, income-tax, sales-tax, service tax, duty of customs, duty of excise, value added tax, cess, and any other statutory dues with the appropriate authorities.
- There were no undisputed amounts payable in respect of Goods and Service tax, Provident Fund, Employees' State Insurance, Income Tax, Sales Tax, Service Tax, duty of Custom, duty of Excise, Value Added Tax, Cess and other material statutory dues in arrears as at March 31, 2022 for a period of more than six months from the date they became payable.
- (b) There are no dues referred to in sub clause (a) which are deposited on account of any dispute.
- (viii) There were no transactions relating to previously unrecorded income that have been surrendered or disclosed as income during the year in the tax assessments under the Income Tax Act, 1961. Hence, reporting under clause 3(viii) is not applicable.
- (ix) (a) The company has not defaulted in the repayment of loans or other borrowings or in the payment of interest thereon to any lender during the year.

- (b) The company has not been declared willful defaulter by any bank or financial institution or other lender or government or any government authority.
 - (c) Term loans have been applied, on an overall basis for the purposes for which they were obtained.
 - (d) On an overall examination of the financial statements of the company, funds raised on short-term basis have, prima facie, not been used during the year for long-term purposes by the company.
 - (e) The company has not taken any funds from any entity or person on account of or to meet the obligations of its subsidiaries, associate companies or joint ventures.
 - (f) The company has not raised loans during the year on the pledge of securities held in its subsidiaries, associate companies or joint ventures.
- (x)
- (a) The company has not raised moneys by way of initial public offer or further public offer (including debt instruments) during the year and hence reporting under clause 3(x)(a) of the Order is not applicable.
 - (b) During the year, the company has not made any preferential allotment or private placement of shares or convertible debentures (fully or partly or optionally) and hence reporting under clause 3(x)(b) of the Order is not applicable.
- (xi)
- (a) No fraud of material significance by the company or on the company by its officers or employees has been noticed or reported during the year.
 - (b) No report under sub-Section (12) of Section 143 of the Companies Act has been filed in Form ADT-4 as prescribed under Rule 13 of Companies (Audit and Auditors) Rules 2014 with the Central Government, during the year and up to the date of this report.
 - (c) There are no whistle-blower complaints were received during the year by the company.
- (xii) The company is not a Nidhi company and hence reporting under clause 3(xii) (a), (b) and (c) of the Order is not applicable.
- (xiii) The Company is in compliance with Section 177 and 188 of the Companies Act, 2013 with respect to applicable transactions with the related parties and the details of related party transactions have been disclosed in the standalone financial statements as required by the applicable Ind AS.
- (xiv)
- (a) The Company has an Internal Audit System commensurate with the size and nature of the business.
 - (b) The reports of the internal auditor for the financial year 2021-2022 were considered by us in forming our opinion regarding the audit
- (xv) During the year, the company has not entered into any non-cash transactions with its Directors or persons connected with its directors. Hence the provisions of section 192 of the Companies Act, 2013 are not applicable to the company and also reporting under clause 3(xv) of the Order is not applicable. .
- (xvi)
- (a) The company is not required to be registered under section 45-IA of the Reserve Bank of India Act 1934. Hence, reporting under clause 3(xvi)(a) of the Order is not applicable.
 - (b) The company is not required to be registered as Non-Banking Financial Company or Housing Finance Company as per Reserve Bank of India Act, 1934. Hence, reporting under clause 3(xvi)(b) of the Order is not applicable.
 - (c) The company is not a core investment as defined in the regulations made by Reserve Bank of India. Hence, reporting under clause 3(xvi)(c) of the Order is not applicable.
 - (d) There is no Core Investment Company as a part of the Group. Hence, reporting under clause 3(xvi)(d) of the Order is not applicable.

- (xvii) The company has not incurred any cash losses in the financial year and in the immediately preceding Financial Year. Hence, reporting under clause 3(xvii) of the Order is not applicable.
- (xviii) There has been no resignation of the statutory auditors of the company during the year.
- (xix) On the basis of the financial ratios, ageing and expected dates of realization of financial assets and payment of financial liabilities, other information accompanying the financial statements and our knowledge of the Board of Directors and Management plans and based on our examination of the evidence supporting the assumptions, nothing has come to our attention, which causes us to believe that any material uncertainty exists as on the date of the audit report indicating that Company is not capable of meeting its liabilities existing at the date of balance sheet as and when they fall due within a period of one year from the balance sheet date. We, however, state that this is not an assurance as to the future viability of the Company. We further state that our reporting is based on the facts up to the date of the audit report and we neither give any guarantee nor any assurance that all liabilities falling due within a period of one year from the balance sheet date, will get discharged by the Company as and when they fall due.
- (xx)
- (a) In compliance with the provisions of Section 135 of Companies Act, 2013, the company is required to spend Rs.8,38,972/- towards Corporate Social Responsibility during the year. Out of which the company has spent Rs.4,32,235/- towards other than ongoing project till 31st March, 2022. As per information and explanation given by management, the company has transfer unspent CSR amount in other bank account (Bank Name - Nashik Merchant Co-Op Bank Ltd, Account No- 001011100031191) within 30 days from the end of the financial year for the purpose of ongoing project. However, the said bank account is not in compliance with para 7.1 of General Circular No.14/2021 dated 25.08.2021.
- (b) In compliance with the provisions of Section 135 of Companies Act, 2013, the company is required to spend Rs.8,38,972/- towards Corporate Social Responsibility during the year. Out of which the company has spent Rs.4,32,235/- towards other than ongoing project till 31st March, 2022. As per information and explanation given by management, the company has transfer unspent CSR amount in other bank account (Bank Name - Nashik Merchant Co-Op Bank Ltd, Account No- 001011100031191) within 30 days from the end of the financial year for the purpose of ongoing project. However, the said bank account is not in compliance with para 7.1 of General Circular No.14/2021 dated 25.08.2021.
- (xxi) The reporting under Clause 3(xxi) of the Order is not applicable in respect of audit of standalone financial statements. Accordingly, no comment in respect of the said clause has been included in this report.

Date: 30/05/2022
Place: Nashik

For S.R. Rahalkar & Associates
Chartered Accountants
Firm Registration Number – 108283W

A.P. Sawarkar
Partner
Membership Number 100442
UDIN: 22100442AMRIMD9050

Annexure B to the Independent Auditors' Report

ANNEXURE B TO THE INDEPENDENT AUDITOR'S REPORT OF EVEN DATE ON THE STANDALONE IND AS FINANCIAL STATEMENTS OF THAKKERS DEVELOPERS LIMITED

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 **Thakkers Developers Limited** as of 31 March 2022 in conjunction with our audit of the standalone Ind AS 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 Act.

Auditors' Responsibility

Our responsibility is to express an opinion on the Company's internal financial controls over financial reporting with reference to the standalone Ind AS financial statements 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 Act 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 with reference to the standalone Ind AS financial statements 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 with reference to the standalone Ind AS financial statements and their operating effectiveness. Our audit of internal financial controls over financial reporting included obtaining an understanding of internal financial controls over financial reporting with reference to the standalone Ind AS financial statements, 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 judgment, including the assessment of the risks of material misstatement of the standalone Ind AS 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 with reference to the standalone Ind AS financial statements.

Meaning of Internal Financial Controls over Financial Reporting with reference to the standalone Ind AS financial statements

A company's internal financial control over financial reporting with reference to the standalone Ind AS financial statements is a process designed to provide reasonable assurance regarding the reliability of financial reporting and the preparation of standalone Ind AS financial statements for external purposes in accordance with generally accepted accounting principles. A company's internal financial control over financial reporting with reference to the standalone Ind AS financial statements 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 standalone Ind AS 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 standalone Ind AS financial statements.

Inherent Limitations of Internal Financial Controls over Financial Reporting with reference to the standalone Ind AS financial statements

Because of the inherent limitations of internal financial controls over financial reporting with reference to the standalone Ind AS financial statements, 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 with reference to the standalone Ind AS financial statements to future periods are subject to the risk that the internal financial control over financial reporting with reference to the standalone Ind AS financial statements 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, adequate internal financial controls over financial reporting with reference to these standalone Ind AS financial statements and such internal financial controls over financial reporting with reference to these standalone Ind AS financial statements were operating effectively as at March 31, 2022, 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.

For S. R. Rahalkar & Associates
Chartered Accountants
Firm Registration Number – 108283W

Date: 30/05/2022
Place: Nashik

A.P. Sawarkar
Partner
Membership Number 100442
UDIN: 22100442AMRIMD9050

BALANCE SHEET AS AT MARCH 31ST, 2022

Particulars	Note No.	As on 31-Mar-2022	As on 31-Mar-2021
A] ASSETS			
1. Non-Current Assets			
(a) Property, Plant and Equipment	1	5,30,24,687	3,24,71,712
(b) Investment Property	2	6,55,86,920	7,74,68,910
(c) Other Intangible assets	3	8,053	25,345
(d) Financial Assets			
(i) Investments	4	66,28,814	66,67,034
(ii) Trade receivables	10	1,10,21,250	1,46,93,876
(iii) Loans			
(iv) Other assets	5	56,84,093	57,28,093
(e) Deferred tax assets (net)	6	72,40,891	47,64,668
(f) Other non-current assets	7	65,92,07,406	28,49,72,696
2. Current Assets			
(a) Inventories	8	97,09,28,434	93,45,32,467
(b) Financial Assets			
(i) Investments	9	13,11,79,216	95,79,760
(ii) Trade receivables	10	3,48,57,340	3,85,43,209
(iii) Cash and cash equivalents	11	83,06,722	2,89,33,010
(iv) Bank balances other than (iii) above	11	1,41,07,613	1,16,09,224
(c) Current tax assets (net)	12	73,228	(20,46,685)
(d) Other current assets	13	6,58,48,477	26,48,06,633
Total Assets		2,03,37,03,144	1,71,27,49,952
EQUITY AND LIABILITIES			
1. EQUITY			
(a) Equity Share capital	14	9,00,00,000	9,00,00,000
(b) Other equity			
-Reserve & Surplus	15	1,13,33,45,999	80,07,11,162
LIABILITIES			
Non-Current Liabilities			
(a) Financial Liabilities			
(i) Borrowings	16	8,92,02,121	1,33,22,074
(ia) Lease Liabilities		-	-
(ii) Trade Payables	17	2,18,25,394	1,89,71,905
(iii) Other financial liabilities	18	4,00,73,849	3,91,09,145
(b) Provisions			
(c) Employees benefit obligations	19	41,17,210	20,76,358
(d) Deferred tax liabilities (net)	6	0	0
(e) Other non-current liabilities	20	40,57,02,188	41,31,74,240
2. Current liabilities			
(a) Financial Liabilities			
(i) Borrowings	16	1,36,97,051	1,30,15,262
(ia) Lease Liabilities		-	-
(ii) Trade Payables	17	45,31,844	2,90,21,744
(iii) Other financial liabilities	18	-	-
(b) Other current liabilities	21	16,65,01,422	24,53,29,726
(c) Provisions	22	5,58,96,484	3,96,35,902
(d) Employees benefit obligations	19	88,09,582	83,82,434
(e) Current tax liabilities (net)	12	-	-
Total Equity and Liabilities		2,03,37,03,144	1,71,27,49,952
Significant Accounting Policies And additional Statement of Notes	31		

As per our report of even date attached
For S.R. Rahalkar & Associates

Chartered Accountants
Firm Reg. No. 108283W.

A.P.SAWARKAR
Partner M. No.: 100442

Place: Nashik
Date: May 30, 2022.

For and on behalf of the Board of Directors

JITENDRA M. THAKKER
Chairman (DIN 00082860)

RAJENDRA M. THAKKER
Managing Director (DIN 00083181)

NARENDRA M. THAKKER
Director (DIN 00083224)

STATEMENT OF PROFIT AND LOSS FOR THE YEAR ENDED 31 March 2022

No.	Particulars	Note No.	For the year ended 31-Mar-2022	For the year ended 31-Mar-2021
I	Revenue from Operations	23	53,27,18,175	25,72,98,051
II	Other Income	24	2,45,29,730	4,26,91,302
III	Total Income (I + II)		55,72,47,904	29,99,89,353
IV	Expenses :			
	Cost of Material consumed	25	20,21,03,940	11,30,15,708
	Changes in inventories of finished goods,			
	Stock-in-Trade and work-in-progress	26	(6,39,39,786)	(16,08,578)
	Employee benefits expenses	27	1,85,06,882	2,24,63,225
	Finance cost	28	9,48,587	53,75,959
	Depreciation and amortization expenses	29	79,46,721	72,86,844
	Other expenses	30 & 30a	4,62,63,656	2,85,24,464
	Total expenses (IV)		21,18,30,000	17,50,57,622
V	Profit/(loss) before exceptional item and tax (III-IV)		34,54,17,904	12,49,31,731
VI	Exceptional item		-	-
VII	Profit/(loss) before tax and (V-VI)		34,54,17,904	12,49,31,937
VIII	Tax expenses			
	(1) Current tax		2,10,00,000	2,10,00,000
	(2) Deferred tax		(24,76,223)	(47,64,668)
	(3) Mat Credit Entitlement		-	-
	(4) Earlier years tax		(74,63,463)	(4,55,904)
IX	Profit / (loss) for the year		33,43,57,590	11,00,49,509
X	Other Comprehensive Income		(17,22,755)	(8,97,206)
XI	Profit/(loss) for the year (IX+X)		33,26,34,835	10,91,52,303
	Earnings per equity share			
XII	(1) Basic		36.96	12.13
XIII	(2) Diluted		36.96	12.13
	Significant Accounting Policies And additional Statement of Notes	31		

As per our report of even date attached

For S.R. Rahalkar & Associates
Chartered Accountants
 Firm Reg. No. 108283W.

A.P.SAWARKAR
Partner M. No.: 100442

Place: Nashik
Date: May 30, 2022.

For and on behalf of the Board of Directors

JITENDRA M. THAKKER
Chairman (DIN 00082860)

RAJENDRA M. THAKKER
Managing Director (DIN 00083181)

NARENDRA M. THAKKER
Director (DIN 00083224)

CASH FLOW STATEMENT FOR THE YEAR ENDED 31ST MARCH, 2022

	As at 31 st March 2022 (Rs.)	As at 31 st March 2021 (Rs.)
I) Cash Flow From Operating Activities		
Net Profit/(Loss) before Tax and Extra ordinary items	34,54,17,904	12,58,28,937
Adjustments For :		
Depreciation	79,46,721	72,86,844
Interest Paid	9,48,587	53,75,959
Loan Processing Fees	0	1,24,000
Interest & Dividend received	(11,47,630)	(9,42,717)
Share Profit/Loss from Partnership firms	(1,91,36,027)	(3,54,74,057)
(Profit) Loss / Disposal of Property, Plant and Equipment	(34,10,901)	(46,64,337)
Adjustment in profit due to OCI	(17,22,755)	(8,97,000)
(Profit)/Loss on Sale of Investments	0	(68,88,000)
Adjustments for Prior Period Income	(1,65,22,005)	(3,60,79,308)
Operating Profit before changes in Working Capital	32,88,95,900	8,97,49,628
Adjustments For Changes In Working Capital :		
Trade & Other Receivables	73,58,495	(2,15,16,420)
Inventories	(6,38,19,461)	(5,50,31,162)
Other assets	(13,28,33,974)	40,61,962
Trade Payables	(2,16,36,412)	1,13,09,633
Other current and non-current liabilities	(6,64,21,361)	(27,73,52,713)
	19,14,24,762	13,02,48,776
Cash Generated From Operations	5,15,43,188	21,99,98,628
Income Tax Paid	(2,10,00,000)	(2,10,00,000)
Tax Deducted at Source & Advance Tax	(1,70,95,000)	0
Earlier Year Taxes	74,63,463	0
Net Cash from Operating Activities (A)	2,09,11,651	19,89,98,628
II) Cash Flow From Investing Activities		
Interest & Dividend received	2,02,83,657	9,42,717
Purchase of Property, Plant and Equipment	(3,08,86,494)	(14,10,926)
Sale of Property, Plant and Equipment	58,14,998	1,09,33,274
Sale/(Purchase) of Investments	(10,96,79,244)	4,29,74,955
Net Cash Used In Investing Activities (B)	(11,44,67,083)	5,34,40,020
III) Cash Flow From Financing Activities		
Interest paid	(9,48,587)	(53,75,959)
Repayment of borrowings (Net)	7,63,76,123	(22,55,26,142)
Loan Processing Fees	0	(1,23,900)
Net Cash Used In Financing Activities (C)	7,54,27,536	(23,10,25,959)
Net (Decrease) In cash and cash Equivalents (A+B+C)	(1,81,27,898)	2,14,12,600
Cash and cash Equivalents at beginning of the period	4,05,42,233	1,91,29,633
Cash and cash Equivalents at end of the period	2,24,14,335	4,05,42,233

As per our report of even date attached

For and on behalf of the Board of Directors

For S.R. Rahalkar & Associates
Chartered Accountants
Firm Reg. No. 108283W.

A.P.SAWARKAR
Partner M. No.: 100442

Place: Nashik
Date: May 30, 2022.

JITENDRA M. THAKKER
Chairman (DIN 00082860)

RAJENDRA M. THAKKER
Managing Director (DIN 00083181)

NARENDRA M. THAKKER
Director (DIN 00083224)

STATEMENT OF CHANGES IN EQUITY FOR THE YEAR ENDED MARCH 31, 2022**A) Equity Share Capital**

Equity Share	As on 31-Mar-22	As on 31-Mar-21
Balance at the beginning of the year	9,00,00,000	9,00,00,000
Issued during the year	-	-
Reduction during the year	-	-
Balance at the close of the year	9,00,00,000	9,00,00,000

B) Equity Shares of INR 10 each issued, subscribed and fully paid

Particulars	NOS.
At March 31, 2021	90,00,000
At March 31, 2022	90,00,000

C) Other Equity

Equity Share	Share Premium	Retained Earning	Total
Balance as at April 01, 2020	4,50,00,000	64,65,58,859	69,15,58,859
Addition during the year	-	11,00,49,509	11,00,49,509
Other Comprehensive income for the year	-	(8,97,206)	(8,97,206)
Deduction during the year	-	-	-
Balance as at March 31, 2021	4,50,00,000	75,57,11,162	80,07,11,162
Balance as at April 01, 2021	4,50,00,000	75,57,11,162	80,07,11,162
Addition during the year	-	33,43,57,592	33,43,57,592
Other Comprehensive income for the year	-	(17,22,755)	(17,22,755)
Deduction during the year	-	-	-
Balance as at March 31, 2022	4,50,00,000	1,08,83,45,999	1,13,33,45,999

NOTE – 1 & 3 : PROPERTY, PLANT AND EQUIPMENTS AND OTHER INTANGIBLE ASSETS

Particulars	Tangible Assets								Intangible Assets
	Land	Mangal Karyalay 750 & Nexus Office	Plant and Machinery	Office Equipment	Vehicles	Furniture and Fixture	Computer s and Printers	Total	Computer Software
Gross Block									
As at 31/03/2020	38,199	39339230	12424689	8677380	83096548	4306805	6215020	154097871	489330
Additions	9,25,960	-	-	187500	-	227523	69950	1410933	-
Deletions	-	-	-	-	30929962	-	-	30929962	-
At 31/03/2021	9,64,159	39339230	12424689	8864880	52166586	4534328	6284970	124578842	489330
As at 01/04/2021	9,64,159	39339230	12424689	8864880	52166586	4534328	6284970	124578842	489330
Additions	-	-	106200	1129224	29101595	70668	478807	30886494	-
Deletions	-	-	-	-	26761652	-	-	26761652	-
At 31/03/2022	9,64,159	39339230	12530889	9994104	54506529	4604996	6763777	128703684	489330
Depreciation									
As at 31/03/2020	-	17080831	9102641	7476448	66798924	3273123	5803780	109535747	409550
Additions	-	2111503	739679	438382	3572620	268571	101653	7232408	54435
Deletions	-	-	-	-	24661025	-	-	24661025	-
At 31/03/2021	-	19192334	9842320	7914830	45710519	3541694	5905433	92107130	463985
As at 01/04/2021	-	19192334	9842320	7914830	45710519	3541694	5905433	92107130	463985
Additions	-	1911199	568095	390774	4669957	240240	149164	7929429	17292
Disposal	-	-	-	-	24357555	-	-	24357555	-
At 31/03/2022	-	21103533	10410415	8305604	26022921	3781934	6054597	75679004	481277
Net Block									
At 31/03/2021	9,64,159	20146896	2582369	950050	6456067	992641	379537	32471719	25345
At 31/03/2022	9,64,159	18235697	2120474	1688500	28483608	823069	709180	53024687	8053

Note - 2: INVESTMENT PROPERTY

Particulars	As on 31-Mar-22	As on 31-Mar-21
Investment Property	6,55,86,920	7,74,68,910
Total	6,55,86,920	7,74,68,910

Note - 4: NON CURRENT INVESTMENTS

Particulars	As on 31-Mar-22	As on 31-Mar-21
Investment in Equity Instruments Trade (Quoted)		
75,000 Equity Shares of Rs.52.75/- each of Asian food Products Ltd	39,56,250	39,56,250
Trade (Unquoted)		
5,103 Equity Shares of Rs.10/- each Deacon Infrastructure Pvt. Ltd.	0	51,030
10,000 Equity Shares of Rs.10/- each Harshwardhan Developers Pvt. Ltd.	1,00,000	1,00,000
10000 Equity Shares of Rs.10/- each Jamuna Horticulture Pvt. Ltd.	1,00,000	1,00,000
10000 Equity Shares of Rs.25/- each Motel Kutir Nirman Pvt. Ltd.	2,50,000	2,50,000
10000 Equity Shares of Rs.10/- each Pratap Marketing Pvt. Ltd.	1,00,000	1,00,000
4750 Equity Shares of Rs.10/- each Shree Kalavati Farm Pvt. Ltd.	47,500	0
	45,53,750	45,57,280
Non Trade (Unquoted)		
14620 Equity Share of Rs.25/- each of Nashik Merchant Co. Op.Bank.	3,65,500	3,65,500
19900 Equity Shares of Rs.25/- each of Janalaxmi Co.Op.Bank Ltd.	4,97,550	4,97,550
1 Equity Share of Rs.1000/- each of Rajlaxmi Urban Co.Op.Bank Ltd.	1,000	1,000
25 Equity Shares of Rs.200/- each of Rupee Co.Op.Bank Ltd.	5,000	5,000
4580 Equity Shares of Rs.100/- each of Godavari Urban Co.Op Bank Ltd.	4,58,000	4,58,000
1094 Equity Shares of Rs.25/- each of Shriram Sahakari Bank Ltd.	27,350	27,350
10 Equity Shares of Rs.100/- each of The Akola Janta Comm.Co-Op.Bank Ltd.	1,000	1,000
2585 Equity Shares of Rs.10/- each of The Saraswat Co. Op Bank Ltd.	25,000	25,000
23 Equity Shares of Rs.25/- each of Vishwas Co. Op. Bank Ltd.	7,375	7,375
Total Investment in Equity Instruments	13,87,775	13,87,775
Investment in Partnership Firm	6,87,289	7,21,979
Total Non-Current Investments	66,28,814	66,67,034

Note - 5 : OTHER ASSETS

Particulars	As on 31-Mar-22	As on 31-Mar-21
Deposit		
Tender Deposit	40,91,808	40,91,808
Member Deposit	3,46,393	3,46,393
Rent Deposit	3,75,657	3,75,657
Land Deposit	7,45,106	7,45,106
Others	1,25,129	1,69,129
Total	56,84,093	57,28,093

Note – 6 : DEFERRED TAX LIABILITY/ (ASSETS)

Particulars	As on 31-Mar-22	As on 31-Mar-21
Difference between Book and Tax Depreciation	36,76,179	45,55,434
Provisions for Gratuity/ Bonus	35,64,712	2,09,234
Brought Forward losses	0	0
Total	72,40,891	47,64,668

Note – 7 : OTHER NON CURRENT ASSETS

Particulars	As on 31-Mar-22	As on 31-Mar-21
Advances given for projects - Others	26,28,28,090	11,85,85,651
Advances given for projects - Related parties	39,49,36,064	16,49,43,794
Tender Deposit	8,79,269	8,79,269
Members Deposit	2,39,248	2,39,248
Rent Deposit	1,00,030	1,00,030
Land Deposit	1,63,924	1,63,924
Other Deposits	60,780	60,780
Total	65,92,07,406	28,49,72,696

Note – 8 : INVENTORIES (As Valued and Certified by Management)

Particulars	As on 31-Mar-22	As on 31-Mar-21
(a) Work in progress	40,94,25,196	29,07,80,975
(b) Finished goods	35,21,80,182	43,40,70,737
(c) Development expenses	20,93,23,056	20,96,80,755
Total Inventories	97,09,28,434	93,45,32,467

Note – 9 : INVESTMENTS- CURRENT

Particulars	As on 31-Mar-22	As on 31-Mar-21
Investment in Mutual Funds-Quoted	10,92,54,301	-
Floating Rate Income Fund	-	-
Investment in Partnership Firm	2,19,24,915	95,79,760
Total investments	13,11,79,216	95,79,760

Note – 10 : TRADE RECEIVABLES

Particulars	As on 31-Mar-22	As on 31-Mar-21
Trade receivables		
(a) Unsecured, considered good not exceeding six months	3,48,57,340	3,85,43,209
(b) Unsecured, considered good exceeding six months	1,10,21,250	1,46,93,876
Total Trade Receivables	4,58,78,590	5,32,37,085

Note – 10(A) : TRADE RECEIVABLES AGEING SCHEDULE

Particulars	Not Due	Unbilled Dues	Outstanding for following periods from due date of payment					Total
			Less than 6 Months	6 Months - 1 Year	1-2 Years	2-3 Years	More than 3 Years	
-Undisputed Trade Receivables-Considered good	-	-	1,68,70,247	98,48,347	64,22,156	6,30,298	1,21,07,542	4,58,78,590
-Undisputed Trade Receivables-Considered doubtful	-	-	-	-	-	-	-	-
-Disputed Trade Receivables-Considered good	-	-	-	-	-	-	-	-
-Disputed Trade Receivables-Considered doubtful	-	-	-	-	-	-	-	-
Total	-	-	1,68,70,247	98,48,347	64,22,156	6,30,298	1,21,07,542	4,58,78,590

Note – 11 : CASH & CASH EQUIVALENTS

Particulars	As on 31-Mar-22	As on 31-Mar-21
Balances with banks	72,96,710	2,56,62,427
Cash on hand	10,10,012	32,70,583
Total Cash & Cash Equivalents	83,06,722	2,89,33,010
Bank balances other than above		
-Deposits with remaining maturity less than or equal to 12 months	1,41,07,613	1,16,09,224
-Deposits with remaining maturity more than 12 months		
Total Bank Balances other than above	1,41,07,613	1,16,09,224

Note – 12 : CURRENT TAX ASSETS/ LIABILITIES (NET)

Particulars	As on 31-Mar-22	As on 31-Mar-21
Balance with Income Tax Authority		
Income Tax Assets	1,57,83,280	1,67,02,198
Advance tax including TDS	45,71,948	15,33,117
Less : Provision of Income tax	2,10,00,000	2,10,00,000
Add: Mat Credit Entitlement	7,18,000	7,18,000
Total Current tax assets (Net)	73,228	(20,46,685)

Note – 13 : OTHER CURRENT ASSETS

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
a) Advances recoverable in cash		
1. Purchase of Real Estate/Rights	4,24,53,735	-
2. Purchase of Real Estate/Rights to related parties	67,65,537	24,06,12,181
3. Advances to suppliers	3,41,340	-
4. Employee advances	9,72,050	9,35,800
b) Others		
1. Duties and Tax recoverable	67,41,713	1,39,46,681
2. Prepaid expenses	3,24,497	5,29,786
3. TDS receivable	-	-
4. Stamp & Registration	72,43,925	77,96,505
5. Others	10,05,680	9,85,680
Total Other current Assets	6,58,48,477	26,48,06,633

Note – 14 : ISSUED SHARE CAPITAL

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
Authorized Share Capital		
- 1,50,00,000 Equity Shares of Rs.10 each	15,00,00,000	15,00,00,000
Total	15,00,00,000	15,00,00,000
Issued, Subscribed and Paid-up (fully paid-up) :		
- 90,00,000 Equity Shares of Rs.10 each	9,00,00,000	9,00,00,000
Total	9,00,00,000	9,00,00,000

Note-14 (A): RECONCILIATION OF EQUITY SHARE OUTSTANDING AT THE BEGINNING AND AT THE END OF YEAR

Particulars	As on 31-Mar-22 Equity shares	As on 31-Mar-21 Equity shares
Outstanding as at beginning of the year	90,00,000	90,00,000
Addition during the year		
Outstanding as at end of the year	90,00,000	90,00,000

Note - 14 (B) : TERMS AND RIGHTS ATTACHED TO THE EQUITY SHARES OF THE COMPANY

The Company has only one class of equity shares having par value of Rs. 10 each. Every holder of equity share is entitled to one vote. In the event of liquidation of the Company, the equity shareholders shall be entitled to proportionate share of their holding in the assets remaining after distribution of all preferential amounts.

Note - 14 (C) : There are no shareholders having a holding of more than 5% as at 31 March, 2022 & 31 March, 2021.

Note – 14 (D):

A) Statement of Changes in Equity FY 2020-21

Particulars	Equity Share Capital	Other Equity				Other Comprehensive Income	Total equity attributable to equity holders of the Company
		Capital Reserve	Revaluation Reserve	Share Premium	Retained Earnings	Other Items of Comprehensive Income / (Loss)	
Balance as at April 1, 2020	9,00,00,000	-	-	4,50,00,000	64,65,58,859	-	78,15,58,859
<u>Changes in Equity for the year</u>	-	-	-	-	-	-	-
Profit for the Year	-	-	-	-	11,00,49,509	-	11,00,49,509
Transfer to General Reserve	-	-	-	-	-	-	-
Total Comprehensive Income for the year	9,00,00,000	-	-	4,50,00,000	75,66,08,368	-	89,16,08,368
Remeasurement of Employee Benefit Plan	-	-	-	-	-	-8,97,206	-8,97,206
Balance as at March 31, 2021	9,00,00,000	-	-	4,50,00,000	75,66,08,368	-8,97,206	89,07,11,162

Statement of Changes in Equity FY 2021-22

Particulars	Equity Share Capital	Other Equity				Other Comprehensive Income	Total equity attributable to equity holders of the Company
		Capital Reserve	Revaluation Reserve	Share Premium	Retained Earnings	Other Items of Comprehensive Income / (Loss)	
Balance as at April 1, 2021	9,00,00,000	-	-	4,50,00,000	75,57,11,162	-	89,07,11,162
<u>Changes in Equity for the year</u>	-	-	-	-	-	-	-
Profit for the Year	-	-	-	-	33,43,57,592	-	33,43,57,592
Transfer to General Reserve	-	-	-	-	-	-	-
Total Comprehensive Income for the year	9,00,00,000	-	-	4,50,00,000	1,09,00,68,754	-	1,22,50,68,754
Remeasurement of Employee Benefit Plan	-	-	-	-	-	-17,22,755	-17,22,755
Balance as at March 31, 2022	9,00,00,000	-	-	4,50,00,000	1,09,00,68,754	-17,22,755	1,22,33,45,999

Note – 14 (E):**B) Disclosure of Promoters' Shareholding**

Name of Promoter	As on 31/03/2022		As on 31/03/2021		% Change in Share holding during the year
	% Holding in the Class	No. of Shares	% Holding in the Class	No. of Shares	
Manohardas Raghavaji Thakker	0.00	-	0.54	48,444	-0.54
Intra Communications Pvt Ltd	3.56	3,20,200	3.56	3,20,200	-
Jay Jeet Marketing Pvt Ltd	3.44	3,10,000	3.44	3,10,000	-
Mahalaxmi Travels Pvt Ltd	3.30	2,97,400	3.30	2,97,400	-
Subhashani Construction Pvt.Ltd.	2.86	2,57,400	2.86	2,57,400	-
Shubhakamana Builder Pvt Ltd	2.76	2,48,000	2.76	2,48,000	-
Pooja Kutir Nirman Pvt Ltd	2.39	2,15,000	2.39	2,15,000	-
Gireesh Marketing Private Limited	2.31	2,08,000	2.31	2,08,000	-
Manohardas Raghavaji Thakker	2.28	2,05,000	2.28	2,05,000	-
Vichal Enterprises Pvt Ltd	2.22	2,00,000	2.22	2,00,000	-
Pravin Marketing Pvt Ltd	2.22	2,00,000	2.22	2,00,000	-
Jyoti N Thakker	2.22	2,00,000	2.22	2,00,000	-
Babita Marketing Pvt Ltd	2.12	1,90,800	2.12	1,90,800	-
Manan Trade Resources Pvt Ltd	2.09	1,88,000	2.09	1,88,000	-
Gaurav Developers Pvt Ltd	1.94	1,74,600	1.94	1,74,600	-
Nitu Marketing Pvt Ltd	1.73	1,55,800	1.73	1,55,800	-
Alankar Marketing Pvt Ltd	1.67	1,50,000	1.67	1,50,000	-
Nishant Kutir Nirman Pvt Ltd	1.60	1,44,200	1.60	1,44,200	-
Sumangal Construction Pvt Ltd	1.46	1,31,000	1.46	1,31,000	-
Omkar Enterprises Pvt. Ltd	1.39	1,25,200	1.39	1,25,200	-
Rajendra Manohardas Thakker	1.36	1,22,620	1.36	1,22,620	-
Nishant Rajendra Thakker	1.33	1,20,022	1.33	1,20,022	-
Dattatray Marketing Pvt. Ltd.	1.33	1,20,000	1.33	1,20,000	-
Dhananjay Marketing Pvt Ltd	1.33	1,20,000	1.33	1,20,000	-
Sharvak Construction Pvt Ltd	1.33	1,20,000	1.33	1,20,000	-
Rudraksha Builders Pvt Ltd	1.33	1,20,000	1.33	1,20,000	-
Panchvati Horticulture Pvt Ltd	1.27	1,14,600	1.27	1,14,600	-
Abhishek Kutir Nirman Pvt Ltd	1.26	1,13,800	1.26	1,13,800	-
Abhijit Marketing Pvt Ltd	1.16	1,04,800	1.16	1,04,800	-
Diwakar Farm Pvt.Ltd.	1.13	1,01,400	1.13	1,01,400	-
Satyaprakash Marketing Pvt Ltd	1.11	1,00,200	1.11	1,00,200	-
Jitendra Manohardas Thekker	1.06	95,600	1.06	95,600	-
Mukund Marketing Pvt.Ltd	1.03	92,600	1.03	92,600	-
Minimax Horticulture Pvt. Ltd.	1.02	91,800	1.02	91,800	-
Dhanush Marketing Pvt Ltd	0.99	89,000	0.99	89,000	-
Indira Horticulturals Pvt.Ltd.	0.89	79,800	0.89	79,800	-
Narendra Manohardas Thakker	0.79	71,220	0.79	71,220	-
J M Thakker Developers P. Ltd	0.68	61,600	0.68	61,600	-
Ramleela Marketing Pvt.Ltd	0.67	60,000	0.67	60,000	-
Rajendra M Developers & Builders Pvt.Ltd	0.64	58,000	0.64	58,000	-
M R Thakker & Co. Construction P Ltd	0.60	54,000	0.60	54,000	-
Krishnaleela Enterprises Pvt.Ltd.	0.57	51,000	0.57	51,000	-
Mallika Agriculture Pvt Ltd	0.55	49,600	0.55	49,600	-
Hemangini Marketing Pvt Ltd	0.52	46,800	0.52	46,800	-
Narottam Marketing Pvt Ltd	0.46	41,800	0.46	41,800	-
Kerkar Marketing Pvt Ltd	0.44	40,000	0.44	40,000	-
Kumudini Marketing Pvt Ltd	0.43	38,800	0.43	38,800	-
Ashish Agriculture Pvt Ltd	0.38	34,200	0.38	34,200	-
Robin Marketing Pvt Ltd	0.24	21,600	0.24	21,600	-
Radheya Farm Pvt Ltd	0.20	18,400	0.20	18,400	-
Meena Marketing Pvt Ltd	0.18	16,400	0.18	16,400	-
Poonam R Thakker	0.17	15,042	0.17	15,042	-
Pratiprabha Marketing Pvt Ltd	0.17	15,000	0.17	15,000	-

Freedom Marketing Pvt Ltd	0.13	11,600	0.13	11,600	-
Priya Marketing Private Ltd	0.13	11,400	0.13	11,400	-
Bharati Jitendra Thakker	0.11	10,020	0.11	10,020	-
Nasik Marketing Pvt Ltd	0.11	10,000	0.11	10,000	-
Bholenath Marketing Pvt Ltd	0.03	3,000	0.03	3,000	-
Harihar Horticultural Pvt Ltd	0.02	2,200	0.02	2,200	-
Gaurav Jitendra Thakker	0.54	49,044	0.01	600	0.54
Hetal Nishant Thakker	0.01	600	0.01	600	-
Abhishek Narendra Thakker	0.00	32	0.00	32	-
Total Number of Shares	-	64,18,200	-	64,18,200	-

* Note - Being the demise of Manohardas Raghavji Thakker, his shares were transmitted to Nominee Gaurav Jitendra Thakker. There is no overall change in the promoter's shareholdings during the year.

Note – 15 : RESERVE & SURPLUS

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
(a) Retained Earnings (Surplus)	1,08,83,45,999	75,57,11,162
(b) Share Premium Reserve	4,50,00,000	4,50,00,000
Total reserve & surplus	1,13,33,45,999	80,07,11,162
(a) Retained Earnings		
As per last statement of financial position	75,57,11,162	64,65,58,859
Add: Net Profit/(Loss) for the current year	33,26,34,837	10,91,52,303
Total Retained Earnings	1,08,83,45,999	75,57,11,162

Note – 16 : BORROWINGS

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
Secured Terms loan & borrowings from :		
(a) Banks	553	19,13,391
(b) NBFC's	-	8,69,706
Unsecured		
(c) Directors	8,92,01,568	1,05,38,977
Total Non-Current Borrowings	8,92,02,121	1,33,22,074
Secured Bank Overdraft	1,35,11,338	1,30,15,262
Current Maturities of Long Term Debt	1,85,713	-
Total Current Borrowings	1,36,97,051	1,30,15,262

Note – 17 : TRADE PAYABLES

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
(a) Non-Current		
- Dues to Micro, Small and Medium Enterprise	-	-
- Dues to Others	2,18,25,394	1,89,71,905
- Dues to related parties	-	-
Total Non-Current Trade Payable	2,18,25,394	1,89,71,905
(b) Current		
- Dues to Micro, Small and Medium Enterprise	-	-
- Dues to Others	45,31,844	2,90,21,744
- Dues to related parties	-	-
Total Current Trade Payables	45,31,844	2,90,21,744

Note – 17 (A) : TRADE PAYABLES AGEING SCHEDULE

Particulars	Not Due	Unbilled Dues	Outstanding for following periods from due date of payment				Total
			Less than 1 Year	1-2 Years	2-3 Years	More than 3 Years	
- MSME	-	-	5,10,416	-	-	-	5,10,416
- Others	-	-	52,28,795	52,07,037	-	1,54,10,990	2,58,46,822
- Disputed Dues - MSME	-	-	-	-	-	-	-
- Disputed Dues - Others	-	-	-	-	-	-	-
Total	-	-	57,39,211	52,07,037	-	1,54,10,990	2,63,57,238

Note – 18 : OTHER FINANCIAL LIABILITIES

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
(a) Non-Current		
Deposits	4,00,73,849	3,91,09,145
Total Non-Current Other Financial Liabilities	4,00,73,849	3,91,09,145
(b) Current	-	-

Note – 19 : EMPLOYEES BENEFIT OBLIGATIONS

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
(i) Non-Current provisions		
- Provision for Gratuity	41,17,210	20,76,358
Total Non-Current Employees Benefit Obligations	41,17,210	20,76,358
(ii) Current provisions		
Provision for Gratuity	88,09,582	83,82,434
Total Current Employees Benefit Obligations	88,09,582	83,82,434

Note – 20 : OTHER NON CURRENT LIABILITIES

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
Deposits	-	-
Advances from customer	14,35,09,602	18,01,80,713
Related parties	26,21,92,586	23,29,93,527
Total Non-Current Liabilities	40,57,02,188	41,31,74,240

Note – 21 : OTHER CURRENT LIABILITIES

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
Advances from customer under same management	7,88,17,009	23,23,06,530
Advances due to employees	11,59,831	5,95,272
Advances from customers	8,16,37,921	1,13,59,924
Interest accrued	-	-
Statutory Dues		
TDS Payable	7,19,411	1,79,339
EPF Payable	62,839	12,824
ESIC Payable	2,462	2,123
Professional Tax Payable	12,850	7,550
CGST Payable	1,18,428	15,949
SGST Payable	31,23,482	15,949
IGST Payable	7,200	3,600
Others	8,39,989	8,30,666
Other Unearned revenue	-	-
Total other current liabilities	16,65,01,422	24,53,29,726

Note – 22 : PROVISIONS

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
a) Non-Current Provisions	-	-
Total	-	-
b) Current Provisions		
- Provision for Bonus	12,36,878	5,32,381
- Provision for outstanding works for projects	5,46,59,606	3,91,03,521
Total Current Provisions	5,58,96,484	3,96,35,902

Note – 23 : REVENUES

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
Sales of Flats/Shops & construction contract receipts	12,78,47,680	11,78,23,465
Estate Dealing & Development Activity Sales	15,47,57,080	12,62,91,043
TOTAL (A)	28,26,04,760	24,41,14,508
Other operating revenues	25,01,13,415	1,31,83,543
TOTAL (B)	25,01,13,415	1,31,83,543
Total revenue (A+B)	53,27,18,175	25,72,98,051

Note - 24 : OTHER INCOME

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
(a) Interest Income		
-Interest Income	10,91,950	9,42,717
TOTAL (A)	10,91,950	9,42,717
(b) Dividend Income		
- Dividend Income	-	-
TOTAL (B)	-	-
(c) Other non-operating income		
- Sundry Balance written back	-	-
- Other non-operating income	2,34,37,780	4,17,48,585
TOTAL (C)	2,34,37,780	4,17,48,585
Total Other Income (A+B+C)	2,45,29,730	4,26,91,302

Note – 25 : COST OF MATERIALS CONSUMED

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
Consumption of Construction Material		
Cost of Construction		
Expenditure on Building Material, Transporting, Labour Charges etc.	15,16,01,302	7,08,52,065
TOTAL	15,16,01,302	7,08,52,065
Cost of Estate Dealing/Development Activity Sales		
Opening Stock of Plots/Lands/Rights	26,11,18,202	18,91,56,950
Add : Purchases of Plots/Lands/Rights,	2,33,18,543	11,42,28,416
	28,44,36,745	30,33,85,366
Less : Cost of Land Transferred to Construction and Development	2,024	-
Less : Cost of Land Transferred to investment	-	1,03,521
Less : Closing Stock	23,39,32,083	26,11,18,202
TOTAL	5,05,02,638	4,21,63,643
Total cost of materials consumed	20,21,03,940	11,30,15,708

Note-26:CHANGES IN INVENTORIES OF FINISHED GOODS, STOCK IN TRADE AND WORK IN PROGRESS

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
Opening Balance		
Work in progress	29,07,80,973	23,94,46,891
Finished goods (Shops/Flats)	17,29,52,535	22,27,25,434
Total Opening balance (A)	46,37,33,508	46,21,72,325
Closing Balance		
Work in progress	40,94,25,196	29,07,80,973
Less : Cost of land transferred to Investment	11,82,48,098	17,29,52,535
Less : Cost of land transferred fixed Assets	-	47,394
Finished goods (Shops/Flats)	-	-
Total Closing balance (B)	52,76,73,294	46,37,80,902
Total changes in inventories of finished goods, stock in trade and work in progress (A-B)	(6,39,39,786)	(16,08,577)

Note – 27 : EMPLOYEE BENEFIT EXPENSES

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
Salaries, Wages and Bonus (including Directors Remuneration)	1,67,61,537	1,90,24,120
Contribution to Provident/other funds	17,45,345	34,39,105
Total Employee benefit expenses	1,85,06,882	2,24,63,225

Note – 28 : FINANCE COST

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
Interest On Loans	9,48,587	53,75,959
Total	9,48,587	53,75,959

Note – 29 : DEPRECIATION AND AMORTIZATION EXPENSES

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
Depreciation on Property Plant and Equipment	79,29,429	72,32,409
Amortization of Intangible Assets	17,292	54,435
Total	79,46,721	72,86,844

Note – 30 : OTHER EXPENSES

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
Administrative expenses		
- Payment to auditor (Details as given below)	1,00,000	1,00,000
- Advertisement	16,75,550	4,34,222
- Annual fees/service charges	4,32,750	5,41,800
- Bank charges	1,33,176	22,284
- Brokerage on sales	64,59,405	2,50,000
- Development expenses.	3,72,270	25,740
- Donation Expenses	-	46,000
- Exhibition expenses	-	30,000
- Legal & professional charges	56,92,869	24,85,713
- Miscellaneous expenses	1,49,37,955	99,68,875
- Office expenses	13,42,077	8,45,861
- Postage, telephone & telegrams	47,573	1,93,365
- Printing, stationery and computer expenses	3,08,351	4,90,536
- Loan processing fees	-	1,23,900
- Repairs and maintenance a/c	2,17,909	38,236
- Mangal Karyalay expenses.	-	4,62,015
- Office rent	63,350	17,50,000
- Rates & taxes / court fee stamps & attestation	76,20,297	43,82,261
- Management & training exps	-	-
- Travelling & conveyance expenses	11,73,313	1,68,408
- House tax	17,26,203	10,38,693
- Corporate social responsibility exps.(CSR)	4,32,235	4,46,085
- Vehicle expenses	27,21,379	38,19,524
- Vehicle/equipment hire charges	-	-
- Water & electricity charges	8,04,494	8,55,935
- Sponsorship expenses	-	-
- Professional tax	2,500	5,000
-Share profit/(Loss) from firm	-	11
TOTAL	4,62,63,656	2,85,24,464

Note – 30 (A) : DETAILS OF PAYMENTS TO AUDITORS

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
Statutory Audit Fee	75,000	75,000
Tax Audit Fee	25,000	25,000
Total payments to auditors	1,00,000	1,00,000

NOTE – 31 :**NOTES TO AND FORMING PART OF STANDALONE THE FINANCIAL STATEMENTS****Significant Accounting Policies****1. General Information:****Corporate background;**

Thakkers Developers Ltd ("the Company") is a public limited company domiciled in India and incorporated on March 30th, 1987 under the provision of Companies Act, 1956. The registered office of Company is located at 37/39, Kantol Niwas, Modi Street, Fort, Mumbai 400 001. The administrative office of the Company is at 7, Thakkers, Near Nehru Garden, Nashik 422 001. Shares of the Company are listed on Bombay Stock Exchange (BSE). Company is presently engaged in the business of Real Estate & Construction activities. The financial statements were approved for issue by The Board of Directors on May 30, 2022.

2. Basis of preparation of financial statements

The Company's financial statements have been prepared in accordance with the provisions of the Companies Act, 2013 and the Indian Accounting Standards (Ind AS) notified under the (Indian Accounting Standards) Rules, 2015 read with section 133 of the Companies Act, 2013 (as amended from time to time).

These financial statements include Balance sheet, Statement of Profit and Loss, Statement of Changes in Equity and Statement of Cash flows and notes, comprising a summary of significant accounting policies and other explanatory information and comparative information in respect of the preceding year.

The financial statements are prepared in accordance with Indian Accounting Standards (IND AS) under the historical cost convention on the accrual basis except for the following:

-Certain financial assets and liabilities (including derivative instruments) that is measured at fair value.

-Defined benefit plans- plan assets measured at fair value

The financial statements (except for Statement of Cash Flow) are prepared and presented in the format prescribed in Division II – Ind AS Schedule III ("Schedule III") to the Companies Act, 2013.

The Statement of Cash Flow has been prepared and presented as per the requirements of Ind AS 7 "Statement of Cash flows".

Accounting policies have been consistently applied except where a newly issued accounting standard is initially adopted or a revision to an existing accounting standard requires a change in the accounting policy hitherto in use.

The financial statements are presented in Indian Rupee ("INR")

Use of estimates

The preparation of the financial statements in conformity with IND AS requires management to make estimates, judgments and assumptions. These estimates, judgments and assumptions affect the application of accounting policies and the reported amounts of assets and liabilities, the disclosures of contingent assets and liabilities at the date of the financial statements and reported amounts of revenues and expenses during the period. Application of accounting policies that require critical accounting estimates involving complex and subjective judgments and the use of assumptions in these financial statements have been disclosed at appropriate places.

Accounting estimates could change from period to period. Actual results could differ from those estimates. Appropriate changes in estimates are made as management becomes aware of changes in circumstances surrounding the estimates. Changes in estimates are reflected in the financial statements in the period in which changes are made and, if material, their effects are disclosed in the notes to the financial statements.

The said estimates are based on the fact and events, that existed as at the reporting date, or that occurred after that date but provide additional evidence about conditions existing as at the reporting date.

3. Current versus Non-Current classification

The Company's normal operating cycle in respect of operations relating to the construction of real estate projects may vary from project to project depending upon the size of the project, type of development, project complexities and related approvals. Operating cycle for all completed projects is based on 12 months period. Assets and liabilities have been classified into current and non-current based on their respective operating cycle.

The Company presents assets and liabilities in the balance sheet based on current/ non-current classification. An asset is treated as current when it is:

- Expected to be realized or intended to be sold or consumed in normal operating cycle,
- Held primarily for the purpose of trading,

- Expected to be realized within twelve months after the reporting period, or
- Cash or cash equivalent unless restricted from being exchanged or used to settle a liability for at least twelve months after the reporting period

All other assets are classified as non-current.

Trade receivables which are expected to be realized within 12 months from the reporting date shall be classified as current. Outstanding more than 12 months shall be shown as noncurrent only unless efforts for its recovery have been made and it is likely that payment shall be received within 12 months from the reporting date.

A liability is current when:

- It is expected to be settled in normal operating cycle,
- It is held primarily for the purpose of trading,
- It is due to be settled within twelve months after the reporting period, or
- There is no unconditional right to defer the settlement of the liability for at least twelve months after the reporting period

A payable shall be classified as Trade Payable if it is in respect of the amount due on account of goods purchased or services received in the normal course of business.

Trade payables which are expected to be settled within 12 months from the reporting date shall be shown as current.

The Company classifies all other liabilities as non-current.

Deferred tax assets and liabilities are classified as non-current

4. Revenue recognition

Revenue is recognized to the extent that it is probable that the economic benefits will flow to the company and the revenue can be reliably measured. Escalation and other claims, which are not ascertainable /acknowledged by customers, are not taken into account. Revenue is measured at the fair value of the consideration received or receivable, net of returns and allowances, trade discounts and volume rebates.

Criteria for recognition of revenue are as under

- The Company recognizes revenue, on execution of agreement or letter of allotment and when control of the goods or services are transferred to the customer, at an amount that reflects the consideration (i.e. the transaction price) to which the Company is expected to be entitled in exchange for those goods or services excluding any amount received on behalf of third party (such as indirect taxes). An asset created by the Company's performance does not have an alternate use and as per the terms of the contract, the Company has an enforceable right to payment for performance completed till date. Hence the Company transfers control of a good or service over time and, therefore, satisfies a performance obligation and recognizes revenue over time. The Company recognizes revenue at the transaction price which is determined on the basis of agreement or letter of allotment entered into with the customer. The Company recognizes revenue for performance obligation satisfied over time only if it can reasonably measure its progress towards complete satisfaction of the performance obligation. The Company would not be able to reasonably measure its progress towards complete satisfaction of a performance obligation if it lacks reliable information that would be required to apply an appropriate method of measuring progress. In those circumstances, the Company recognizes revenue only to the extent of cost incurred until it can reasonably measure outcome of the performance obligation.

The Company uses cost based input method for measuring progress for performance obligation satisfied over time. Under this method, the Company recognizes revenue in proportion to the actual project cost incurred (excluding land cost) as against the total estimated project cost (excluding land cost).

The management reviews and revises its measure of progress periodically and are considered as change in estimates and accordingly, the effect of such changes in estimates is recognized prospectively in the period in which such changes are determined.

A receivable represents the Companies right to an amount of consideration that is unconditional (i.e., only the passage of time is required before payment of the consideration is due.

Incomplete projects are carried as construction work in process Land cost includes the cost of land, land related development rights and premium.

Effect of increase /decrease in inventories of finished goods, stock in trade and work in progress is separately shown under "Expenses".

- **Interest Income**

For all financial instruments measured at amortized cost, interest income is recognized using the effective interest rate (EIR), which is the rate that exactly discounts the estimated future cash payments or receipts through the expected life of the financial instrument or a shorter period, where appropriate, to the net carrying amount of the financial assets. Interest income is included in other income in the statement of profit and loss.

- **Profit/Loss from Partnership firm**

Share of Profit/Loss from Partnership firm is accounted in respect of the financial year of the firm ending on or before the balance sheet date on the basis of their audited/unaudited accounts as the case may be.

- **Dividend income**

Revenue is recognized when the Company's right to receive the payment is established, which is generally when shareholders approve the dividend.

- **Rental and Other Income**

Other incomes are accounted on accrual basis as and when they are earned.

5. **Employee benefits**

Short-term obligations

All employee benefits falling due wholly within twelve months of rendering the service are classified as short term employee benefits. These are expensed as the related service is provided. A liability is recognized for the amount expected to be paid if the Company has a present legal or constructive obligation to pay this amount as a result of past service provided by the employee and the obligation can be estimated reliably.

Post - employment obligations i.e.

i. Defined contribution plans

Retirement benefits in the form of contribution to provident fund and pension fund are charged to the statement of profit and loss in the period of incurrence when the services are rendered by the employees.

ii. Defined benefit plans

Gratuity is in the nature of a defined benefit plan. Provision for gratuity is calculated on the basis of actuarial valuations carried out at reporting date and is charged to the statement of profit and loss. The actuarial valuation is computed using the projected unit credit method.

Re-measurements, comprising of actuarial gains and losses, the effect of the asset ceiling, excluding amounts included in net interest on the net defined benefit liability and the return on plan assets (excluding amounts included in net interest on the net defined benefit liability), are recognized immediately in the balance sheet with a corresponding debit or credit to retained earnings through OCI in the period in which they occur. Re-measurements are not reclassified to profit or loss in subsequent periods.

6. Income taxes

i. Current income tax

Current income tax assets and liabilities are measured at the amount expected to be recovered from or paid to the taxation authorities using the tax rates and tax laws that are in force at the reporting date.

Current income tax relating to items recognized outside the statement of profit and loss is recognized outside the statement of profit and loss (either in other comprehensive income or in equity). Current tax items are recognized in correlation to the underlying transaction either in OCI or directly in equity.

The Company offsets current tax assets and current tax liabilities where it has a legally enforceable right to set off the recognized amounts and where it intends either to settle on a net basis, or to realize the assets and settle the liability simultaneously.

ii. Deferred Tax

Deferred income tax is recognized using the balance sheet approach. Deferred tax liabilities are recognized for all taxable temporary differences.

Deferred tax assets are recognized to the extent that it is probable that taxable profit will be available against which the deductible temporary differences and the carry forward of unused tax credits and unused tax losses can be utilized.

The carrying amount of deferred tax assets is reviewed at each reporting date and reduced to the extent that it is no longer probable that sufficient taxable profit will be available to allow all or part of the deferred tax asset to be utilized.

Deferred tax relating to items recognized outside the statement of profit and loss is recognized outside the statement of profit and loss. Such deferred tax items are recognized in correlation to the underlying transaction either in other comprehensive income or directly in equity.

Deferred tax assets and liabilities are measured using substantively enacted tax rates expected to apply to taxable income in the years in which the temporary differences are expected to be received or settled.

Deferred tax assets and liabilities are offset when they relate to income taxes levied by the same taxation authority and the relevant entity intends to settle its current tax assets and liabilities on a net basis.

iii. Minimum Alternate tax (MAT)

Minimum alternate tax (MAT) paid in a year is charged to the statement of profit and loss as current tax for the year. The deferred tax asset is recognized for MAT credit available only to the extent that it is probable that the Company will pay normal income tax during the specified period, i.e., the period for which MAT credit is allowed to be carried forward. In the year in which the Company recognizes MAT credit as an asset, it is created by way of credit to the statement of profit and loss and shown as part of deferred tax asset. The Company reviews the "MAT credit entitlement" asset at each reporting date and writes down the asset to the extent that it is no longer probable that it will pay normal tax during the specified period.

7. Property, plant and equipment

PPE is recognized when it is probable that future economic benefits associated with the item will flow to the Company and the cost of the item can be measured reliably.

Freehold land is carried at historical cost.

All other items of Property, plant and equipment are stated at historical cost less depreciation and impairment if any. Historical cost includes expenditure that is directly attributable to the acquisition of the items until they are ready for 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 company and the cost of the item can be measured reliably.

Borrowing costs relating to acquisition / construction / development of tangible assets, which takes substantial period of time to get ready for its intended use are also included to the extent they relate to the period till such assets are ready to be put to use.

The carrying amount of any component accounted for as a separate asset is derecognized when replaced. All other repairs and maintenance are charged to profit or loss during the reporting period in which they are incurred. The cost and related accumulated depreciation are eliminated from the financial statements upon sale or retirement of the asset and the resultant gains or losses are recognized in the Statement of Profit and Loss.

PPE not ready for the intended use on the date of the Balance sheet is disclosed as "Capital Work-In-Progress" and carried at cost, less impairment losses, if any Cost companies of directly attributable costs and related incidental expenses.

Depreciation methods / estimated useful lives and residual value

Depreciation is provided on pro rata basis on Written Down Value Method over the estimated useful life of the assets as prescribed in Schedule II of the Companies Act, 2013 except in respect of the assets where the useful life is different based upon the technical evaluation done by the management's Expert, in order to reflect the actual usage of the assets. The estimates of the useful life of assets are as follows:

Sr. No.	Category of assets	Sub-category of assets	Useful life as per schedule II	Useful life adopted by the Company the Company
1	Plant and Machinery	Site Equipment	12	12
2	Office and equipment	Office and equipment	5	5
3	Computers and printers	End user devices	3	3
4	Furniture and Fixture	Furniture and Fixture	10	10
5	Vehicles	Motor Cars	8	8

The assets residual values and useful life are reviewed by the management at the end of each reporting period. The asset carrying amount is written down to its recoverable amount if the assets carrying amount is greater than its estimated recoverable amount.

Depreciation method, useful life and residual value are reviewed periodically.

Leasehold land and improvements are amortized on the basis of duration and other terms of lease.

The carrying amount of PPE is reviewed periodically for impairment based on internal / external factors. An impairment loss is recognized wherever the carrying amount of assets exceeds its recoverable amount. The recoverable amount is the greater of the asset's net selling price and value in use.

Intangible assets

Intangible assets are recognized when it is probable that future economic benefits attributable to the assets will flow to the Company and the cost of the asset can be measured reliably. Such Intangible Assets acquired by the Company are measured at cost less accumulated amortization and any accumulated impairment losses.

Cost includes expenditure that is directly attributable to the acquisition and installation of such assets. All intangible assets with definite useful life are amortized over the estimated useful lives.

8. Investment properties

Recognition and initial measurement

Investment properties are properties held to earn rentals or for capital appreciation, or both. Investment properties are measured initially at cost, including transaction costs. The cost comprises purchase price, borrowing cost if capitalization criteria are met and directly attributable cost of bringing the asset to its working condition for the 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 Company.

Though the Company measures investment property using cost based measurement, the fair value of investment property is disclosed in the notes. Fair values are determined based on an annual evaluation performed by an accredited external independent value who holds a recognized and relevant professional qualification and has experience in the category of the investment property being valued.

The carrying amount of Investment Property is reviewed periodically for impairment based on internal/ external factors. An impairment loss is recognized wherever the carrying amount of assets exceeds its recoverable amount. The recoverable amount is the greater of the asset's net selling price and value in use.

De-recognition

Investment properties are derecognized either when they have been disposed of or when they are permanently withdrawn from use and no future economic benefit is expected from their disposal. The difference between the net disposal proceeds and the carrying amount of the asset is recognized in the statement of profit and loss in the period of de-recognition.

9. Non-current assets held for sale

The Company classifies non-current assets and disposal groups as 'Held For Sale' if their carrying amounts will be recovered principally through a sale rather than through continuing use and sale is highly probable i.e. actions required to complete the sale indicate that it is unlikely that significant changes to the sale will be made or that the decision to sell will be withdrawn. Non-current assets held for sale and disposal groups are measured at the lower of their carrying amount and the fair value less costs to sell. Assets and liabilities classified as held for sale are presented separately in the balance sheet. Property, plant and equipment and intangible assets once classified as held for sale are not depreciated or amortized.

10. Impairment of non-financial assets

The Company assesses, at each reporting date, whether there is an indication that an asset may be impaired. If any indication exists, or when annual impairment testing for an asset is required, the Company estimates the asset's recoverable amount. An asset's recoverable amount is the higher of an asset's or cash-generating unit's (CGU) fair value less costs of disposal and its value in use. Recoverable amount is determined for an individual asset, unless the asset does not generate cash inflows that are largely independent of those from other assets or Company of assets. When the carrying amount of an asset or CGU exceeds its recoverable amount, the asset is considered impaired and is written down to its recoverable amount.

In assessing value in use, the estimated future cash flows are discounted to their present value using a pre-tax discount rate that reflects current market assessments of the time value of money and the risks specific to the asset. In determining fair value less costs of disposal, recent market transactions are taken into account. If no such transactions can be identified, an appropriate valuation model is used. These calculations are corroborated by valuation multiples, quoted market prices or other available fair value indicators.

11. Borrowing costs

Borrowing costs that are directly attributable to the acquisition / construction of qualifying assets or for long - term project development are capitalized as part of their costs.

Borrowing costs are considered as part of the asset cost when the activities that are necessary to prepare the assets for their intended use are in progress.

Borrowing costs consist of interest and other costs that Company incurs in connection with the borrowing of funds. Other borrowing costs are recognized as an expense, in the period in which they are incurred.

12. Segment reporting

Based on the “management approach” as defined in Ind AS 108 – Operating Segments, the Chairman and Managing Director / Chief Operating Decision Maker evaluates the Company’s performance based on an analysis of various performance indicators by business segment. Segment revenue and expense include amounts which can be directly attributable to the segment and allocable on reasonable basis. Segment assets and liabilities are assets / liabilities which are directly attributable to the segment or can be allocated on a reasonable basis. Income / expenses / assets / liabilities relating to the enterprise as a whole and not allocable on a reasonable basis to business segments are reflected as unallocated income / expenses / assets / liabilities.

Operating segments identified are as follows:

- i. Construction and Contract Related Activity
- ii. Estate Dealing and Development Activity

13. Earnings per share

The Company’s Earning per Share (EPS) is determined based on the net profit attributable to the Shareholder’s of the Company. Basic earnings per share is calculated by dividing the net profit / (loss) for the year attributable to equity shareholders (after deducting preference dividends and attributable taxes) by weighted average number of equity shares outstanding during the year. For the purpose of calculating diluted earnings per share, the net profit / (loss) for the year attributable to equity shareholders and the weighted average numbers of shares outstanding during the year are adjusted for the effects of all dilutive potential equity shares

14. Inventories

Construction materials

The construction materials and consumables not separately valued. It is treated as part of project cost on purchase for a particular project. Project work in progress is accordingly valued.

Construction work in progress

The construction work in progress is valued at lower of cost or net realizable value. Work in Progress in respect of tenement of Flats/shops booked valued at proportionate sale value)

Cost includes cost of land, development rights, rates and taxes, construction costs, borrowing costs, other direct expenditure, allocated overheads and other incidental expenses.

Net realizable value is the estimated selling price in the ordinary course of business, less estimated costs of completion and the estimated costs necessary to make the sale.

Finished stock of completed projects (ready units)

Finished stock of completed projects and stock in trade of units is valued at lower of cost or net realizable value.

Estate Dealing /development activity

At cost including attributable development expenses or net realizable value whichever is less.

Transfer of Development Rights

Self-generated TDR is valued at stipulated percentage of cost of area in respect of which TDR is generated.

TDR purchased is valued at cost or net realizable value whichever is lower.

15. Provisions, contingent liabilities and contingent assets

A provision is recognized if, as a result of a past event, the company has a present legal or constructive obligation that is reasonably estimable, and it is probable that an outflow of economic benefits will be required to settle the obligation.

Other Litigation claims Provision for litigation related obligations represents liabilities that are expected materialize in respect of matters in appeal.

Contingent liabilities are disclosed in respect of possible obligations that have risen from past events and the existence of which will be confirmed only by the occurrence or non-occurrence of one or more uncertain future events not wholly within the control of the enterprise, or is a present obligation that arises from past events but is not recognized because either it is not probable that an outflow of resources embodying economic benefits will be required to settle the obligation, or a reliable estimate of the amount of the obligation cannot be made.

A contingent asset is generally neither recognized nor disclosed.

A provision for onerous contracts is measured at the present value of the lower expected costs of terminating the contract and the expected cost of continuing with the contract. Before a provision is established, the Company recognizes impairment on the assets with the contract.

16. Leases

- (i) Finance leases: Assets taken on lease are classified as Finance lease if the company has substantially all the risks and rewards of ownership of the related assets. Assets under finance leases are capitalized at the commencement of the lease at the lower of the fair value or the present value of minimum lease payments and a liability is created for an equivalent amount each lease rental paid is allocated between the liability and the interest cost, so as to obtain a constant periodic rate of interest on the outstanding liability for each period.
- (ii) Operating leases: Assets taken on lease which are not classified as finance lease are operating leases. Lease payments for assets taken on operating lease are recognized as an expense in the Profit and Loss Account on a straight-line basis over the lease term except where the lease payments are structured to increase in line with expected general inflation. Assets leased out under operating leases are presented separately under the respective class of assets. Rental income is recognized on a straight line basis over the term of the relevant lease.

17. Dividends to equity holders

The Company recognizes a liability to make distributions to its equity holder when the distribution is authorized and the distribution is no longer at the discretion of the Company, as per the corporate laws in India, a distribution is authorized when it is approved by the shareholders. A corresponding amount is recognized directly in equity.

Dividends paid/payable are recognized in the year in which the related dividends are approved by the Shareholders or Board of Directors as appropriate.

18. Financial Instruments

A financial instrument is any contract that gives rise to a financial asset of one entity and a financial liability or equity instrument of another entity.

20.1 Financial assets

Initial measurement

Financial assets are recognized when the Company becomes a party to the contractual provisions of the instrument. Financial assets are initially measured at fair value. Transaction costs that are directly attributable to the acquisition or issue of financial assets (other than financial assets at fair value through profit or loss) are added to or deducted from the fair value measured on initial recognition of financial asset.

Subsequent measurement

All recognized financial assets are subsequently measured at amortized cost using effective interest method except for financial assets carried at fair value through Profit and Loss (FVTPL) or fair value through other comprehensive income (FVOCI).

Equity investments in Subsidiaries and Associates:

The Company accounts for its investment in subsidiaries, joint ventures and associates and other equity investments in subsidiary companies at cost in accordance with Ind AS 27- 'Separate Financial Statements':

Equity investments (other than investments in subsidiaries and associates)

All equity investments falling within the scope of Ind-AS 109 are mandatorily measured at Fair Value through Profit and Loss (FVTPL) with all fair value changes recognized in the Statement of Profit and Loss. The Company has an irrevocable option of designating certain equity instruments as FVOCI. Option of designating instruments as FVOCI is done on an instrument-by-instrument basis. The classification made on initial recognition is irrevocable. If the Company decides to classify an equity instrument as FVOCI, the all fair value changes on the instrument are recognized in Statement of Other Comprehensive Income (SOI). Amounts from SOI are not subsequently transferred to profit and loss, even on sale of investment.

De-recognition

The Company derecognizes a financial asset when the contractual rights to the cash flows from the financial asset expire or it transfers the financial asset and the transfer qualifies for de-recognition.

Impairment of financial assets

The Company follows 'simplified approach' for recognition of impairment loss allowance on financial assets:

The application of simplified approach does not require the Company to track changes in credit risk. Rather, it recognizes impairment loss allowance based on lifetime Expected Credit Loss (ECL) at each reporting date, right from its initial recognition.

For recognition of impairment loss on other financial assets and risk exposure, the Company determines whether there has been a significant increase in the credit risk since initial recognition. If credit risk has not increased significantly, 12-month ECL is used to provide for impairment loss. However, if credit risk has increased significantly, lifetime ECL is used. If, in a subsequent period, credit quality of the instrument improves such that there is no longer a significant increase in credit risk since initial recognition, then the Company reverts to recognizing impairment loss allowance based on 12-month ECL.

Lifetime ECL are the expected credit losses resulting from all possible default events over the expected life of a financial instrument. The 12-month ECL is a portion of the lifetime ECL which results from default events that are possible within 12 months after the reporting date.

ECL is the difference between all contractual cash flows that are due to the Company in accordance with the contract and all the cash flows that the entity expects to receive (i.e. all cash shortfalls), discounted at the original EIR.

18.2 Financial liabilities

Financial liabilities and equity instruments by the Company are classified according to the substance of the contractual agreements entered into and the definitions of a financial liability and an equity instrument. The Company's financial liabilities include trade, other payables and loans and borrowings.

Subsequent measurement

Financial liabilities are subsequently carried at amortized cost using the Effective Interest Method (EIR) method except for financial liabilities at fair value through profit or loss. Amortized cost is calculated by taking into account any discount or premium on acquisition and fees or costs that are an integral part of the EIR. Financial liabilities recognized at FVTPL, including derivatives, are subsequently measured at fair value. For trade and other payables maturing within operating cycle, the carrying amounts approximate the fair value due to the short maturity of these instruments.

De-recognition

A financial liability (or a part of a financial liability) is derecognized from the Company's balance sheet when the obligation specified in the contract is discharged or cancelled or expires

Offsetting of financial instruments

Financial assets and financial liabilities are offset and the net amount is reported in the Balance Sheet if there is a currently enforceable legal right to offset the recognized amounts and there is an intention to settle on a net basis, to realize the assets and settle the liabilities simultaneously.

Re-classification of financial instruments

The Company determines classification of financial assets and liabilities on initial recognition. After initial recognition, no reclassification is made for financial assets, such as equity instruments designated at FVTPL or FVOCI and financial liabilities. For financial assets which are debt instruments, a reclassification is made only if there is a change in the business model for managing those assets.

18.3 Fair value measurement

The Company measures financial instruments at fair value on initial recognition and uses valuation techniques that are appropriate in the circumstances and for which sufficient data are available to measure fair value, maximizing the use of relevant observable inputs and minimizing the use of unobservable inputs.

Fair value is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date.

The fair value measurement is based on the presumption that the transaction to sell the asset or transfer the liability takes place either:

- * In the principal market for the asset or liability, or
- * In the absence of a principal market, in the most advantageous market for the asset or liability

The principal or the most advantageous market must be accessible by the Company.

The fair value of an asset or a liability is measured using the assumptions that market participants would use when pricing the asset or liability, assuming that market participants act in their economic best interest.

All assets and liabilities for which fair value is measured or disclosed in the financial statements are categorized within the fair value hierarchy, described as follows, based on the lowest level input that is significant to the fair value measurement as a whole:

Level 1 - Quoted (unadjusted) market prices in active markets for identical assets or liabilities

Level 2 - Valuation techniques for which the lowest level input that is significant to the fair value measurement is directly or indirectly observable.

Level 3 - Valuation techniques for which the lowest level input that is significant to the fair value measurement is unobservable.

For assets and liabilities that are recognized in the financial statements on a recurring basis, the Company determines whether transfers have occurred between levels in the hierarchy by re-assessing categorization (based on the lowest level input that is significant to the fair value measurement as a whole) at the end of each reporting period.

19. Cash and cash equivalents

Cash and cash equivalent in the balance sheet comprise cash at banks and on hand and short-term deposits with an original maturity of three months or less, which are subject to an insignificant risk of changes in value.

For the purpose of the statement of cash flows, cash and cash equivalents consist of cash, short-term deposits, as defined above, and liquid funds as they are considered an integral part of the Company's cash management process.

Notes to Accounts:

Particulars		2021-22	2020-21
1.	Estimated amount of contracts remaining to be executed on capital account not provided	Nil	Nil
2.	Contingent liabilities not provided for		
	i) Claims against company not Acknowledged as debts.	Nil	Nil
	ii) Income Tax and Wealth Tax demands Disputed in appeal.	Nil	Nil
	iii) Letters of credit issued by banks in favour of suppliers	Nil	Nil
	* The Company has not made provision for disputed income Tax and Wealth Tax liabilities amounting to Rs. Nil/- on the basis of management perception this liabilities will not be materialized.		
3.	The company has raised certain working capital loans in the name of and on the security of personal properties of directors and relatives of directors. Those amount are utilized by the company for its working capital finance and amount outstanding as at 31-03-2022 is Rs.Nil and as at 31-03-2021 is Rs. 3,95,623/-.		
4.	Deferred Tax liability / (asset) as on 31-3-2022 comprise of timing difference on account of :		
		Current Year	Previous Year
	Difference between Book & Tax –Depreciation	36,76,179	45,55,434
	Provision for Gratuity and Bonus	35,64,713	2,09,234
	Business Loss	-	-
	Total	72,40,892	47,64,668
5.	Earnings Per Share (EPS) :		
		Current Year	Previous Year
	a) Net profit / (loss) as per Profit & Loss Account	33,26,34,835	10,91,52,303
	b) Weighted Average number of equity Share outstanding Basic	90,00,000	90,00,000
	Diluted	90,00,000	90,00,000
	c) Basic & Diluted		
	Earnings per share of face Value of Rs. 10/-	36.96	12.13

6. Segment - wise Revenue / Result etc. for the year ended 31-03-2022:

Primary Segment	Construction & Contract Related Activity	Estate Dealing & Development Activity	Inter Segment Revenue	Total	Previous Year Total
Revenue	12,78,47,680	15,47,57,080	-	28,26,04,760	24,41,14,508
Segment Result (PBIT)	4,01,86,164	10,42,54,442	-	14,44,40,606	13,27,07,378
Add:					
Un-allocated other income				27,46,46,044	5,58,74,845
				41,90,86,650	18,85,82,223
Less:					
Un-allocated expenditure				7,36,68,737	6,27,53,286
Profit Before Tax				34,54,17,913	12,58,28,937
Add: Extraordinary Items				-	-
Less: Provision for Tax					
Current Tax				2,10,00,000	2,10,00,000
Deferred Tax				(24,76,223)	(47,64,668)
Earlier Year Tax				(74,63,463)	(4,55,904)
Add : Mat Credit Entitlement					
Mat Credit Entitlement				-	-
Net Profit After Tax				33,43,57,599	11,00,49,509
Less :					
Other Comprehensive Income					
i) Items that will not be Reclassified					
To Profit & Loss				17,22,755	8,97,206
Prior Period Adjustment				-	-
Profit For the Year				33,26,34,844	10,91,52,303

Particular	Construction Contract Related Activity	Estate and Development Activity	Total	Previous Year Total
Segment Assets	57,80,23,675	99,16,90,266	1,56,97,13,940	1,40,89,34,342
Unallocated Assets			46,39,89,204	30,38,15,609
Total Assets			2,03,37,03,144	1,71,27,49,952
Segment Liability	12,76,11,167	37,71,45,035	50,47,56,202	57,57,03,004
Unallocated Liabilities			1,52,89,46,942	1,13,70,46,948
Total			2,03,37,03,144	1,71,27,49,952
Capital Expenditure During Year on Segment Assets	-	-	-	-
Unallocated Assets	-	-	3,08,86,494	14,10,933
Depreciation Segment	-	-	-	-
Unallocated Depreciation	-	-	79,46,721	72,86,844

7. Related Party transaction :

7.1 List of Related Party

7.1.1 Other parties with whom the Company has entered in to transaction during the year

a) Associates and Joint Ventures/ Partnership Firm/ LLP:

Agro Farms	Pooja Farms
Gananayak Fertilizer	Shiv Agro
Khushal Farms	Shri Balaji Farms

b) Key Management Personnel:

Thakker Abhishek N.	Thakker Jitendra M.
Thakker Narendra M	Bhanu Lalit Avinash
Thakker Rajendra M.	

c) Enterprises in which Key Management Personnel have significant influence:

Abhijit Marketing Pvt Ltd.	Motel Kutir Nirman Pvt. Ltd.
Ashish Agricultural Pvt.Ltd.	Nimantran Horticulture Pvt. Ltd..
Dattatray Marketing Pvt. Ltd.	Pooja Kutir Nirman P.Ltd.
Dhanush Marketing Pvt.Ltd.	Pratap Marketing Pvt. Ltd.
Diwakar Farm Pvt.Ltd.	Prime-Field Agriculture P.Ltd.
Freedom Marketing Pvt. Ltd.	Rajendra M.Dev. & Build. Pvt. Ltd.
Harshwardhan Developers Pvt. Ltd.	Saihyadri Agri.Pvt.Ltd.
Hemangini Marketing Pvt. Ltd.	Shivprit Mkt.P.Ltd.
Intra Communication Pvt. Ltd.	Shree Kalavati Farm Pvt Ltd.
Jamuna Horticulture Pvt. Ltd.	Shubhakamana Build.Pvt. Ltd.
JayJeet Marketing Pvt. Ltd.	Shubhshani Construction Pvt. Ltd
Jeet Agricultural Pvt. Ltd.	Thakkers Housing Pvt. Ltd.
M. R. Thakker & Co. Const. Pvt. Ltd.	Yogeshwar Farms Pvt. Ltd.
Mahalaxmi Travels Pvt. Ltd.	Vadsky Realty Pvt.Ltd.

d) Director's and their relatives:

Thakker Gaurav J.	Thakker Nishant R.
Thakker Gauri A.	Thakker Nitu J.
Thakker Karishma G.	Thakker Pooja R.
Thakker Jitendra M.(HUF)	Thakker Poonam R.

7.2 Details of transaction:

Details of Transactions	Associates	Wholly Owned Subsidiaries	Director's Relatives	Enterprise in which key managerial personnel hold significant influence	Key Managerial Personnel	Total
Purchase of goods and services	11,74,100	-	-	17,85,844	-	29,59,944
Sale of goods and services	14,75,000	-	34,00,000	-	-	48,75,000
Sale of Fixed Assets	-	-	-	21,00,000	-	21,00,000
Advances Paid	95,55,381	-	1,29,900	10,75,41,001	-	11,72,26,282
Advances Received	18,74,383	-	-	4,54,45,288	48,00,000	5,21,19,671
Loan Obtained	-	2,16,19,360	1,62,76,620	-	22,03,46,548	25,82,42,528
Loan Repaid	-	4,67,99,809	1,62,76,620	-	17,41,91,932	23,72,68,361
Loan Given	-	-	-	-	-	-
Loan Given-Repaid	-	-	-	-	-	-
Remuneration Paid	-	-	-	-	38,00,000	38,00,000
Salary Paid	-	-	30,52,500	-	-	30,52,500
Total	1,40,78,864	6,84,19,169	3,91,35,640	15,68,72,133	40,31,38,480	68,16,44,286

8. Directors Remuneration

Particulars	2021-22	2020-2021
Salaries	38,00,000	50,50,000

9. Details of investment in partnership firm / AOP

1. Shri Rachana Constructions :

Sr. No	Name of the Partner	Share of Partner	2021-2022	2020-2021
1	Thakkers Developers Ltd.	60%	5,94,479/-	5,94,479/-
2	Shri.Razzak Jabbar Pathan	40%	(4,04,368)	(4,04,368/-)

2. Model Activity :

Sr. No	Name of the Partner	Share of Partner	2021-2022	2020-2021
1	Thakkers Developers Ltd.	95%	2,06,20,975/-	45,96,181/-
2	Shri Chetan G. Batavia	05%	10,10,227/-	17,97,133/-

3. Shri Balaji Enterprises :

Sr. No	Name of the Partner	Share of Partner	2021-2022	2020-2021
1	Thakkers Developers Ltd.	95%	8,04,461/-	25,00,494/-
2	M.R.Thakker & Co.Const.Pvt. Ltd.	05%	32,224/-	32,226/-

4. Agro Farms :

Sr. No	Name of the Members	Share of Members	2021-2022	2020-2021
1	Thakker Jitendra Manohardas	33.33%	15,78,737/-	15,78,637/-
2	Thakker Rajendra Manohardas	33.33%	15,57,485/-	15,57,385/-
3	Thakkers Developers Ltd.	33.34%	2,76,420/-	(31,23,680/-)

5. Pooja Farms :

Sr. No	Name of the Members	Share of Members	2021-2022	2020-2021
1	Thakker Rajendra Manohardas	33.33%	5,188/-	(2,44,912/-)
2	Thakker Narendra Manohardas	33.33%	10,87,065/-	28,86,965/-
3	Thakkers Developers Ltd.	33.34%	17,373/-	(26,32,727/-)

6. Sky Farms :

Sr. No	Name of the Members	Share of Members	2021-2022	2020-2021
1	Nimantran Horticulture P. Ltd.	50%	59,43,279/-	59,41,902/-
2	Thakker Jitendra Manohardas	5%	36,43,022/-	(36,43,160/-)
3	Thakker Narendra Manohardas	5%	42,29,059/-	(42,75,277/-)
4	Thakkers Developers Ltd.	40%	44,32,425/-	44,31,324/-

7. Khushal Farms :

Sr. No	Name of the Members	Share of Members	2021-2022	2020-2021
1	Thakker Narendra Manohardas	33.33%	15,75,647/-	15,75,567/-
2	Thakker Rajendra Manohardas	33.33%	15,55,022/-	15,54,942/-
3	Thakkers Developers Ltd.	33.34%	2,90,494/-	(31,09,586/-)

Name And Address Of The Company	CIN / GLN	Holding/ Subsidiary/ Associate	% Of Shares Held
Harshwardhan Developers Pvt. Ltd.	U45200MH1996PTC097274	Subsidiary	100 %
Jamuna Horticulture Pvt. Ltd.	U01100MH1997PTC111654	Subsidiary	100 %
Motel Kutir Nirman Pvt. Ltd.	U55101MH2007PTC168293	Subsidiary	100 %
Pratap Marketing Pvt. Ltd.	U51900MH1994PTC080125	Subsidiary	100 %
Shree Kalavati Farm Pvt. Ltd.	U70109MH2021PTC360309	Subsidiary	95%
Asian Food Products Ltd.	L99999MH1968PLC013919	--	4.74 %

10. Corporate Social Responsibility

Particulars	As on 31-Mar-2022	As on 31-Mar-2021
a) Amount required to be spent by the company during the year	8,38,972	4,29,853
b) Amount of expenditure incurred	4,32,235	4,46,085
c) Shortfall at the end of the year	4,06,737	-
d) Total of previous years shortfall	-	(16,232)
e) Reason for shortfall	company has spent Rs.4,32,235/- towards other than ongoing project till 31st March, 2022. However, the said bank account is not in compliance with para 7.1 of General Circular No.14/2021 dated 25.08.2021.	Not Applicable
f) Nature of CSR activities		
Health (Including COVID 19)	5,000	2,50,000
Education	65,000	-
Social Culture Activities	3,62,235	1,96,085
g) details of related party transactions		
Payment to Shri Manohardas R Thakker Charitable Trust	3,27,235	1,91,085

11. Disclosure pursuant to Ind AS 37- "Provisions, Contingent Liabilities and Contingent Assets"

Particulars	Provision for outstanding work
Provisions-	
Balance as at April 01, 2021	3,96,35,902
Additional provisions made during the year	2,00,71,977
Provisions used/ reversed during the year	38,11,395
Balance as at March 31, 2022	5,58,96,484
Contingent Liabilities-	
TDS Defaults as per I. T. Portal	3,10,802.87
Capital and Other Commitment-	-

12. Terms of Repayments

Sr. No.	Lender	Nature Of Loan	Outstanding Amount	EMI Amount	Mode Of Repayment	Rate Of Interest	Maturity Date	Nature Of Security
	TERM LOAN FROM OTHERS							
1	Sundaram Finance Ltd.	Equipment & Vehicle	1,85,713	63,150	EMI	9.93%	03-Jun-22	Equipment's or vehicle for which loan has been obtained.
		TOTAL	1,85,713					

13. Employee Benefit Plans

The company operates one defined plan of gratuity for its employees. Under the gratuity plan, every employee who has completed at least five year of service. The Gratuity benefit is funded through a defined benefit plan.

The following table's summaries the components of net benefit expense recognized in the Statement of profit and loss and the funded status and amounts recognized in the balance sheet for the gratuity plan.

Particulars	March 31, 2022	March 31, 2021
Amounts recognized in Statement of Profit and Loss		
Service Cost		
Current Service cost	3,66,058	8,25,687
Interest cost on Defined benefit obligation	3,79,188	4,45,242
Net actuarial losses/(gains) recognized during the year	19,66,899	8,97,206
Past Service Cost	-	-
Total in Employee Benefit Cost	27,12,145	21,68,135
Changes in present value of the defined benefit obligation are as follows:		
Opening defined benefit obligation	1,04,58,791	91,84,887
Current Service Cost	3,66,058	8,25,687
Interest cost	3,79,188	4,45,242
Actuarial losses/(gains)	19,66,899	8,97,206
Past Service Cost	-	-
Benefits Paid	(2,44,144)	(8,94,231)
Closing Defined Benefit Obligation	1,29,26,792	1,04,58,791
Changes in Fair Value of Assets:		
Opening Fair value of Plan Assets	-	-
Interest Income	-	-
Re measurement gain/(loss)	-	-
Contribution from employer	-	-
Return on Plan Assets excluding Interest Income	-	-
Benefits Paid	-	-
Closing Fair Value of Plan Assets	-	-
The principal assumptions used in determining gratuity benefit obligation for the company's plans are shown below:		

Particulars	March 31, 2022	March 31, 2021
Discount Rate	6.80%	6.05%
Mortality Rate		
Indian assured lives mortality (2006-08) ultimate mortality table		
Indian assured lives mortality (2006-08) ultimate mortality table		
Salary Escalation Rate	8%	8 %
Withdrawal Rates	6 % to 27 %	6 % to 27 %
Normal Retirement Age	58 years	58 years

The estimates of Future salary increases, considered in actuarial valuation is based on inflation, seniority, promotion and other relevant factors, such as supply and demand in the employment market.

The sensitivity analysis below have been determine based on reasonably possible change of the respective assumptions occurring at the end of the reporting period, while holding all other assumptions constant.

	Period Ended	
	31 March 2022	
	Discount Rate	Salary Escalation Rate
Defined benefit obligation on increase in 50bps	1,27,75,078	1,30,66,817
Impact of increase in 50 bps on DBO	-3.26%	3.01%
Defined benefit obligation on increase in 50bps	1,30,87,235	1,27,91,052
Impact of increase in 50 bps on DBO	3.45%	-2.92%

14. Financial Instrument and Risk Management

The carrying values and fair values of financial instruments of the company are as follows:

Particulars	Carrying Amount		Fair Value	
	As At March 31, 2022	As At March 31,2021	As At March 31, 2022	As At March 31,2021
Financial Assets				
<u>Financial assets measured at amortized cost</u>				
Trade receivable	4,58,78,590	5,32,37,085	4,58,78,590	5,32,37,085
Cash and Cash equivalents	83,06,722	2,89,33,010	83,06,722	2,89,33,010
Bank balances other than Cash & Cash equivalents	1,41,07,613	1,16,09,224	1,41,07,613	1,16,09,224
Other Financial Assets	56,84,093	57,28,093	56,84,093	57,28,093
Financial assets mandatory measured at Fair Value Through Profit and Loss (FVTPL)				
Investments @#	-	-	-	-
Financial Liabilities				
<u>Financial Liabilities measured at amortized cost</u>				
Borrowings	10,27,13,459	2,63,37,336	10,27,13,459	2,63,37,336
Trade payable	2,63,57,238	4,79,93,649	2,63,57,238	4,79,93,649
Others financial liabilities	4,02,59,562	3,91,09,145	4,02,59,562	3,91,09,145

@# Excluding Investment in subsidiaries and investment in Partnership firms which are accounted at cost in accordance with Ind AS 27.

NOTE:

The management assessed that carrying amount of all other financial instruments are reasonable approximation of the fair value.

Fair Value Hierarchy

The following table presents fair value hierarchy of assets and liabilities measured at fair value on a recurring basis as of March 31, 2022.

Particulars	Fair Value measurement as at March 31, 2022 using		
	Level 1	Level 2	Level 3
Financial Assets			
<u>Financial assets measured at amortized cost</u>			
Trade receivable			4,58,78,590
Cash and Cash equivalents			83,06,722
Bank balances other than Cash & Cash equivalents			1,41,07,613
Other Financial Assets			56,84,093
Financial assets mandatory measured at Fair Value Through Profit and Loss (FVTPL)			
Investments	-		-
Financial Liabilities			
<u>Financial Liabilities measured at amortized cost</u>			
Borrowings			10,27,13,459
Trade payable			2,63,57,238
Others financial liabilities			4,02,59,562

The following table presents fair value hierarchy of assets and liabilities measured at fair value on a recurring basis as of March 31, 2021.

Particulars	Fair Value measurement as at March 31, 2021 using		
	Level 1	Level 2	Level 3
Financial Assets			
<u>Financial assets measured at amortized cost</u>			
Trade receivable			5,32,37,085
Cash and Cash equivalents			2,89,33,010
Bank balances other than Cash & Cash equivalents			1,16,09,224
Other Financial Assets			57,28,093
Financial assets mandatory measured at Fair Value Through Profit and Loss (FVTPL)			
Investments	-		-
Financial Liabilities			
<u>Financial Liabilities measured at amortized cost</u>			
Borrowings			2,63,37,336
Trade payable			4,79,93,649
Others financial liabilities			3,91,09,145

15. The Company is engaged in construction and estate dealing activity and as such in view of management it is not possible to give additional information as required by the companies Act, 2013.
16. No provision has been made for penal interest, if any, (amount unascertainable) payable as per agreements for delayed payment to land Vendors. The same will be accounted as and when claimed, ascertained and settled.
17. As per information and explanation given by company there are Micro, Small and Medium sized enterprises to whom the company owes the dues as at 31.3.2022, however, the outstanding payables as on 31.03.22 have been paid in time and there is no interest cost applicable. The information regarding Micro, Small and Medium sized enterprises has been determined to the extent such parties have been identified on the basis of information.

18. In the opinion of Board, the current assets if realized in ordinary course of business will be at least of the value stated in the Balance Sheet. Provisions for all known liabilities are made in the accounts and are not in excess of amount considered necessary.

19. Previous year's figures have been regrouped/ re casted wherever considered necessary to confirm with current year's presentations of accounts.

20. Sundry Debtors, Sundry Creditors, Advance from Customer, Advances to Suppliers, other loans and advances balances are as per Books of account and are subject to confirmation from the respective parties.

21. RERA Registration:

In the opinion of the management, Registration under real Estate Regulatory Authority (RERA) is obtained for applicable projects of the Company.

22. Insurance

The company has not obtained insurance of movable assets, stock in trade and other immovable assets except for Vehicles and Investment Property.

23. Trade receivables

Trade receivables amounting to Rs. 121.08 lacs are outstanding for a period of more than three years. In the opinion of the management, considering the nature of the business, the amounts have not been received as the obligations have not been fulfilled.

24. There are no imports or any other transactions entered in foreign currency during the year.

25. The outbreak of corona virus (COVID-19) pandemic, globally and in India, is causing significant disturbance and slowdown of economic activity. Execution of contracts undertaken by the Company were temporarily suspended during nationwide lockdown. Business operations were resumed in a phased manner in line with directives from the Authorities.

26. The Company does not have any transaction which are not recorded in the books of accounts that have been surrendered or disclosed as income during the year in the tax assessments under the Income Tax Act, 1961.

27. The Company has not traded or invested in Crypto Currency or Virtual Currency during the financial year.

28. Ratios-

Following are analytical ratios for year ended March 31, 2022 and March 31, 2021.

	Ratio	Numerator	Denominator	Current Period	Previous Period	% Variance
i)	Current Ratio (in times)	Current Assets	Current Liabilities	4.91	3.94	24.62%
ii)	Debt Equity Ratio (in times)	Total Debt	Shareholder's Fund	0.08	0.03	183.95%
iii)	Debt Service Coverage Ratio (in times)	Net Operating Income (EBITDA)	Debt Service	28.31	0.75	3661.31 %
iv)	Return on Equity Ratio (in %)	Net Income after taxes	Shareholder's Fund	27.33%	12.36%	14.98%
v)	Inventory Turnover Ratio (in times)	Cost of Goods Sold	Average Inventory	0.19	0.16	18.75%
vi)	Trade Receivables Turnover Ratio (in times)	Net Credit Sales	Average Debtors	10.75	6.06	77.39%
vii)	Trade Payables Turnover Ratio (in times)	Net Credit Purchases	Average Creditors	0.63	2.70	-76.67%
viii)	Net Capital Turnover Ratio (in times)	Net Sales	Capital Employed	0.30	0.19	57.89%

			(1)			
ix)	Net Profit Ratio (in %)	Net Profit	Sales (Net)	62.76%	42.77%	19.99%
x)	Return on Capital Employed (in %)	Earnings before Interest and Tax	Capital Employed	19.26%	9.08%	10.18%
xi)	Return on Investment (in %)	Return from Investment	Cost of Investment	8.24%	9.33%	-1.09%

(1) Tangible Net Worth + Deferred Tax Liabilities

Reasons for Variance in the Ratios with the preceding year where Variance% exceeds 25%

	Ratio	%Variance	Reasons
i)	Debt Equity Ratio(in times)	183.95%	Long Term Borrowings have increased by approximately 570% and Reserves for the year have increased by approximately 42% in current financial year has resulted in rise in ratio
ii)	Debt Service Coverage Ratio(in times)	3661.31 %	Net Operating Income have increased by approximately 154% and decreased in Debt Service by approximately 93% in current financial year has resulted in rise in ratio
iii)	Trade Receivables Turnover Ratio (in times)	77.39%	Total Credit Sales have increased by approximately 107 % and slight decrease in Average Creditors in the current financial year indicates fall in ratio
iv)	Trade Payables Turnover Ratio (in times)	-76.67%	Total Credit Purchases have decreased by approximately 79 % and slight increase in Average Debtors in the current financial year has resulted in rise in ratio
v)	Net Capital Turnover Ratio (in times)	57.89%	Revenue Growth as evidenced by rise in total revenue from operations by approximately 107 % resulted in improvement of the ratio

29. Additional Information-

- I) With respect to immovable properties (other than properties where the Company is the lessee and the lease agreements are duly executed in favour of the Company) disclosed in the financial statements included in property, plant and equipment and investment and according to the information and explanations given to us and based on the examination of the property tax receipts, registered sale deed / transfer deed, we report that, the title deeds of such immovable properties are held in the name of the Company as at the balance sheet date, except for as provided below:

Description of Property	Gross Carrying Value	Held in name of	Whether promoter, director or their relative or employee	Period held- indicate range, where appropriate	Reason for not being held in name of company
Investment					
0717P Nsk Purchase Account	Rs.1,85,16,510	Jointly held in the name of Thakker Developers Ltd and Khushal Chetan Batavia	Director's Relatives	From FY 2010-11	The property is partly held in name of the company due to joint ownership.
0717P Nsk Purchase Account	Rs.64,34,418	Jointly held in the name of Thakker Developers Ltd and Rajyog Enterprise	Director's relatives are interested in Partnership Firm	From FY 2007-08	The property is partly held in name of the company due to joint ownership.

0717P Nsk Purchase Account	Rs.85,81,314	Jointly held in the name of Thakker Developers Ltd and Khushal Chetan Batavia	Director's Relatives	From FY 2009-10	The property is partly held in name of the company due to joint ownership.
Property, Plant and Equipment					
Mangal Karyalaya, Nashik	Rs.1,09,86,737	Estate Co-Op Housing Society and Nimantran Horticulture Pvt Ltd	Directors and their relatives interested in the concerns	Not available	The company has taken land on lease hence permission for construction (commencement certificate) has been approved by competent authority in the name of land owners. Completion certificate of the said construction is not produced before us.
Nexus office, College Road Nashik	Rs.72,48,965	C.H.M.E Society, Nashik	No	From FY 2005-06	As per information given by company, the company has development agreement with Devprit Marketing Pvt. Ltd. and Babelal Marketing Pvt. Ltd. The land is taken on lease for 99 years by these companies from C.H.M.E. Society

II) There is no revaluation of company's Property, Plant and Equipment as on 31.03.2022 and 31.03.2021.

III) There are no Loans and advances in the nature of loans granted to promoters, KMPs, directors and related parties either severally or jointly with any other person as on 31.03.2022 and 31.03.2021.

iv) There is no Capital-Work-in-Progress as on 31.03.2022 and 31.03.2021

v) Intangible assets under development are nil as on 31.03.2022 and 31.03.2021.

vi) There is no Benami property held as on 31.03.2022 and 31.03.2021.

vii) The company is not declared as wilful defaulter by any authority.

viii) As per information provided to us, the company does not have any transactions with companies struck off u/s 248 or 560 of the Companies Act, 2013.

ix) Section 2(87) of Companies Act, 2013 is not applicable to this company.
Compliance with approved scheme of arrangements u/s 230 to 237 of Companies Act, 2013 is not applicable to this company.

x) There are no loans/funds advanced to any Intermediaries or funds to be received from Funding Parties.

- xi) The Company has no borrowings from banks or financial institutions on the basis of security of current assets as on 31st March ,2022.
- xii) The company has not declared/proposed any interim and final dividend for the year and previous financial year.
- xiii) As per Rule 11 (e) of Companies (Audit and Auditors) Rules, 2014, the company has not loaned or advanced or invested or received any funds to/from any entity(ies) or person(s) including foreign entities.

For S.R. Rahalkar & Associates

For and on behalf of the Board of Directors

Chartered Accountants
Firm Reg. No. 108283W.

JITENDRA M. THAKKER
Chairman (DIN 00082860)

A.P.SAWARKAR
Partner M. No.: 100442

RAJENDRA M. THAKKER
Managing Director (DIN 00083181)

Place: Nashik
Date: May 30, 2022.

NARENDRA M. THAKKER
Director (DIN 00083224)

CONSOLIDATED FINANCIAL STATEMENTS

Independent Auditor's Report

To
The Members of
Thakkers Developers Limited

Report on the Audit of the Consolidated Ind AS Financial Statements

We have audited the consolidated Ind AS financial statements of Thakkers Developers Limited (hereinafter referred to as "the Holding Company") and its subsidiaries (the Holding Company and its subsidiaries together referred to as "the Group") comprising of the consolidated Balance sheet as at March 31 2022, the consolidated Statement of Profit and Loss, including other comprehensive income, the consolidated Cash Flow Statement and the consolidated Statement of Changes in Equity for the year then ended, and notes to the consolidated Ind AS financial statements, including a summary of significant accounting policies and other explanatory information (hereinafter referred to as "the consolidated Ind AS financial statements").

In our opinion and to the best of our information and according to the explanations given to us and other financial information of the subsidiaries produced before us, the aforesaid consolidated Ind AS financial statements give the information required by the Companies Act, 2013, as amended ("the Act") in the manner so required and give a true and fair view in conformity with the accounting principles generally accepted in India, of the consolidated state of affairs of the Group as at March 31, 2022, their consolidated profit including other comprehensive income, their consolidated cash flows and the consolidated statement of changes in equity for the year ended on that date.

Basis for Opinion

We conducted our audit in accordance with the Standards on Auditing (SAs) specified under section 143(10) of the Companies Act, 2013, as amended ("the Act"). Our responsibilities under those Standards are further described in the "Auditor's Responsibilities for the Audit of the Consolidated Financial Results" section of our report. We are independent of the Group in accordance with the Code of Ethics issued by the Institute of Chartered Accountants of India together with the ethical requirements that are relevant to our audit of the financial statements under the provisions of the Act and the Rules thereunder, and we have fulfilled our other ethical responsibilities in accordance with these requirements and the Code of Ethics. We believe that the audit evidence obtained by us is sufficient and appropriate to provide a basis for our opinion.

Emphasis of Matter paragraph

1. We draw attention to note 21 of the Statement, which describes the Management assessment of uncertainties related to COVID-19 and its consequential financial impact on its assets as at March 31, 2022 and operations of the Group. The assessment of the management is dependent on the circumstances as they evolve considering the uncertainties prevailing in the economic situation.
2. We also draw attention to the following matters
 - a) Of the total tangible assets of Rs 572.85 Lakhs (Written down value), Vehicles of Rs. 5.14 Lakhs (Written down value) are registered in the name of the Directors and Rs 5.78 Lakhs (Written down value) are registered in the name of relatives of the Directors.
 - b) Further it was noted that the internal financial controls of the company need to be strengthened to commensurate with the nature and size of the company.
 - c) The Holding Company has partially spent an amount which was required to be provided under Section 135 of the Companies act, 2013 towards Corporate Social Responsibility
 - d) Profit before tax of Rs.1100.50 Lakhs for the previous Financial Year 2020-2021 is restated in accordance with Ind AS 8 by showing Other Comprehensive Income of Rs.8.97 Lakhs separately which was added to Employee Benefit Expenses in earlier Audited Financials for the said previous financial year.

Our report is not modified in respect of above matters.

Key Audit Matter

Key audit matters are those matters that, in our professional judgment, were of most significance in our audit of the consolidated Ind AS financial statements for the financial year ended March 31, 2022. These matters were addressed in the context of our audit of the consolidated Ind AS financial statements as a whole, and in forming our opinion thereon, and we do not provide a separate opinion on these matters.

For each matter below, our description of how our audit addressed the matter is provided in that context. We have determined the matters described below to be the key audit matters to be communicated in our report. We have fulfilled the responsibilities described in the Auditor's responsibilities for the audit of the consolidated Ind AS financial statements section of our report, including in relation to these matters. Accordingly, our audit included the performance of procedures designed to respond to our assessment of the risks of material misstatement of the consolidated Ind AS financial statements. The results of audit procedures performed by us on the financial statements of the Holding Company provides the basis for our audit opinion.

Key audit matters for Holding Company	How our audit addressed the key audit matter
<p>1. Revenue recognition:</p> <p>The Holding Company recognizes revenue in case of estate dealing and development activities on execution of agreement and letter of allotment and when control of the goods or services are transferred to the customer, at an amount that reflects the consideration (i.e. the transaction price) to which the Holding Company is expected to be entitled in exchange for those goods or services excluding any amount received on behalf of third party (such as indirect taxes). Significant accounting judgments includes estimation of costs to complete, determining the stage of completion and the timing of revenue recognition in this case. For majority of its contracts in the form of construction activities and sale of flats/shops, the Holding Company recognizes revenue and profit on the stage of completion based on the proportion of contract costs incurred for the work performed to the balance sheet date, relative to the estimated costs on the contract at completion. The recognition of revenue and profit /loss therefore is based on estimates in relation to the estimated total costs of each contract. The Holding Company transfers control of a good or service over time and, therefore, satisfies a performance obligation and recognizes revenue over time. It recognizes revenue for performance obligation satisfied over time only if it can reasonably measure its progress towards complete satisfaction of the performance obligation. The Holding Company would not be able to reasonably measure its progress towards complete satisfaction of a performance obligation if it lacks reliable information that would be required to apply an appropriate method of measuring progress. In those circumstances, the Holding Company recognizes revenue only to the extent of cost incurred until it can reasonably measure outcome of the performance obligation.</p>	<p>Our audit procedures on Revenue recognition included the following:</p> <ul style="list-style-type: none"> • Evaluating that the Holding Company's revenue recognition accounting policies are in line with the applicable accounting standards and their application to the key customer contracts including consistent application; • Sales cut-off procedures for determination of revenue in the correct reporting period; • Scrutinizing all the revenue journal entries raised throughout the reporting period and comparing details of a sample of these journals, which met certain risk-based criteria, with relevant underlying documentation; <p>In addition, we have performed the following procedures:</p> <ul style="list-style-type: none"> • Testing the design and implementation of internal controls including control over process for determining estimates used as evaluating whether they are operating effectively. • Testing sample sales of units for projects with the underlying contracts, completion status and proceeds received from customers; • Identified and tested operating effectiveness of key controls around approvals of contracts, intimation of possession letters and controls over collection from customers; and • Compared, on a sample basis, revenue transactions recorded during the year with the underlying contracts, progress reports, invoices raised on customers and collections in bank accounts and whether the related revenue had been recognized in accordance with the Holding Company's revenue recognition policies; • Identification and testing operating effectiveness of key controls over recording of actual costs incurred for the projects; • Review of the costs to complete workings, comparing the costs to complete with the budgeted costs and inquiring into reasons for variance; and • Sighting approvals for changes in budgeted costs with the rationale for the changes and assessment of contract costs to determine no revenue nature costs are taken to inventory.

<p>2. Inventories Construction materials The construction materials and consumables not separately valued. It is treated as part of project cost on purchase for a particular project. Project work in progress is accordingly valued.</p> <p>Construction work in progress The construction work in progress is valued at lower of cost or net realizable value. Work in Progress in respect of tenement of Flats/shops booked is valued at proportionate sale value. Cost includes cost of land, development rights, rates and taxes, construction costs, borrowing costs, other direct expenditure, allocated overheads and other incidental expenses. Net realizable value is the estimated selling price in the ordinary course of business, less estimated costs of completion and the estimated costs necessary to make the sale.</p> <p>Finished stock of completed projects (ready units) Finished stock of completed projects and stock in trade of units is valued at lower of cost or net realizable value.</p> <p>Estate Dealing /development activity At cost including attributable development expenses or net realizable value whichever is less.</p> <p>Transfer of Development Rights Self-generated TDR is valued at stipulated percentage of cost of area in respect of which TDR is generated. TDR purchased is valued at cost or net realizable value whichever is lower.</p>	<p>Our audit procedures to assess the net realizable value (NRV) of inventories included the following:</p> <ul style="list-style-type: none"> • Evaluating the design and operative effectiveness of internal controls relating to valuation of inventories. • Discussion with the management to understand the basis of calculation and justification for the estimated recoverable amounts of the unsold units and TDR ("the NRV assessment"); • Evaluating the design and implementation of the Holding Company's internal controls over the NRV assessment. Our evaluation included assessing whether the NRV assessment was prepared and updated by appropriate personnel of the Holding Company and whether the key estimates, including estimated future selling prices and costs of completion for all property development projects, used in the NRV assessment, were discussed and challenged by management as appropriate; • Evaluating the management's valuation methodology and assessing the key estimates, data inputs and assumptions adopted in the valuations, which included comparing expected future average selling prices with available market data such as recently transacted prices for similar properties located in the nearby vicinity of each property development project and the sales budget plans maintained by the Holding Company; • Re-performing the calculations of the NRV assessment and comparing the estimated construction costs to complete each development with the Holding Company's updated budgets on sample basis.
<p>3. Accuracy and completeness of related party transactions and disclosures The Holding Company has undertaken transactions with its related parties in the normal course of business at arm's length. These transactions include making new or additional investments, lending and borrowing of advances in the related parties. We identified the accuracy and completeness of the said related party transactions and its disclosure as set out in respective notes to the financial statements as a key audit matter due to the significance of transactions with related parties during the year ended March 31, 2022 and regulatory compliance thereon.</p>	<ul style="list-style-type: none"> • Obtained and read the Holding Company's policies, processes and procedures in respect of identifying related parties, evaluation of arm's length, obtaining approval, recording and disclosure of related party transactions. • We tested, on a sample basis, related party transactions with the underlying contracts and other supporting documents and for appropriate authorization and approval for such transactions. • We read minutes of shareholder meetings, board meetings and minutes of meetings of those charged with governance in connection with Holding Company's assessment of related party transactions being in the ordinary course of business at arm's length. • Agreed the related party information disclosed in the financial statements with the underlying supporting documents, on a sample basis.

Other Information

The Holding Company's board of directors is responsible for the other information. The other information comprises the information included in the annual report, but does not include the consolidated financial statements and our auditor's report thereon.

Our opinion on the Consolidated Financial Statements does not cover the other information and we do not express any form of assurance conclusion thereon.

In connection with our audit of the Consolidated Financial Statements, our responsibility is to read the other information and , in doing so , consider whether the other information is materially inconsistent with the Consolidated Financial Statements or our knowledge obtained in the audit or otherwise appears to be materially misstated .If , based on the work we have performed , we conclude that there is a material misstatement of this other information , we are required to report the fact . We have nothing to report in this regard.

Management's Responsibilities for the Consolidated Ind AS Financial Statements

The Holding Company's Board of Directors is responsible for the preparation and presentation of these consolidated Ind AS financial statements in terms of the requirements of the Act that give a true and fair view of the consolidated financial position, consolidated financial performance including other comprehensive income, consolidated cash flows and consolidated statement of changes in equity of the Group in accordance with the accounting principles generally accepted in India, including the Indian Accounting Standards (Ind AS) specified under section 133 of the Act read with the Companies (Indian Accounting Standards) Rules, 2015, as amended. The respective Board of Directors of the companies included in the Group are responsible for maintenance of adequate accounting records in accordance with the provisions of the Act for safeguarding of the assets of the Group 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 the 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 consolidated Ind AS financial statements that give a true and fair view and are free from material misstatement, whether due to fraud or error, which have been used for the purpose of preparation of the consolidated Ind AS financial statements by the Directors of the Holding Company, as aforesaid.

In preparing the consolidated Ind AS financial statements, the respective Board of Directors of the companies included in the Group are responsible for assessing the ability of the Group to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless management either intends to liquidate the Group or to cease operations, or has no realistic alternative but to do so.

Those respective Board of Directors of the companies included in the Group are also responsible for overseeing the financial reporting process of the Group.

Auditor's Responsibilities for the Audit of the Consolidated Ind AS Financial Statements

Our objectives are to obtain reasonable assurance about whether the consolidated Ind AS financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with SAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these consolidated Ind AS financial statements.

As part of an audit in accordance with SAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the consolidated Ind AS financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances. Under section 143(3) (i) of the Act, we are also responsible for expressing our opinion on whether the Holding Company has adequate internal financial controls with reference to financial statements in place and the operating effectiveness of such controls.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions

that may cast significant doubt on the ability of the Group to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the consolidated Ind AS financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Group to cease to continue as a going concern.

- Evaluate the overall presentation, structure and content of the consolidated Ind AS financial statements, including the disclosures, and whether the consolidated Ind AS financial statements represent the underlying transactions and events in a manner that achieves fair presentation.
- Obtain sufficient appropriate audit evidence regarding the financial information of the entities or business activities within the Group of which we are the independent auditors and whose financial information we have audited, to express an opinion on the consolidated Ind AS financial statements. We are responsible for the direction, supervision and performance of the audit of the financial statements of such entities included in the consolidated financial statements of which we are the independent auditors. For the other entities included in the consolidated Ind AS financial statements, which have been audited by other auditors, such other auditors remain responsible for the direction, supervision and performance of the audits carried out by them. We remain solely responsible for our audit opinion.

We communicate with those charged with governance of the Holding Company and such other entities included in the consolidated Ind AS financial statements of which we are the independent auditors regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and to communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

From the matters communicated with those charged with governance, we determine those matters that were of most significance in the audit of the consolidated Ind AS financial statements for the financial year ended March 31, 2022 and are therefore the key audit matters. We describe these matters in our auditor's report unless law or regulation precludes public disclosure about the matter or when, in extremely rare circumstances, we determine that a matter should not be communicated in our report because the adverse consequences of doing so would reasonably be expected to outweigh the public interest benefits of such communication.

Other Matter

We did not audit the financial statements and other financial information, in respect of five Subsidiaries whose Ind AS financial statements include total assets of Rs. 1702.57 Lakhs as at 31st March, 2022, total revenues of Rs. 221.32 Lakhs, total net profit after tax of Rs. 51.23 Lakhs for the year ended on that date.

These Ind AS financial statements and other financial information have not been audited by other auditors, whose financial statements and other financial information have been furnished to us by the Management. Our opinion on the consolidated financial results, in so far as it relates to the amounts and disclosures included in respect of these subsidiaries, and our report in terms of sub-section (3) of Section 143 of the Act, in so far as it relates to the subsidiaries, is based solely on the reports provided by the management and not by the auditors.

Our opinion above on the consolidated Ind AS financial statements, and our report on Other Legal and Regulatory Requirements below, is not modified.

Report on Other Legal and Regulatory Requirements

1. As required by the Companies (Auditor's Report) Order, 2020 ("the Order") issued by the Central Government of India in terms of sub-section (11) of section 143 of the Act, we give in the "Annexure A", a statement on the matters specified in the paragraph 3 and 4 of the order, to the extent applicable.
2. As required by Section 143 (3) of the Act, we report that:
 - (a) We have sought and 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 relating to preparation of the aforesaid consolidation of the financial statements have been kept so far as it appears from our examination of those books.

(c) The Consolidated Balance Sheet, the Consolidated Statement of Profit and Loss including the Statement of Other Comprehensive Income, the Consolidated Cash Flow Statement and Consolidated Statement of Changes in Equity dealt with by this Report are in agreement with the books of account maintained for the purpose of preparation of the consolidated Ind AS financial statements;

(d) In our opinion, the aforesaid consolidated Ind AS financial statements comply with the applicable Indian Accounting Standards specified under Section 133 of the Act read with Companies (Indian Accounting Standards) Rules, 2015, as amended;

(e) On the basis of the written representations received from the directors as on 31 March 2022 taken on record by the Board of Directors of the Group's companies, none of the directors is disqualified as on 31 March 2022 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 with reference to those consolidated Ind AS financial statements of the Holding company and its subsidiary companies incorporated in India, refer to our separate report in "Annexure B" to this report; and

(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

- i. The consolidated Ind AS financial statements disclose the impact of pending litigations on its consolidated financial position of the Group.
- ii. The Group did not have any long-term contracts including derivative contracts for which there were any material foreseeable losses.
- iii. There were no amounts which were required to be transferred to the Investor Education and Protection Fund by the Group.

(iv)

- i) In our opinion, according to the information, explanations given to us, no funds have been advanced or loaned or invested (either from borrowed funds or share premium or any other sources or kind of funds) by the group companies to or in any other person(s) or entity(ies), including foreign entities ("Intermediaries"), with the understanding, whether recorded in writing or otherwise, that the Intermediary shall, whether,

a) directly or indirectly lend or invest in other persons or entities identified in any manner whatsoever by or on behalf of the group companies ("Ultimate Beneficiaries")

b) provide any guarantee, security or the like on behalf of the Ultimate Beneficiaries.

- (v) In our opinion, according to the information, explanations given to us, no funds have been received by the group companies from any person(s) or entity (ies), including foreign entities. ("Funding Parties"), with the understanding, whether recorded in writing or otherwise, that the group companies shall, whether,

(a) directly or indirectly lend or invest in other persons or entities identified in any manner whatsoever by or on behalf of the group companies ("Ultimate Beneficiaries")

(b) provide any guarantee, security or the like on behalf of the Ultimate Beneficiaries.

(c) Based on the audit procedures that have been considered reasonable and appropriate in the circumstances, nothing has come to our notice that has caused us to believe that the representations under sub-clause (i) and (ii) of Rule 11(e), as provided under (a) and (b) above, contain any material misstatement.

(d) The group companies has not declared/proposed any interim and final dividend for the year and previous financial year.

3. With respect to the matter to be included in the Auditors' Report under section 197(16):

In our opinion and according to the information and explanations given to us, the remuneration paid by the Group to its Directors during the current year is in accordance with the provisions of Section 197 of the Act. The remuneration paid to any Director is not in excess of the limit laid down under Section 197 of the Act.

The Ministry of Corporate Affairs has not prescribed other details under Section 197(16) which are required to be commented upon by us.

For and on behalf of
M/s. S. R. Rahalkar & Associates
Chartered Accountants
Firm Registration No-108283W

CA A. P. Sawarkar
Partner
Membership No. 100442
UDIN: 22100442AMRIVZ6259

Place: Nashik
Date: May 30, 2022

Annexure A to the Consolidated Independent Auditors' Report

In our opinion and according to the information and explanations given to us, following companies incorporated in India and included in the consolidated financial statements, have unfavorable remarks, qualifications or adverse remarks given by the respective Auditors in their reports under the Companies (Auditor's Report) Order, 2020 (CARO):

Sr. No.	Name of the Company	CIN	Nature of relationship	Clauses no. of the CARO Report which is unfavorable or qualified or adverse
1.	Thakker Developers Limited	L45200MH1987PLC043034	Holding Company	Clause(i)(c) and (xx)

The above does not include comments, if any, in respect of the following entities as the CARO report relating to them has not been issued by its auditor till the date of principal auditor's report:

Sr. No.	Name of the Company	CIN	Nature of relationship
1.	Motel Kutir Nirman Pvt. Ltd.	U55101MH2007PTC168293	Subsidiary
2.	Pratap Marketing Pvt. Ltd.	U51900MH1994PTC080125	Subsidiary
3.	Jamuna Horticuture Pvt. Ltd.	U01100MH1997PTC111654	Subsidiary
4.	Harshwardhan Devp Pvt. Ltd.	U45200MH1996PTC097274	Subsidiary
5.	Shree Kalavati Farm Pvt. Ltd.	U70109MH2021PTC360309	Subsidiary

For and on behalf of
M/s. S. R. Rahalkar & Associates
Chartered Accountants
Firm Registration No-108283W

CA A. P. Sawarkar
Partner
Membership No. 100442
UDIN: 22100442AMRIVZ6259

Place: Nashik
Date: May 30, 2022

Annexure B to the Independent Auditors' Report

ANNEXURE B TO THE INDEPENDENT AUDITOR'S REPORT OF EVEN DATE ON THE CONSOLIDATED IND AS FINANCIAL STATEMENTS OF THAKKERS DEVELOPERS LIMITED

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

In conjunction with our audit of the consolidated Ind AS financial statements of Thakkers Developers Limited as of and for the year ended March 31, 2022, we have audited the internal financial controls over financial reporting of Thakkers Developers Limited (hereinafter referred to as the "Holding Company") and its subsidiary companies which are companies incorporated in India, as of that date.

Management's Responsibility for Internal Financial Controls

The respective Board of Directors of the Holding Company and its subsidiary companies which are companies incorporated in India, are responsible for establishing and maintaining internal financial controls based on, "the internal financial 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 the respective 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 Act.

Auditors' Responsibility

Our responsibility is to express an opinion on the company's internal financial controls over financial reporting with reference to these consolidated Ind AS financial statements 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, both, issued by Institute of Chartered Accountants of India, and deemed to be prescribed under section 143(10) of the Act, to the extent applicable to an audit of internal financial controls. 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 with reference to these consolidated Ind AS financial statements 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 over financial reporting with reference to these consolidated Ind AS financial statements and their operating effectiveness. Our audit of internal financial controls over financial reporting included obtaining an understanding of internal financial controls over financial reporting with reference to these consolidated Ind AS financial statements, 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 with reference to the consolidated Ind AS financial statements.

Meaning of Internal Financial Controls over Financial Reporting with reference to the consolidated Ind AS financial statements

A company's internal financial control over financial reporting with reference to these consolidated Ind AS financial statements 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 with reference to these consolidated Ind AS financial statements 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 with reference to the consolidated Ind AS financial statements

Because of the inherent limitations of internal financial controls over financial reporting with reference to the consolidated Ind AS financial statements, 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 with reference to the consolidated Ind AS financial statements to future periods are subject to the risk that the internal financial control over financial reporting with reference to the consolidated Ind AS financial statements 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 Holding Company and its subsidiary companies, which are companies incorporated in India, have, maintained in all material respects, adequate internal financial controls over financial reporting with reference to these consolidated Ind AS financial statements and such internal financial controls over financial reporting with reference to these consolidated Ind AS financial statements were operating effectively as at March 31, 2022, based on "the internal control over financial reporting criteria established by the Holding 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".

Other Matters

Our report under Section 143(3)(i) of the Act on the adequacy and operating effectiveness of the internal financial controls over financial reporting with reference to these consolidated Ind AS financial statements insofar as it relates to the other four subsidiaries is based solely on reports of the management and not by the auditors.

We also have audited, in accordance with the Standards on Auditing issued by the Institute of Chartered Accountants of India as specified under section 143(10) of the Act, the consolidated Ind AS financial statements of the Holding Company, which comprise the Consolidated Balance Sheet as at March 31, 2022, and the Consolidated Statement of Profit and Loss and Consolidated Cash Flow Statement for the year then ended, and a summary of significant accounting policies and other explanatory information, and our report dated 30.05.2022 expressed an unqualified opinion on those financial statements.

Date: 30/05/2022
Place: Nashik

For S.R. Rahalkar & Associates
Chartered Accountants
Firm Registration Number – 108283W

A.P. Sawarkar
Partner
Membership Number 100442
UDIN: 22100442AMRIVZ6259

CONSOLIDATED BALANCE SHEET AS ON MARCH 31ST, 2022

Particulars	Note No.	As on 31-Mar-2022	As on 31-Mar-2021
ASSETS			
1.Non-Current Assets			
(a) Property, Plant and Equipment	1	5,72,85,009	3,27,81,855
(b) Investment Property	2	7,86,56,226	9,38,90,389
(c) Other Intangible assets	3	8,053	25,345
(d) Financial Assets			
(i) Investments	4	2,89,19,854	3,02,46,232
(ii) Trade receivables	10	1,10,21,250	1,46,93,876
(iii) Loans			-
(iv) Others	5	56,84,093	57,28,093
(e) Deferred tax assets (net)	6	72,40,891	47,64,668
(f) Other non-current assets	7	73,45,19,264	29,33,88,696
2. Current Assets			
(a) Inventories	8	1,21,74,03,600	1,04,28,27,867
(b) Financial Assets			-
(i) Investments	9	13,11,79,216	98,23,086
(ii) Trade receivables	10	4,44,14,377	4,33,62,059
(iii) Cash and cash equivalents	11	1,16,65,616	3,20,35,197
(iv) Bank balances other than (iii) above	11	1,41,29,002	1,16,09,224
(c) Current tax assets (net)	12	46,103	(18,08,227)
(d) Other current assets	13	(13,82,12,232)	14,89,90,774
Total Assets		2,20,39,60,322	1,76,23,59,134
EQUITY AND LIABILITIES			
1. Equity			
(a) Equity Share capital	14	9,00,00,000	9,00,00,000
(b) Other equity			-
-Reserve & Surplus	15	1,20,24,47,592	86,46,89,370
LIABILITIES			
Non-current liabilities			
(a) Financial Liabilities			-
(i) Borrowings	16	13,79,33,607	1,33,22,074
(ii) Trade Payables	17	2,18,25,394	1,89,71,905
(iii) Other financial liabilities	18	4,38,19,990	4,22,94,355
(b) Provisions			-
(c) Employees benefit obligations	19	41,17,210	20,76,357
(d) Deferred tax liabilities (net)	6		-
(e) Other non-current liabilities	20	49,70,53,638	42,42,73,062
2. Current liabilities			
(a) Financial Liabilities			
(i) Borrowings	16	1,42,89,030	1,30,83,505
(ii) Trade Payables	17	57,74,393	2,94,16,905
(iii) Other financial liabilities	18	-	-
(b) Other current liabilities	21	12,17,05,317	21,61,08,862
(c) Provisions	22	5,61,84,569	3,97,40,305
(d) Employees benefit obligations	19	88,09,582	83,82,434
(e) Current tax liabilities (net)	12(i)	-	-
Total Equity and Liabilities		2,20,39,60,322	1,76,23,59,134
Significant Accounting Policies And additional Statement of Notes	31		

For S.R. Rahalkar & Associates

Chartered Accountants
Firm Reg. No. 108283W.

A.P.SAWARKAR
Partner
M. No.: 100442
Place: Nashik
Date: May 30, 2022.

For and on behalf of the Board of Directors

JITENDRA M. THAKKER
Chairman (DIN 00082860)

RAJENDRA M. THAKKER
Managing Director (DIN 00083181)

NARENDRA M. THAKKER
Director (DIN 00083224)

Consolidated Statement of Profit and Loss for the year ended 31st March 2022

Particulars	Note No.	As on 31-Mar-2022	As on 31-Mar-2021
I.Revenue From Operations	23	55,48,07,502	27,60,07,529
II.Other Income	24	2,45,72,409	4,27,91,303
III.Total Income (I+II)		57,93,79,910	31,87,98,832
IV.Expenses			
Cost of materials consumed	25	34,84,50,332	12,31,83,879
Purchases of Stock-in-Trade			-
Changes in inventories of finished goods, Stock-in -Trade and work-in-progress	26	(20,21,19,551)	(48,30,550)
Employee benefits expense	27	1,85,06,882	2,35,33,051
Finance costs	28	16,13,635	53,75,959
Depreciation and amortization expense	29	97,46,433	72,95,239
Other expenses	30 & 30(A)	4,87,69,063	3,03,93,346
Total expenses (IV)		22,49,66,795	18,49,50,923
V.Profit/(loss)before exceptional items and tax (III-IV)		35,44,13,116	13,38,47,910
VI.Exceptional Items		-	-
VII.Profit/(loss) before tax ` and (V-VI)		35,44,13,116	13,38,47,910
VIII.Tax expense:			
(1) Current tax		2,42,71,500	2,25,68,000
(2) Deferred tax		(24,76,223)	(47,64,668)
(3) Mat Credit Entitlement			-
(4) Earlier Tax		(68,63,135)	17,25,187
IX.Profit/ Loss for the year (VII-VIII)		33,94,80,974	11,43,19,391
X.Other Comprehensive Income		(17,22,755)	(8,97,206)
XI.Profit/(loss) for the year		33,77,58,219	11,34,22,183
XII.Earning per equity share			
(1) Basic		37.72	12.60
(2) Diluted		37.72	12.60
Summary of Significant Accounting Policies	31		
The accompanying notes are an integral part of financial statements			

For S.R. Rahalkar & Associates**For and on behalf of the Board of Directors**

Chartered Accountants
Firm Reg. No. 108283W.

JITENDRA M. THAKKER
Chairman (DIN 00082860)

A.P.SAWARKAR
Partner M. No.: 100442

RAJENDRA M. THAKKER
Managing Director (DIN 00083181)

Place: Nashik
Date: May 30, 2022.

NARENDRA M. THAKKER
Director (DIN 00083224)

CONSOLIDATED CASH FLOW STATEMENT FOR THE YEAR ENDED 31ST MARCH, 2022

	As on 31-Mar-2022 (Rs.)	As on 31-Mar-2021 (Rs.)
I) <u>Cash Flow From Operating Activities</u>		
Net Profit/(Loss) before Tax and Extra ordinary items	35,44,13,116	13,29,50,704
Adjustments For :		
Depreciation	97,46,433	72,95,239
Interest Paid	16,13,635	53,75,959
Loan Processing Fees	0	1,23,900
Interest & Dividend received	(11,47,630)	(9,42,717)
Share Profit/Loss from Partnership Firms	(1,91,36,028)	(3,54,74,057)
(Profit)/Loss on Disposal of Property, Plant and Equipment	(34,10,901)	(46,64,337)
Adjustment in profit due to OCI	(17,23,000)	0
(Profit)/Loss on Sale of Investments	0	(68,87,516)
Operating Profit before changes in Working Capital	34,03,55,625	9,77,77,174
<u>Adjustments For Changes In Working Capital :</u>		
Trade & Other Receivables	26,20,308	(2,31,58,270)
Inventories	(20,19,99,225)	(5,82,56,823)
Other Assets	(11,12,19,399)	7,45,31,856
Trade Payables	(2,07,89,024)	1,12,58,753
Other Liability	(9,99,356)	12,35,32,842
Cash Generated From Operations	79,68,928	22,56,85,533
Tax Deducted at Source & Advance Tax	(1,70,95,000)	0
Income Tax Paid	(2,42,71,500)	2,25,68,000
Earlier Year Taxes	68,63,135	0
Net Cash from Operating Activities (A)	(2,65,34,437)	20,31,17,533
II) <u>Cash Flow From Investing Activities</u>		
Interest & Dividend received	2,02,83,657	9,42,717
Purchase Property, plant & equipment	(3,66,36,384)	(15,26,433)
Sale of Property, plant & equipment	58,14,998	1,09,33,281
(Purchase) Sale of Current Investments	(10,47,95,589)	4,11,50,631
Net Cash Used In Investing Activities (B)	(11,53,33,319)	5,15,00,196
III) <u>Cash Flow From Financing Activities</u>		
Interest Paid	(16,13,635)	(53,75,959)
Loan Processing Fees	0	(1,23,900)
Repayment of borrowings (Net)	12,56,31,344	(22,54,63,993)
Net Cash Used In Financing Activities (C)	12,40,17,710	(23,09,63,852)
Net (Decrease) In Cash And Cash Equivalents A+B+C)	(1,78,50,046)	2,36,53,877
Cash and Cash Equivalents at beginning of the period	4,36,44,421	1,99,90,545
Cash And Cash Equivalents at end of the period	2,57,94,618	4,36,44,421

For S.R. Rahalkar & AssociatesChartered Accountants
Firm Reg. No. 108283W.**A.P.SAWARKAR**
Partner M. No.: 100442Place: Nashik
Date: May 30, 2022.**For and on behalf of the Board of Directors****JITENDRA M. THAKKER**
Chairman (DIN 00082860)**RAJENDRA M. THAKKER**
Managing Director (DIN 00083181)**NARENDRA M. THAKKER**
Director (DIN 00083224)

CONSOLIDATED STATEMENT OF CHANGES IN EQUITY FOR THE YEAR ENDED MARCH 31, 2022**A) Equity Share Capital**

Equity Share	As on 31-Mar-22	As on 31-Mar-21
Balance at the beginning of the year	9,00,00,000	9,00,00,000
Issued during the year	-	-
Reduction during the year	-	-
Balance at the close of the year	9,00,00,000	9,00,00,000

B) Equity Shares of INR 10 each issued, subscribed and fully paid

Paid	NOS.
At March 31, 2021	90,00,000
At March 31, 2022	90,00,000

C) Other Equity

Equity Share	Share Premium	Retained Earning	Total
Balance as at April 01, 2020	4,50,00,000	70,62,67,185	75,12,67,185
Addition during the year	-	11,43,19,391	11,43,19,391
Other Comprehensive income for the year	-	(8,97,206)	(8,97,206)
Deduction during the year	-	-	-
Balance as at March 31, 2021	4,50,00,000	81,96,89,370	86,46,89,370
Balance as at April 01, 2021	4,50,00,000	81,96,89,370	86,46,89,370
Addition during the year	-	33,94,80,977	33,94,80,977
Other Comprehensive income for the year	-	(17,22,755)	(17,22,755)
Deduction during the year	-	-	-
Balance as at March 31, 2022	4,50,00,000	1,15,74,47,592	1,20,24,47,592

NOTE – 1 & 3 : PROPERTY, PLANT AND EQUIPMENTS AND OTHER INTANGIBLE ASSETS

Particulars	Tangible Assets								Intangible Assets
	Land	Mangal Karyalay & Nexus Office	Plant and Machinery	Office Equipmen t	Vehicles	Furniture and Fixture	Computers and Printers	Total	Computer Software
Gross Block									
As at 31/03/2020	241238	39339230	12424689	8677380	83096548	4306805	6215021	154300911	489330
Additions	925960	0	0	187500	0	227523	185450	1526433	0
Deletions	0	0	0	0	30929962	0	0	30929962	0
At 31/03/2021	1167198	39339230	12424689	8864880	52166586	4534328	6400471	124897382	489330
As at 01/04/2021	1167198	39339230	12424689	8864880	52166586	4534328	6400471	124897382	489930
Additions	3169	0	106200	1299224	34190323	530662	506807	36636385	0
Deletions	0	0	0	0	26761652	0	0	26761652	0
At 31/03/2022	1170367	39339230	12530889	10164104	59595257	5064990	6907278	134772115	489330
Depreciation									
As at 31/03/2020	0	17080831	9102641	7476448	66798924	3273123	5803780	109535747	409550
Additions	0	2111503	739679	438382	3572620	268571	110049	7240804	54435
Deletions	0	0	0	0	24661025	0	0	24661025	0
At 31/03/2021	0	19192334	9842320	7914830	45710519	3541694	5913829	92115526	463985
As at 01/04/2021	0	19192334	9842320	7914830	45710519	3541694	5913829	92115526	463985
Additions	0	1911199	568095	415755	6257755	341863	234474	9729141	17292
Disposal	0	0	0	0	24357555	0	0	24357555	0
At 31/03/2022	0	21103533	10410415	8330585	27610719	3883557	6148304	77487112	481277
Net Block									
At 31/03/2021	1167198	20146896	2582369	950050	6456067	992641	486642	32781863	25345
At 31/03/2022	1170367	18235697	2120474	1833519	31984538	1181440	758975	57285009	8053

NOTE – 2 : INVESTMENT PROPERTY

PARTICULARS	As on 31-Mar-22	As on 31-Mar-21
Investment Property	7,86,56,226	9,38,90,389
Total	7,86,56,226	9,38,90,389

NOTE - 4 : NON CURRENT INVESTMENTS

PARTICULARS	As on 31-Mar-21	As on 31-Mar-21
Investments in Equity Instruments		
(A) Equity Shares of subsidiary companies		
(i) Quoted Shares		
75,000 Equity Shares of Rs. 52.75/- each of Asian food Products Ltd.	39,56,250	51,96,405
3810 Equity Shares of Rs.325.50 each of Asian food Products Ltd.		
(ii) Unquoted Shares		
5,103 Equity Shares of Rs. 10/- each Deacon Infrastructure Pvt. Ltd.	-	51,030
10,000 Equity Shares of Rs. 25/- each Motel Kutir Nirman Pvt. Ltd.	1,50,000	1,50,000
108 Equity Shares of Rs.10/- each Shubhshani Construction Pvt. Ltd.	1,080	1,080
840 Equity Shares of Rs.10/- each Mihir Reality Pvt. Ltd.	8,400	8,400
990 Equity Shares of Rs.10/- each Kalyani Developers Pvt. Ltd.	9,900	9,900
990 Equity Shares of Rs.10/- each Shri Kala Developers Pvt. Ltd.	9,900	9,900
1320000 Equity Shares of Rs.10/- each Mukund Marketing Pvt. Ltd.	1,32,00,000	1,32,00,000
950909 Equity Shares of Rs.10/- each Panamburkar Marketing Pvt. Ltd.	95,09,000	95,09,000
	-	-
	2,68,44,530	2,81,35,715
Non Trade (Unquoted)		
14620 Equity Share of Rs.25/- each of Nashik Merchant Co. op. Bank.	3,65,500	3,65,500
19900 Equity Shares of Rs.25/- each of Janalaxmi Co. Op. Bank Ltd.	4,97,550	4,97,550
1 Equity Share of Rs.1000/- each of Rajlaxmi Urban Co. Op. Bank Ltd.	1,000	1,000
25 Equity Shares of Rs.200/- each of Rupee Co. Op. Bank Ltd.	5,000	5,000
4580 Equity Shares of Rs.100/- each of Godavari Urban Co. Op Bank Ltd.	4,58,000	4,58,000
1094 Equity Shares of Rs.25/- each of Shriram Sahakari Bank Ltd.	27,350	27,350
10 Equity Share of Rs.100/- each of The Akola Janta Comm.Co.op.Bank Ltd.	1,000	1,000
2500 Equity Shares of Rs.10/- each of Saraswat Co. Op. Bank Ltd.	25,000	25,000
91 Equity Shares of Vishwas Co-Op. Bank Ltd.(23@ 25/- & 68 @100/- each)	7,375	7,375
Shares of Sai-Avdhoot Co-op. Hsg. Soc. Ltd.	260	260
	13,88,035	13,88,035
Investment in Partnership Firm	6,87,288	7,22,482
TOTAL INVESTMENT	2,89,19,854	3,02,46,232

NOTE – 5 : OTHER NON CURRENT FINANCIAL ASSETS

Particulars	As on 31-Mar-22	As on 31-Mar-21
Deposits		
Tender Deposit	40,91,808	40,91,808
Member Deposit	3,46,393	3,46,393
Rent Deposit	3,75,657	3,75,657
Land Deposit	7,45,106	7,45,106
Other Deposits	1,25,129	1,69,129
Total	56,84,093	57,28,093

NOTE – 6 : DEFERRED TAX (LIABILITY) / ASSETS

Particulars	As on 31-Mar-22	As on 31-Mar-21
Difference between Book and Tax Depreciation	36,76,179	45,55,434
Provisions for Gratuity/ Bonus	35,64,712	2,09,234
Brought Forward losses	0	0
Total	72,40,891	47,64,668

NOTE - 7 : OTHER NON CURRENT ASSETS

Particulars	As on 31-Mar-22	As on 31-Mar-21
Advances given for projects - Others	26,38,28,090	12,70,01,651
Advances given for projects - Related parties	46,92,47,923	16,49,43,794
Tender Deposits	8,79,269	8,79,269
Member Deposits	2,39,248	2,39,248
Rent Deposits	1,00,030	1,00,030
Land Deposits	1,63,924	1,63,924
Other Deposits	60,780	60,780
Total	73,45,19,264	29,33,88,696

NOTE – 8 : INVENTORIES

Particulars	As on 31-Mar-22	As on 31-Mar-21
(a) Work in progress	63,85,82,719	38,04,99,157
(b) Finished goods	36,94,84,332	45,26,34,462
(c) Development expenses	20,93,36,549	20,96,94,248
Total Inventories	1,21,74,03,600	1,04,28,27,867

NOTE – 9 : INVESTMENTS- CURRENT

Particulars	As on 31-Mar-22	As on 31-Mar-21
Investment in Mutual Funds- Quoted	10,92,54,301	-
- Floating Rate Income Fund		-
- Investment in Partnership firm	2,19,24,915	98,23,086
Total investments	13,11,79,216	98,23,086

NOTE – 10 : TRADE RECEIVABLES – CURRENT / NON-CURRENT

Particulars	As on 31-Mar-22	As on 31-Mar-21
Trade receivables		
(a) Secured, considered good	-	-
(b) Unsecured, considered good	-	-
- Exceeding six months	1,10,21,250	1,46,93,876
- Not exceeding six months	4,44,14,377	4,33,62,059
Total Trade Receivables	5,54,35,627	5,80,55,935

NOTE – 10 (A) :TRADE RECEIVABLES – CURRENT / NON-CURRENT (AGEING SCHEDULE)

Particulars	Not Due	Unbilled Dues	Outstanding for following periods from due date of payment					Total
			Less than 6 Months	6 Months-1 Year	1-2 Years	2-3 Years	More than 3 Years	
- Undisputed Trade Receivables-Considered good			1,72,24,247	1,42,32,535	1,11,11,156	7,60,148	1,21,07,542	5,54,35,628
- Undisputed Trade Receivables-Considered doubtful	-	-	-	-	-	-	-	-
- Disputed Trade Receivables-Considered good	-	-	-	-	-	-	-	-
- Disputed Trade Receivables-Considered doubtful	-	-	-	-	-	-	-	-
Total	-	-	1,72,24,247	1,42,32,535	1,11,11,156	7,60,148	1,21,07,542	5,54,35,628

NOTE – 11 : CASH & CASH EQUIVALENTS

Particulars	As on 31-Mar-22	As on 31-Mar-21
Balances with banks	95,65,488	2,86,38,678
Cash on hand	21,00,126	33,96,519
Total Cash & Cash Equivalents	1,16,65,616	3,20,35,197
Bank balances other than above		
- Deposits with remaining maturity less than or equal 12 months	1,41,29,002	1,16,09,224
- Deposits with remaining maturity more than 12 months	-	-
Total Bank balances other than above	1,41,29,002	1,16,09,224

NOTE – 12 : CURRENT TAX ASSETS (NET)

Particulars	As on 31-Mar-22	As on 31-Mar-21
Balance with Income Tax Authority		
Income Tax Assets	1,57,83,280	1,67,02,198
Advance tax current year	78,16,323	33,39,575
Less : Provision of Income tax	2,42,71,500	2,25,68,000
Add : Mat Credit Entitlement	7,18,000	7,18,000
Current tax assets - Net	46,103	(18,08,227)

NOTE – 13 : OTHER CURRENT ASSETS

Particulars	As on 31-Mar-22	As on 31-Mar-21
a) Advances recoverable in cash		
1. Purchase of Real Estate/Rights	4,24,53,734	-
2. Purchase of Real Estate/Rights to related parties	(21,67,77,485)	12,04,15,685
3. Advances to suppliers	3,41,340	-
4. Employee advances	13,06,720	10,84,929
b) Others		
1. Duties and Tax recoverable	2,55,31,090	1,71,07,886
2. Prepaid expenses	3,72,009	5,29,786
3. TDS receivable		-
4. Stamp & Registration	75,42,725	88,66,805
5. Deposit with NMC for tree plantation		-
6. Deposit with legal authorities		-
7. Others	10,17,632	9,85,683
Total	(13,82,12,232)	14,89,90,774

NOTE - 14 : EQUITY SHARE CAPITAL

Particulars	As on 31-Mar-22	As on 31-Mar-21
Authorized Share Capital		
- 1,50,00,000 Equity Shares of Rs.10 each	15,00,00,000	15,00,00,000
Total	15,00,00,000	15,00,00,000
Issued, Subscribed and Paid-up (fully paid-up) :		
- 90,00,000 Equity Shares of Rs.10 each	9,00,00,000	9,00,00,000
Total	9,00,00,000	9,00,00,000

NOTE – 14 (A): TERMS / RIGHTS ATTACHED TO EQUITY SHARES:

The Company has only one class of share capital, i.e. equity shares having face value of Rs. 10 per share. Each holder of equity shares is entitled to one vote per share. In the event of liquidation of the Company, the holders of Equity Shares will be entitled to receive remaining assets of the Company, after distribution of all preferential amounts. The distribution will be proportion to the number of Equity Shares held by the shareholders.

NOTE – 14(B) : RECONCILIATION OF EQUITY SHARE OUTSTANDING AT THE BEGINNING AND AT THE END OF YEAR

Particulars	As on 31-Mar-22 Equity shares	As on 31-Mar-21 Equity shares
Outstanding as at beginning of the year	90,00,000	90,00,000
Addition during the year	-	-
Reduction	-	-
Outstanding as at closing of the year	90,00,000	90,00,000

Note – 14 (C):

A) Statement of Changes in Equity FY 2020-21

Particulars	Equity Share Capital	Other Equity				Other Comprehensive Income	Total equity attributable to equity holders of the Company
		Capital Reserve	Revaluation Reserve	Share Premium	Retained Earnings	Other Items of Comprehensive Income /(Loss)	
Balance as at April 1, 2020	9,00,00,000			4,50,00,000	70,62,67,185	-	84,12,67,185
Changes in Equity for the year						-	
Profit for the Year					11,43,19,391	-	11,43,19,391
Transfer to General Reserve						-	
Total Comprehensive Income for the year	9,00,00,000	-	-	4,50,00,000	82,05,86,576	-	95,55,86,576
Remeasurement of Employee Benefit Plan						(8,97,206)	(8,97,206)
Balance as at March 31, 2021	9,00,00,000	-	-	4,50,00,000	82,05,86,576	(8,97,206)	95,46,89,370

Statement of Changes in Equity FY 2021-22

Particulars	Equity Share Capital	Other Equity				Other Comprehensive Income	Total equity attributable to equity holders of the Company
		Capital Reserve	Revaluation Reserve	Share Premium	Retained Earnings	Other Items of Comprehensive Income / (Loss)	
Balance as at April 1, 2021	9,00,00,000			4,50,00,000	81,96,89,370	-	95,46,89,370
Changes in Equity for the year						-	
Profit for the Year					33,94,80,976	-	33,94,80,976
Transfer to General Reserve						-	
Total Comprehensive Income for the year	9,00,00,000	-	-	4,50,00,000	1,15,91,70,346	-	1,29,41,70,346
Remeasurement of Employee Benefit Plan						(17,22,755)	(17,22,755)
Balance as at March 31, 2022	9,00,00,000	-	-	4,50,00,000	1,15,91,70,346	(17,22,755)	1,29,24,47,591

Note – 14 (D):**B) Disclosure of Promoters' Shareholding**

Name of Promoter	As on 31/03/2022		As on 31/03/2021		% Change in Shareholding during the year
	% Holding in the Class	No. of Shares	% Holding in the Class	No. of Shares	
Manohardas Raghavaji Thakker	0.00	-	0.54	48,444	-0.54
Intra Communications Pvt Ltd	3.56	3,20,200	3.56	3,20,200	-
Jay Jeet Marketing Pvt Ltd	3.44	3,10,000	3.44	3,10,000	-
Mahalaxmi Travels Pvt Ltd	3.30	2,97,400	3.30	2,97,400	-
Subhashani Construction Pvt.Ltd.	2.86	2,57,400	2.86	2,57,400	-
Shubhakamana Builder Pvt Ltd	2.76	2,48,000	2.76	2,48,000	-
Pooja Kutir Nirman Pvt Ltd	2.39	2,15,000	2.39	2,15,000	-
Giresh Marketing Private Limited	2.31	2,08,000	2.31	2,08,000	-
Manohardas Raghavaji Thakker	2.28	2,05,000	2.28	2,05,000	-
Vichal Enterprises Pvt Ltd	2.22	2,00,000	2.22	2,00,000	-
Pravin Marketing Pvt Ltd	2.22	2,00,000	2.22	2,00,000	-
Jyoti N Thakker	2.22	2,00,000	2.22	2,00,000	-
Babita Marketing Pvt Ltd	2.12	1,90,800	2.12	1,90,800	-
Manan Trade Resources Pvt Ltd	2.09	1,88,000	2.09	1,88,000	-
Gaurav Developers Pvt Ltd	1.94	1,74,600	1.94	1,74,600	-
Nitu Marketing Pvt Ltd	1.73	1,55,800	1.73	1,55,800	-
Alankar Marketing Pvt Ltd	1.67	1,50,000	1.67	1,50,000	-
Nishant Kutir Nirman Pvt Ltd	1.60	1,44,200	1.60	1,44,200	-
Sumangal Construction Pvt Ltd	1.46	1,31,000	1.46	1,31,000	-
Omkar Enterprises Pvt. Ltd	1.39	1,25,200	1.39	1,25,200	-
Rajendra Manohardas Thakker	1.36	1,22,620	1.36	1,22,620	-
Nishant Rajendra Thakker	1.33	1,20,022	1.33	1,20,022	-
Dattatray Marketing Pvt. Ltd.	1.33	1,20,000	1.33	1,20,000	-
Dhananjay Marketing Pvt Ltd	1.33	1,20,000	1.33	1,20,000	-
Sharvak Construction Pvt Ltd	1.33	1,20,000	1.33	1,20,000	-
Rudraksha Builders Pvt Ltd	1.33	1,20,000	1.33	1,20,000	-
Panchvati Horticulture Pvt Ltd	1.27	1,14,600	1.27	1,14,600	-
Abhishek Kutir Nirman Pvt Ltd	1.26	1,13,800	1.26	1,13,800	-
Abhijit Marketing Pvt Ltd	1.16	1,04,800	1.16	1,04,800	-
Diwakar Farm Pvt.Ltd.	1.13	1,01,400	1.13	1,01,400	-
Satyaprakash Marketing Pvt Ltd	1.11	1,00,200	1.11	1,00,200	-
Jitendra Manohardas Thekker	1.06	95,600	1.06	95,600	-
Mukund Marketing Pvt.Ltd	1.03	92,600	1.03	92,600	-
Minimax Horticulture Pvt. Ltd.	1.02	91,800	1.02	91,800	-
Dhanush Marketing Pvt Ltd	0.99	89,000	0.99	89,000	-
Indira Horticulturals Pvt.Ltd.	0.89	79,800	0.89	79,800	-
Narendra Manohardas Thakker	0.79	71,220	0.79	71,220	-
J M Thakker Developers P. Ltd	0.68	61,600	0.68	61,600	-
Ramleela Marketing Pvt.Ltd	0.67	60,000	0.67	60,000	-
Rajendra M Developers & Builders Pvt.Ltd	0.64	58,000	0.64	58,000	-
M.R.Thakker & Co. Construction P Ltd	0.60	54,000	0.60	54,000	-
Krishnaleela Enterprises Pvt.Ltd.	0.57	51,000	0.57	51,000	-
Mallika Agriculture Pvt Ltd	0.55	49,600	0.55	49,600	-
Hemangini Marketing Pvt Ltd	0.52	46,800	0.52	46,800	-
Narottam Marketing Pvt Ltd	0.46	41,800	0.46	41,800	-
Kerkar Marketing Pvt Ltd	0.44	40,000	0.44	40,000	-
Kumudini Marketing Pvt Ltd	0.43	38,800	0.43	38,800	-
Ashish Agriculture Pvt Ltd	0.38	34,200	0.38	34,200	-
Robin Marketing Pvt Ltd	0.24	21,600	0.24	21,600	-
Radheya Farm Pvt Ltd	0.20	18,400	0.20	18,400	-

Meena Marketing Pvt Ltd	0.18	16,400	0.18	16,400	-
Poonam R Thakker	0.17	15,042	0.17	15,042	-
Pratiprabha Marketing Pvt Ltd	0.17	15,000	0.17	15,000	-
Freedom Marketing Pvt Ltd	0.13	11,600	0.13	11,600	-
Priya Marketing Private Ltd	0.13	11,400	0.13	11,400	-
Bharati Jitendra Thakker	0.11	10,020	0.11	10,020	-
Nasik Marketing Pvt Ltd	0.11	10,000	0.11	10,000	-
Bholenath Marketing Pvt Ltd	0.03	3,000	0.03	3,000	-
Harihar Horticultural Pvt Ltd	0.02	2,200	0.02	2,200	-
Gaurav Jitendra Thakker	0.54	49,044	0.01	600	0.54
Hetal Nishant Thakker	0.01	600	0.01	600	-
Abhishek Narendra Thakker	0.00	32	0.00	32	-
Thakkers Developers Ltd.	0.49	44,750	0.44	40,000	0.05
Motel Kutir Nirman Pvt. Ltd.	0.00	250	-	-	0.00
Total Number of Shares	-	64,63,200	-	64,58,200	-

* Note - Being the demise of Manohardas Raghavji Thakker, his shares were transmitted to Nominee Gaurav Jitendra Thakker. There is no overall change in the promoter's shareholdings during the year.

Note – 15 : RESERVE & SURPLUS

Particulars	As on 31-Mar-22	As on 31-Mar-21
(a) Retained Earnings (Surplus)	1,15,74,47,592	81,96,89,370
(b) Share Premium Reserve	4,50,00,000	4,50,00,000
Total reserve & surplus	1,20,24,47,592	86,46,89,370
(a) Retained Earnings		
Particulars	As on 31-Mar-22	As on 31-Mar-21
As per last Balance Sheet	81,96,89,370	70,62,67,185
Add: Net Profit/(Loss) for the current year	33,77,58,221	11,34,22,185
Total Retained Earnings	1,15,74,47,591	81,96,89,370

Note - 16 : BORROWINGS

Particulars	As on 31-Mar-22	As on 31-Mar-21
Secured		
Terms loan & borrowings from :		
(a) Banks	43,93,739	19,13,391
(b) NBFC's	-	8,69,706
Unsecured		
(c) Directors	13,35,39,868	1,05,38,977
Total Non-Current Borrowings	13,79,33,607	1,33,22,074
Secured		
Bank Overdraft	1,41,03,317	1,30,83,505
Current Maturities of Long Term Debt	1,85,713	-
Total Current Borrowings	1,42,89,030	1,30,83,505

Note – 17 : TRADE PAYABLES

Particulars	As on 31-Mar-22	As on 31-Mar-21
(a) Non-Current		
- Dues to Micro, Small and Medium Enterprise	-	-
- Dues to Others	2,18,25,394	1,89,71,905
- Dues to related parties	-	-
Total Non-Current Trade Payable	2,18,25,394	1,89,71,905
(b) Current		
- Dues to Micro, Small and Medium Enterprise	-	-
- Dues to Others	57,74,393	2,94,16,905
- Dues to related parties	-	-
Total Current Trade Payable	57,74,393	2,94,16,905

Note – 17(A) : TRADE PAYABLES (AGEING SCHEDULE)

Particulars	Not Due	Unbilled Dues	Outstanding for following periods from due date of payment				Total
			Less than 1 Year	1-2 Year	2-3 Years	More than 3 Years	
- MSME			5,10,416	-	-		5,10,416
- Others	-	-	64,63,345	52,07,037	-	1,54,18,990	2,70,89,372
- Disputed Dues - MSME	-	-	-	-	-		
- Disputed Dues - Others	-	-	-	-	-		
Total	-	-	69,73,761	52,07,037	-	1,54,18,990	2,75,99,788

Note – 18 : OTHER FINANCIAL LIABILITIES

Particulars	As on 31-Mar-22	As on 31-Mar-21
Other Financial Liabilities - Non Current	4,38,19,990	4,22,94,355
Total	4,38,19,990	4,22,94,355

Note – 19 : EMPLOYEES BENEFIT OBLIGATIONS

Particulars	As on 31-Mar-22	As on 31-Mar-21
(i) Non-current provisions		
- Provision for Gratuity	41,17,210	20,76,357
Total Non-current Employees Benefit Obligations	41,17,210	20,76,357
(ii) Current provisions		
Provision for Gratuity	88,09,582	83,82,434
Total Current Employees Benefit Obligations	88,09,582	83,82,434

Note – 20 : OTHER NON CURRENT LIABILITIES

Particulars	As on 31-Mar-22	As on 31-Mar-21
Other Non-Current Liabilities	-	-
Advances from customer	20,74,32,210	18,61,31,713
Related parties	28,96,21,428	23,81,41,349
Total Non-Current Liabilities	49,70,53,638	42,42,73,062

Note - 21 : OTHER CURRENT LIABILITIES

Particulars	As on 31-Mar-22	As on 31-Mar-21
Advances from customer under same management	1,02,72,977	16,42,05,492
Advances due to employees	13,31,089	6,73,402
Advances from customers	10,50,05,157	5,00,79,782
Interest on Bank Loan Payable		-
Statutory Dues		
TDS Payable	8,55,999	2,12,036
EPF Payable	62,839	12,824
ESIC Payable	2,462	2,123
Professional Tax Payable	54,375	19,550
CGST Payable	1,21,576	22,180
SGST Payable	31,26,630	22,180
IGST Payable	7,200	3,600
Others	8,39,989	8,30,669
Deposits	25,024	25,024
Other Unearned revenue		-
Total other current liabilities	12,17,05,317	21,61,08,862

Note – 22 : PROVISIONS

Particulars	As on 31-Mar-22	As on 31-Mar-21
Current Provisions		
Other Provisions		
- Bonus	15,03,963	6,02,184
- Income Tax		-
- Outstanding work for Projects	5,46,80,606	3,91,38,121
Total Current Provisions	5,61,84,569	3,97,40,305

Note – 23 : REVENUES

Particulars	As on 31-Mar-22	As on 31-Mar-21
Sales of Flats/Shops & construction contract receipts	13,03,47,680	13,10,48,465
Estate Dealing & Development Activity Sales	16,24,90,880	13,08,26,043
Increase/(Decrease) in Finished Goods / Semi finished Goods		-
TOTAL (A)	29,28,38,560	26,18,74,508
Rent Received	62,15,701	62,96,026
Other Operating Revenue	25,57,53,241	78,36,995
TOTAL (B)	26,19,68,942	1,41,33,021
Total revenue (A+B)	55,48,07,502	27,60,07,529

Note – 24 : OTHER INCOME

Particulars	As on 31-Mar-22	As on 31-Mar-21
(a) Interest Income		
-Interest Income	10,91,950	9,42,717
TOTAL (A)	10,91,950	9,42,717
(b) Dividend Income		
- Dividend Income	-	-
TOTAL (B)	-	-
(c) Other non-operating income		
- Other non-operating income	2,34,80,459	4,18,48,586
TOTAL (C)	2,34,80,459	4,18,48,586
Total Other Income (A+B+C)	2,45,72,409	4,27,91,303

Note - 25 : COST OF MATERIALS CONSUMED

Particulars	As on 31-Mar-22	As on 31-Mar-21
Consumption of Construction Material	29,10,40,641	8,02,54,182
TOTAL	29,10,40,641	8,02,54,182
Cost of Estate Dealing/Development Activity Sales		-
Opening Stock of Plots/Lands/Rights	27,24,06,862	20,04,45,610
Add : Purchases of Plots/Lands/Rights,	3,02,25,596	11,49,94,469
	30,26,32,458	31,54,40,080
Less : Cost of Land Transferred to Construction and Development	2,024	-
Less : Cost of Land Transferred to WIP	-	1,03,521
Less : Closing Stock	24,52,20,743	27,24,06,862
TOTAL	5,74,09,691	4,29,29,696
Total cost of materials consumed	34,84,50,332	12,31,83,878

Note - 26 : CHANGES IN INVENTORIES OF FINISHED GOODS, STOCK IN TRADE AND WORK IN PROGRESS

Particulars	As on 31-Mar-22	As on 31-Mar-21
Opening Balance		
Work in progress	38,04,99,158	33,32,18,167
Finished goods (Shops/Flats)	18,02,27,599	22,27,25,434
Total Opening balance (A)	56,07,26,756	55,59,43,601
Closing Balance		
Work in progress	63,85,82,719	38,04,99,158
Less : Cost of land transferred to Cost	-	47,394
Less : Cost of land transferred fixed Assets	-	-
Finished goods (Shops/Flats)	12,42,63,588	18,02,27,599
Total Closing balance (B)	76,28,46,307	56,07,74,151
Total changes in inventories of finished goods, stock in trade and work in progress (A-B)	(20,21,19,551)	(48,30,550)

Note – 27 : EMPLOYEE BENEFIT EXPENSES

Particulars	As on 31-Mar-22	As on 31-Mar-21
Salaries, Wages and Bonus (including Directors Remuneration)	1,67,61,537	2,08,61,721
Employees Contribution to PF / Gratuity, Leave Encashment & ESIC	17,45,345	26,71,330
Total Employee benefit expenses	1,85,06,882	2,35,33,051

Note - 28 : FINANCE COST

Particulars	As on 31-Mar-22	As on 31-Mar-21
Interest on Loans	16,13,635	53,75,959
Total	16,13,635	53,75,959

Note – 29 : DEPRECIATION AND AMORTIZATION EXPENSES

Particulars	As on 31-Mar-22	As on 31-Mar-21
Depreciation on Property Plant and Equipment	97,29,143	72,40,804
Amortization of Intangible Assets	17,292	54,435
Total	97,46,435	72,95,239

Note - 30 : OTHER EXPENSES

Particulars	As on 31-Mar-22	As on 31-Mar-21
Administrative expenses		
- Payment to auditor (Details as given below)	1,21,000	1,34,600
- Advertisement	16,75,550	4,34,222
- Annual fees/service charges	4,32,750	5,41,800
- Bank charges	1,60,001	28,477
- Brokerage on sales	65,09,405	6,50,000
- Conveyance Expenses	87,012	57,066
- Development exps.	3,72,270	25,740
- Donation	-	46,000
- Exhibition expenses	-	30,000
- Legal & professional charges	57,99,659	26,14,493
- Misc expenses	1,50,44,889	1,00,15,431
- Office expenses	14,42,671	8,50,607
- Postage, telephone & telegrams	47,573	1,93,365
- Printing, stationery and computer expenses	3,34,692	4,97,460
- Loan processing fees	-	1,23,900
- Repairs and maintenance a/c	7,26,790	10,07,261
- Mangal karyalay exps.	-	4,62,015
- Office rent	63,350	17,50,000
- Rates & taxes / court fee stamps & attestation	77,23,508	44,51,076

- Travelling & conveyance expenses	18,26,922	1,68,408
- House tax	17,26,203	10,38,693
- Corporate social responsibility exps.(CSR)	4,32,235	4,46,085
- Vehicle expenses	31,96,544	38,19,524
- Water & electricity charges	10,31,037	9,59,557
- Professional tax	15,000	14,800
- Share profit/(Loss) from firm	-	32,765
TOTAL	4,87,69,061	3,03,93,346

Note - 30 (A) : DETAILS OF PAYMENTS TO AUDITORS

Particulars	As on 31-Mar-22	As on 31-Mar-21
Statutory Audit Fee	96,000	1,09,600
Tax Audit Fee	25,000	25,000
Total payments to Auditors (A)	1,21,000	1,34,600

Note 31**Significant Accounting Policies****1. General Information:**

Thakkers Developers Ltd ("the Company") is a public limited Group domiciled in India and incorporated on March 30th, 1987 under the provision of Companies Act, 1956. The registered office of Group is located at 37/39, Kantol Niwas, Modi Street, Fort, Mumbai 400 001. The administrative office of the Holding Company is at 7, Thakkers, Near Nehru Garden, Nashik 422 001. Shares of the Company are listed on Bombay Stock Exchange (BSE). Company is presently engaged in the business of Real Estate & Construction activities. The financial statements were approved for issue by The Board of Directors on May 30, 2022.

2. Basis of preparation of financial statements

The consolidated financial statements are prepared in accordance with Indian Accounting Standards (IND AS) under the historical cost convention on the accrual basis except for the following:

- Certain financial assets and liabilities (including derivative instruments) that is measured at fair value.
- Defined benefit plans- plan assets measured at fair value

The IND AS are prescribed under Section 133 of the Act read with Rule 3 of the Companies (Indian Accounting Standards) Rules, 2015 and Companies (Indian Accounting Standards) Amendment Rules, 2016.

The consolidated financial statements of the Company (except for Statement of Cash Flow) are prepared and presented in the format prescribed in Division II – Ind AS Schedule III ("Schedule III") to the Companies Act, 2013.

The Statement of Cash Flow has been prepared and presented as per the requirements of Ind AS 7 "Statement of Cash flows".

Accounting policies have been consistently applied except where a newly issued accounting standard is initially adopted or a revision to an existing accounting standard requires a change in the accounting policy hitherto in use.

The financial statements are presented in Indian Rupee ('INR')

3. Basis of consolidation

The consolidated financial statements comprise of financial statements of the Group and its subsidiaries for which the Group fulfils the criteria pursuant to Ind AS 110.

Subsidiaries

Subsidiaries are entities controlled by the Group. Control exists if and only if all of the following conditions are satisfied—

- (a) Power over the investee (i.e. existing rights that give it the current ability to direct the relevant activities of the investee);
- (b) Exposure, or rights returns from its involvement with the investee; and
- (c) The ability to use its power over the investee to affect the amount of the investor' returns

Subsidiaries are consolidated from the date control commences until the date control ceases. The financial statement of the subsidiaries are consolidated on a line-by-line basis and intra-group balances and transaction including unrealized gain/ Loss from such transactions are eliminated upon consolidation. The consolidated financial statements are prepared using uniform accounting policies for like transactions and other events in similar circumstances.

Financial statements of the subsidiaries are prepared for the same reporting year as the parent company i.e. for the year ended March 31, 2022, using consistent accounting policies. As far as possible, the consolidated financial statements have been prepared using uniform accounting policies, consistent with the Company's stand-alone financial statements for like transactions and other events in similar circumstances and are presented, to the extent possible, in the same manner as the Company's standalone financial statements. Any deviation in accounting policies is disclosed separately

All the subsidiaries are wholly owned subsidiaries and therefore there is no non-controlling interest. List of subsidiaries is as below:

There are no joint arrangements like ventures or joint operations.

List of subsidiaries

Name And Address Of The Company	CIN / GLN	Holding/ Subsidiary/ Associate	% Of Shares Held
Harshwardhan Developers Pvt. Ltd.	U45200MH1996PTC097274	Subsidiary	100 %
Jamuna Horticulture Pvt. Ltd.	U01100MH1997PTC111654	Subsidiary	100 %
Motel Kutir Nirman Pvt. Ltd.	U55101MH2007PTC168293	Subsidiary	100 %
Pratap Marketing Pvt. Ltd.	U51900MH1994PTC080125	Subsidiary	100 %
Shree Kalavati Farm Pvt.Ltd.	U70109MH2021PTC360309	Subsidiary	95%

Use of estimates

The preparation of the financial statements in conformity with IND AS requires management to make estimates, judgments and assumptions. These estimates, judgments and assumptions affect the application of accounting policies and the reported amounts of assets and liabilities, the disclosures of contingent assets and liabilities at the date of the financial statements and reported amounts of revenues and expenses during the period. Application of accounting policies that require critical accounting estimates involving complex and subjective judgments and the use of assumptions in these financial statements have been disclosed at appropriate places.

Accounting estimates could change from period to period. Actual results could differ from those estimates. Appropriate changes in estimates are made as management becomes aware of changes in circumstances surrounding the estimates. Changes in estimates are reflected in the financial statements in the period in which changes are made and, if material, their effects are disclosed in the notes to the financial statements.

The said estimates are based on the fact and events, that existed as at the reporting date, or that occurred after that date but provide additional evidence about conditions existing as at the reporting date.

4. Current versus Non-Current classification

The Company's normal operating cycle in respect of operations relating to the construction of real estate projects may vary from project to project depending upon the size of the project, type of development, project complexities and related approvals. Operating cycle for all completed projects is based on 12 months period. Assets and liabilities have been classified into current and non-current based on their respective operating cycle.

The Group presents assets and liabilities in the balance sheet based on current/ non-current classification. An asset is treated as current when it is:

- Expected to be realized or intended to be sold or consumed in normal operating cycle,
- Held primarily for the purpose of trading,
- Expected to be realized within twelve months after the reporting period, or
- Cash or cash equivalent unless restricted from being exchanged or used to settle a liability for at least twelve months after the reporting period

All other assets are classified as non-current.

Trade receivables which are expected to be realized within 12 months from the reporting date shall be classified as current. Outstanding more than 12 months shall be shown as noncurrent only unless efforts for its recovery have been made and it is likely that payment shall be received within 12 months from the reporting date.

A liability is current when:

- It is expected to be settled in normal operating cycle,
- It is held primarily for the purpose of trading,
- It is due to be settled within twelve months after the reporting period, or
- There is no unconditional right to defer the settlement of the liability for at least twelve months after the reporting period
- A payable shall be classified as Trade Payable if it is in respect of the amount due on account of goods purchased or services received in the normal course of business.

Trade payables which are expected to be settled within 12 months from the reporting date shall be shown as current.

The Group classifies all other liabilities as non-current.

Deferred tax assets and liabilities are classified as non-current

5. Revenue recognition

Revenue is recognized to the extent that it is probable that the economic benefits will flow to the Group and the revenue can be reliably measured. Escalation and other claims, which are not ascertainable / acknowledged by customers, are not taken into account. Revenue is measured at the fair value of the consideration received or receivable, net of returns and allowances, trade discounts and volume rebates.

Criteria for recognition of revenue are as under

The Group recognizes revenue, on execution of agreement or letter of allotment and when control of the goods or services are transferred to the customer, at an amount that reflects the consideration (i.e. the transaction price) to which the Group is expected to be entitled in exchange for those goods or services

excluding any amount received on behalf of third party (such as indirect taxes). An asset created by the Group's performance does not have an alternate use and as per the terms of the contract, the Group has an enforceable right to payment for performance completed till date. Hence the Group transfers control of a good or service over time and, therefore, satisfies a performance obligation and recognizes revenue over time. The Group recognizes revenue at the transaction price which is determined on the basis of agreement or letter of allotment entered into with the customer. The Group recognizes revenue for performance obligation satisfied over time only if it can reasonably measure its progress towards complete satisfaction of the performance obligation. The Group would not be able to reasonably measure its progress towards complete satisfaction of a performance obligation if it lacks reliable information that would be required to apply an appropriate method of measuring progress. In those circumstances, the Group recognizes revenue only to the extent of cost incurred until it can reasonably measure outcome of the performance obligation.

The Group uses cost based input method for measuring progress for performance obligation satisfied over time. Under this method, the Group recognizes revenue in proportion to the actual project cost incurred (excluding land cost) as against the total estimated project cost (excluding land cost).

The management reviews and revises its measure of progress periodically and are considered as change in estimates and accordingly, the effect of such changes in estimates is recognized prospectively in the period in which such changes are determined.

A receivable represents the Group's right to an amount of consideration that is unconditional (i.e., only the passage of time is required before payment of the consideration is due). Refer to accounting policies of financial assets in section 1.2.11 Financial instruments - initial recognition and subsequent measurement.

- **Interest Income**

For all financial instruments measured at amortized cost, interest income is recognized using the effective interest rate (EIR), which is the rate that exactly discounts the estimated future cash payments or receipts through the expected life of the financial instrument or a shorter period, where appropriate, to the net carrying amount of the financial assets. Interest income is included in other income in the statement of profit and loss.

- **Profit/Loss from Partnership firm**

Share of Profit/Loss from Partnership firm is accounted in respect of the financial year of the firm ending on or before the balance sheet date on the basis of their audited/unaudited accounts as the case may be. Income is recognized only when the profit/income is ascertained and there is certainty as to amount of income.

- **Dividend income**

Revenue is recognized when the Company's right to receive the payment is established, which is generally when shareholders approve the dividend.

- **Rental and Other Income**

Other incomes are accounted on accrual basis as and when they are earned.

6. Employee benefits

Short-term obligations

All employee benefits falling due wholly within twelve months of rendering the service are classified as short term employee benefits. These are expensed as the related service is provided. A liability is recognized for the amount expected to be paid if the Group has a present legal or constructive obligation to pay this amount as a result of past service provided by the employee and the obligation can be estimated reliably

Post-employment obligations

i. Defined contribution plans

Retirement benefits in the form of contribution to provident fund and pension fund are charged to the statement of profit and loss in the period of incurrence when the services are rendered by the employees.

ii. Defined benefit plans

Gratuity is in the nature of a defined benefit plan. Provision for gratuity is calculated on the basis of actuarial valuations carried out at reporting date and is charged to the statement of profit and loss. The actuarial valuation is computed using the projected unit credit method.

Re-measurements, comprising of actuarial gains and losses, the effect of the asset ceiling, excluding amounts included in net interest on the net defined benefit liability and the return on plan assets (excluding amounts included in net interest on the net defined benefit liability), are recognized immediately in the balance sheet with a corresponding debit or credit to retained earnings through OCI in the period in which they occur. Re-measurements are not reclassified to profit or loss in subsequent periods.

7. Income taxes

i. Current income tax

Current income tax assets and liabilities are measured at the amount expected to be recovered from or paid to the taxation authorities using the tax rates and tax laws that are in force at the reporting date.

Current income tax relating to items recognized outside the statement of profit and loss is recognized outside the statement of profit and loss (either in other comprehensive income or in equity). Current tax items are recognized in correlation to the underlying transaction either in OCI or directly in equity.

The Group offsets current tax assets and current tax liabilities where it has a legally enforceable right to set off the recognized amounts and where it intends either to settle on a net basis, or to realize the assets and settle the liability simultaneously.

ii. Deferred Tax

Deferred income tax is recognized using the balance sheet approach. Deferred tax liabilities are recognized for all taxable temporary differences

Deferred tax assets are recognized to the extent that it is probable that taxable profit will be available against which the deductible temporary differences and the carry forward of unused tax credits and unused tax losses can be utilized.

The carrying amount of deferred tax assets is reviewed at each reporting date and reduced to the extent that it is no longer probable that sufficient taxable profit will be available to allow all or part of the deferred tax asset to be utilized.

Deferred tax relating to items recognized outside the statement of profit and loss is recognized outside the statement of profit and loss. Such deferred tax items are recognized in correlation to the underlying transaction either in other comprehensive income or directly in equity.

Deferred tax assets and liabilities are measured using substantively enacted tax rates expected to apply to taxable income in the years in which the temporary differences are expected to be received or settled.

iii. Minimum Alternate tax (MAT)

Minimum alternate tax (MAT) paid in a year is charged to the statement of profit and loss as current tax for the year. The deferred tax asset is recognized for MAT credit available only to the extent that it is probable that the Company will pay normal income tax during the specified period, i.e., the period for which MAT credit is allowed to be carried forward. In the year in which the Company recognizes MAT credit as an asset, it is created by way of credit to the statement of profit and loss and shown as part of deferred tax asset. The Company reviews the "MAT credit entitlement" asset at each reporting date and writes down the asset to the extent that it is no longer probable that it will pay normal tax during the specified period.

8. Property, plant and equipment

PPE is recognized when it is probable that future economic benefits associated with the item will flow to the Company and the cost of the item can be measured reliably.

Freehold land is carried at historical cost.

All other items of Property, plant and equipment are stated at historical cost less depreciation and impairment if any. Historical cost includes expenditure that is directly attributable to the acquisition of the items until they are ready for 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 company and the cost of the item can be measured reliably.

Borrowing costs relating to acquisition / construction / development of tangible assets, which takes substantial period of time to get ready for its intended use are also included to the extent they relate to the period till such assets are ready to be put to use.

The carrying amount of any component accounted for as a separate asset is derecognized when replaced. All other repairs and maintenance are charged to profit or loss during the reporting period in which they are incurred. The cost and related accumulated depreciation are eliminated from the financial statements upon sale or retirement of the asset and the resultant gains or losses are recognized in the Statement of Profit and Loss.

PPE not ready for the intended use on the date of the Balance sheet is disclosed as "Capital Work-In-Progress" and carried at cost, less impairment losses, if any. Cost companies of directly attributable costs and related incidental expenses.

Depreciation methods / estimated useful lives and residual value

Depreciation is provided on pro rata basis on Written Down Value Method over the estimated useful life of the assets as prescribed in Schedule II of the Companies Act, 2013 except in respect of the assets where the useful life is different based upon the technical evaluation done by the management's Expert, in order to reflect the actual usage of the assets.

The estimates of the useful life of assets are as follows:

Sr. No.	Category of assets	Sub-category of assets	Useful life as per schedule II	Useful life adopted by the Company
1	Plant and Machinery	Site Equipment	12	12
2	Office and equipment	Office and equipment	5	5
3	Computers and printers	End user devices	3	3
4	Furniture and Fixture	Furniture and Fixture	10	10
5	Vehicles	Motor Cars	8	8

The assets residual values and useful life are reviewed by the management at the end of each reporting period. The asset carrying amount is written down to its recoverable amount if the assets carrying amount is greater than its estimated recoverable amount.

Depreciation method, useful life and residual value are reviewed periodically.

The carrying amount of PPE is reviewed periodically for impairment based on internal / external factors. An impairment loss is recognized wherever the carrying amount of assets exceeds its recoverable amount. The recoverable amount is the greater of the asset's net selling price and value in use.

Intangible assets

Intangible assets are recognized when it is probable that future economic benefits attributable to the assets will flow to the Group and the cost of the asset can be measured reliably. Such Intangible Assets acquired by the Group are measured at cost less accumulated amortization and any accumulated impairment losses.

Cost includes expenditure that is directly attributable to the acquisition and installation of such assets. All intangible assets with definite useful life are amortized over the estimated useful lives.

9. Investment properties

Recognition and initial measurement

Investment properties are properties held to earn rentals or for capital appreciation, or both. Investment properties are measured initially at cost, including transaction costs. The cost comprises purchase price, borrowing cost if capitalization criteria are met and directly attributable cost of bringing the asset to its working condition for the 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 Group.

Though the Group measures investment property using cost based measurement, the fair value of investment property is disclosed in the notes. Fair values are determined based on an annual evaluation performed by an accredited external independent value who holds a recognized and relevant professional qualification and has experience in the category of the investment property being valued.

The carrying amount of Investment Property is reviewed periodically for impairment based on internal / external factors. An impairment loss is recognized wherever the carrying amount of assets exceeds its recoverable amount. The recoverable amount is the greater of the asset's net selling price and value in use.

De-recognition

Investment properties are derecognized either when they have been disposed of or when they are permanently withdrawn from use and no future economic benefit is expected from their disposal. The difference between the net disposal proceeds and the carrying amount of the asset is recognized in the statement of profit and loss in the period of de-recognition

10. Non-current assets held for sale

Non-current assets are classified as held for sale if their carrying amount will be recovered principally through a sale transaction rather than through continuing use and a sale is considered highly probable. They are measured at the lower of their carrying amount and fair value less costs to sell.

Non-current assets classified as held for sale and their related liabilities are presented separately in the balance sheet, if any. Non-current assets are not depreciated or amortized while they are classified as held for sale.

11. Impairment of non-financial assets

The Group assesses, at each reporting date, whether there is an indication that an asset may be impaired. If any indication exists, or when annual impairment testing for an asset is required, the Group estimates the asset's recoverable amount. An asset's recoverable amount is the higher of an asset's or cash-generating unit's (CGU) fair value less costs of disposal and its value in use. Recoverable amount is determined for an individual asset, unless the asset does not generate cash inflows that are largely independent of those from other assets or Companies of assets. When the carrying amount of an asset or CGU exceeds its recoverable amount, the asset is considered impaired and is written down to its recoverable amount.

In assessing value in use, the estimated future cash flows are discounted to their present value using a pre-tax discount rate that reflects current market assessments of the time value of money and the risks specific to the asset. In determining fair value less costs of disposal, recent market transactions are taken into account. If no such transactions can be identified, an appropriate valuation model is used. These calculations are corroborated by valuation multiples, quoted market prices or other available fair value indicators.

12. Borrowing costs

Borrowing costs consist of interest and other costs that Group incurs in connection with the borrowing of funds.

Borrowing costs that are directly attributable to the acquisition, construction or production of a qualifying assets are capitalized during the period of time that is required to complete and prepare the asset for its intended use or sale. Qualifying assets are assets that necessarily take a substantial period of time to get ready for their intended use of sale.

Other borrowing costs are recognized as an expense, in the period in which they are incurred.

13. Segment reporting

Based on the “management approach” as defined in Ind AS 108 – Operating Segments, the Chairman and Managing Director / Chief Operating Decision Maker evaluates the Company's performance based on an analysis of various performance indicators by business segment. Segment revenue and expense include amounts which can be directly attributable to the segment and allocable on reasonable basis. Segment assets and liabilities are assets / liabilities which are directly attributable to the segment or can be allocated on a reasonable basis. Income / expenses / assets / liabilities relating to the enterprise as a whole and not allocable on a reasonable basis to business segments are reflected as unallocated income / expenses / assets / liabilities.

Operating segments identified are as follows:

- i. Construction and Contract Related Activity
- ii. Estate Dealing and Development Activity

14. Earnings per share

The Company's Earning per Share (EPS) is determined based on the net profit attributable to the Shareholder's of the Company. Basic earnings per share is calculated by dividing the net profit / (loss) for the year attributable to equity shareholders (after deducting preference dividends and attributable taxes) by weighted average number of equity shares outstanding during the year. For the purpose of calculating diluted earnings per share, the net profit / (loss) for the year attributable to equity shareholders and the weighted average numbers of shares outstanding during the year are adjusted for the effects of all dilutive potential equity shares

15. Inventories

Construction materials

The construction materials and consumables not separately valued. It is treated as part of project cost on purchase for a particular project. Project work in progress is accordingly valued.

Construction work in progress

The construction work in progress is valued at lower of cost or net realizable value. Work in Progress in respect of tenement of Flats/shops booked valued at proportionate sale value)

Cost includes cost of land, development rights, rates and taxes, construction costs, borrowing costs, other direct expenditure, allocated overheads and other incidental expenses.

Net realizable value is the estimated selling price in the ordinary course of business, less estimated costs of completion and the estimated costs necessary to make the sale.

Finished stock of completed projects (ready units)

Finished stock of completed projects and stock in trade of units is valued at lower of cost or net realizable value.

Estate Dealing /development activity

At cost including attributable development expenses or net realizable value whichever is less

Transfer of Development Rights

Self-generated TDR is valued at stipulated percentage of cost of area in respect of which TDR is generated. TDR purchased is valued at cost or net realizable value whichever is lower

Provisions, contingent liabilities and contingent assets

A provision is recognized if, as a result of a past event, the company has a present legal or constructive obligation that is reasonably estimable, and it is probable that an outflow of economic benefits will be required to settle the obligation.

Other Litigation claims Provision for litigation related obligations represents liabilities that are expected materialize in respect of matters in appeal.

Contingent liabilities are disclosed in respect of possible obligations that have arisen from past events and the existence of which will be confirmed only by the occurrence or non-occurrence of one or more uncertain future events not wholly within the control of the enterprise, or is a present obligation that arises from past events but is not recognized because either it is not probable that an outflow of resources embodying economic benefits will be required to settle the obligation, or a reliable estimate of the amount of the obligation cannot be made.

A contingent asset is generally neither recognized nor disclosed.

A provision for onerous contracts is measured at the present value of the lower expected costs of terminating the contract and the expected cost of continuing with the contract. Before a provision is established, the Company recognizes impairment on the assets with the contract.

16. Leases

- (i) Finance leases: Assets taken on lease are classified as Finance lease if the company has substantially all the risks and rewards of ownership of the related assets. Assets under finance leases are capitalized at the commencement of the lease at the lower of the fair value or the present value of minimum lease payments and a liability is created for an equivalent amount each lease rental paid is allocated between the liability and the interest cost, so as to obtain a constant periodic rate of interest on the outstanding liability for each period.
- (ii) Operating leases: Assets taken on lease which are not classified as finance lease are operating leases. Lease payments for assets taken on operating lease are recognized as an expense in the Profit and Loss Account on a straight-line basis over the lease term except where the lease payments are structured to increase in line with expected general inflation. Assets leased out under operating leases are presented separately under the respective class of assets. Rental income is recognized on a straight line basis over the term of the relevant lease.

17. Dividends to equity holders

The Company recognizes a liability to make distributions to its equity holder when the distribution is authorized and the distribution is no longer at the discretion of the Company, as per the corporate laws in India, a distribution is authorized when it is approved by the shareholders. A corresponding amount is recognized directly in equity.

Dividends paid/payable are recognized in the year in which the related dividends are approved by the Shareholders or Board of Directors as appropriate.

18. Financial Instruments

A financial instrument is any contract that gives rise to a financial asset of one entity and a financial liability or equity instrument of another entity.

18.1 Financial assets

Initial measurement

Financial assets are recognized when the Company becomes a party to the contractual provisions of the instrument. Financial assets are initially measured at fair value. Transaction costs that are directly attributable to the acquisition or issue of financial assets (other than financial assets at fair value through profit or loss) are added to or deducted from the fair value measured on initial recognition of financial asset.

Subsequent measurement

All recognized financial assets are subsequently measured at amortized cost using effective interest method except for financial assets carried at fair value through Profit and Loss (FVTPL) or fair value through other comprehensive income (FVOCI).

Equity investments in Subsidiaries, Associates and Joint Venture:

The Company accounts for its investment in subsidiaries, joint ventures and associates and other equity investments in subsidiary companies at cost in accordance with Ind AS 27- 'Separate Financial Statements':

Equity investments (other than investments in subsidiaries, associates and joint venture)

All equity investments falling within the scope of Ind-AS 109 are mandatorily measured at Fair Value through Profit and Loss (FVTPL) with all fair value changes recognized in the Statement of Profit and Loss. The Company has an irrevocable option of designating certain equity instruments as FVOCI. Option of designating instruments as FVOCI is done on an instrument-by-instrument basis. The classification made on initial recognition is irrevocable. If the Company decides to classify an equity instrument as FVOCI, the all fair value changes on the instrument are recognized in Statement of Other Comprehensive Income (SOI). Amounts from SOI are not subsequently transferred to profit and loss, even on sale of investment.

De-recognition

The Company derecognizes a financial asset when the contractual rights to the cash flows from the financial asset expire or it transfers the financial asset and the transfer qualifies for de-recognition.

Impairment of financial assets

The Company follows 'simplified approach' for recognition of impairment loss allowance on financial assets:

The application of simplified approach does not require the Company to track changes in credit risk. Rather, it recognizes impairment loss allowance based on lifetime Expected Credit Loss (ECL) at each reporting date, right from its initial recognition.

For recognition of impairment loss on other financial assets and risk exposure, the Company determines whether there has been a significant increase in the credit risk since initial recognition. If credit risk has not increased significantly, 12-month ECL is used to provide for impairment loss. However, if credit risk has increased significantly, lifetime ECL is used. If, in a subsequent period, credit quality of the instrument improves such that there is no longer a significant increase in credit risk since initial recognition, then the Company reverts to recognizing impairment loss allowance based on 12-month ECL.

Lifetime ECL are the expected credit losses resulting from all possible default events over the expected life of a financial instrument. The 12-month ECL is a portion of the lifetime ECL which results from default events that are possible within 12 months after the reporting date.

ECL is the difference between all contractual cash flows that are due to the Company in accordance with the contract and all the cash flows that the entity expects to receive (i.e. all cash shortfalls), discounted at the original EIR.

18.2 Financial liabilities

Financial liabilities and equity instruments by the Company are classified according to the substance of the contractual agreements entered into and the definitions of a financial liability and an equity instrument. The Company's financial liabilities include trade, other payables and loans and borrowings.

Subsequent measurement

Financial liabilities are subsequently carried at amortized cost using the Effective Interest Method (EIR) method except for financial liabilities at fair value through profit or loss. Amortized cost is calculated by taking into account any discount or premium on acquisition and fees or costs that are an integral part of the EIR. Financial liabilities recognized at FVTPL, including derivatives, are subsequently measured at fair value. For trade and other payables maturing within operating cycle, the carrying amounts approximate the fair value due to the short maturity of these instruments.

De-recognition

A financial liability (or a part of a financial liability) is derecognized from the Company's balance sheet when the obligation specified in the contract is discharged or cancelled or expires.

Offsetting of financial instruments

Financial assets and financial liabilities are offset and the net amount is reported in the Balance Sheet if there is a currently enforceable legal right to offset the recognized amounts and there is an intention to settle on a net basis, to realize the assets and settle the liabilities simultaneously.

Re-classification of financial instruments

The Company determines classification of financial assets and liabilities on initial recognition. After initial recognition, no reclassification is made for financial assets, such as equity instruments designated at FVTPL or FVOCI and financial liabilities. For financial assets which are debt instruments, a reclassification is made only if there is a change in the business model for managing those assets.

18.3 Fair value measurement

The Company measures financial instruments at fair value on initial recognition and uses valuation techniques that are appropriate in the circumstances and for which sufficient data are available to measure fair value, maximizing the use of relevant observable inputs and minimizing the use of unobservable inputs.

Fair value is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date.

The fair value measurement is based on the presumption that the transaction to sell the asset or transfer the liability takes place either:

- * In the principal market for the asset or liability, or

- * In the absence of a principal market, in the most advantageous market for the asset or liability

The principal or the most advantageous market must be accessible by the Company.

The fair value of an asset or a liability is measured using the assumptions that market participants would use when pricing the asset or liability, assuming that market participants act in their economic best interest.

All assets and liabilities for which fair value is measured or disclosed in the financial statements are categorized within the fair value hierarchy, described as follows, based on the lowest level input that is significant to the fair value measurement as a whole:

Level 1 - Quoted (unadjusted) market prices in active markets for identical assets or liabilities

Level 2 - Valuation techniques for which the lowest level input that is significant to the fair value measurement is directly or indirectly observable.

Level 3 - Valuation techniques for which the lowest level input that is significant to the fair value measurement is unobservable.

For assets and liabilities that are recognized in the financial statements on a recurring basis, the Company determines whether transfers have occurred between levels in the hierarchy by re-assessing categorization (based on the lowest level input that is significant to the fair value measurement as a whole) at the end of each reporting period.

19. Cash and cash equivalents

Cash and cash equivalent in the balance sheet comprise cash at banks and on hand and short-term deposits with an original maturity of three months or less, which are subject to an insignificant risk of changes in value.

For the purpose of the statement of cash flows, cash and cash equivalents consist of cash and short-term deposits, as defined above, and liquid funds as they are considered an integral part of the Company's cash management process.

20. Non-current assets held for sale

The Company classifies non-current assets and disposal groups as 'Held For Sale' if their carrying amounts will be recovered principally through a sale rather than through continuing use and sale is highly probable i.e. actions required to complete the sale indicate that it is unlikely that significant changes to the sale will be made or that the decision to sell will be withdrawn.

Non-current assets held for sale and disposal groups are measured at the lower of their carrying amount and the fair value less costs to sell. Assets and liabilities classified as held for sale are presented separately in the balance sheet.

Property, plant and equipment and intangible assets once classified as held for sale are not depreciated or amortized.

Particulars		2021-2022	2020-2021
1.	Estimated amount of contracts remaining to be executed on capital account not provided	Nil	Nil
2.	Contingent liabilities not provided for		
	i) Claims against company not Acknowledged as debts.	Nil	Nil
	ii) Income Tax and Wealth Tax demands Disputed in appeal.	Nil	Nil
	iii) Letters of credit issued by banks in favour of suppliers	Nil	Nil
3.	The company has raised certain working capital loans in the name of and on the security of personal properties of directors and relatives of directors. Those amount are utilized by the company for its working capital finance and amount outstanding as at 31-3-2022 is Rs.Nil and as at 31-3-2021 is Rs. 3,95,623.		
4.	Deferred Tax liability / (asset) as on 31-3-2022 comprise of timing difference on account of :		
		Current Year	Previous Year
	Difference between Book &s Tax –Depreciation	36,76,179	45,55,434
	Provision for Gratuity and Bonus	35,64,713	2,09,234
	Business Loss	-	-
	Total	72,40,892	47,64,668
5.	Earnings Per Share (EPS) :	Current Year	Previous Year
	a) Net profit / (loss) as per Profit & Loss Account	33,77,58,219	11,34,22,185
	b) Weighted Average number of equity Share outstanding		
	Basic	90,00,000	90,00,000
	Diluted	90,00,000	90,00,000
	c) Basic & Diluted		
	Earnings per share of face Value of Rs. 10/-	37.72	12.60

3. Segment - wise Revenue / Result for the year ended 31-03-2022:

Primary Segment	Construction & Contract Related Activity	Estate Dealing & Development Activity	Inter Segment Revenue	Total	Previous Year Total
Revenue	13,03,47,680	16,24,90,880	-	29,28,38,560	26,18,74,508
Segment Result (PBIT)	4,14,26,589	10,50,81,189	-	14,65,07,778	14,35,21,181
Add:					
Un-allocated other income				28,65,44,249	5,69,24,324
				43,30,52,027	20,04,45,505
Less:					
Un-allocated other expenditure				7,86,39,504	6,74,94,798
Profit Before Tax				35,44,13,116	13,38,47,910
Add: Extraordinary Items				-	-
Less: Provision for Tax					
Current Tax				2,42,71,500	2,25,68,000
Deferred Tax				(24,76,223)	(47,64,668)
Earlier Year Tax				(68,63,735)	17,25,187
Add : Mat Credit Entitlement				-	-
Net Profit After Tax				33,94,80,974	11,43,19,391
Less :					
Other Comprehensive Income					
I) Items That Will Not Be Reclassified To Profit & Loss				(17,22,755)	(8,97,206)
Prior Period Adjustment				-	-
Profit For the Year				33,77,58,225	11,34,22,185

Particular	Construction Contract Related Activity	Estate and Development Activity	Total	Previous Year Total
Segment Assets	84,03,05,397	1,00,95,16,420	1,84,98,21,817	1,53,36,25,801
Unallocated Assets			35,41,38,506	22,87,33,245
Total Assets			2,20,39,60,323	1,76,23,59,045
Segment Liability	19,58,19,078	40,12,33,900	59,70,52,978	62,38,97,938
Unallocated Liabilities			1,60,69,07,344	1,13,84,61,106
Total			2,20,39,60,323	1,76,23,59,045
Capital Expenditure During Year on Segment Assets	-	-	-	-
Unallocated Assets	-	-	3,66,36,384	15,26,433
Depreciation Segment	-	-	-	-
Unallocated Depreciation	-	-	97,46,435	72,95,239

7. Related Party transaction :

7.1 List of Related Party

7.1.1 Other parties with whom the Company has entered in to transaction during the year

a) Associates and Joint Ventures/ Partnership Firm/ LLP:

Agro Farms	Pooja Farms
Gananayak Fertilizer	Shiv Agro
Khushal Farms	Shri Balaji Farms

b) Key Management Personnel:

Thakker Abhishek N.	Thakker Jitendra M.
Thakker Narendra M	Bhanu Lalit Avinash
Thakker Rajendra M.	

c) Enterprises in which Key Management Personnel have significant influence:

Abhijit Marketing Pvt Ltd.	Motel Kutir Nirman Pvt. Ltd.
Ashish Agricultural Pvt.Ltd.	Nimantran Horticulture Pvt. Ltd.
Asian Food Products Ltd.	Pooja Kutir Nirman P.Ltd.
Dattatray Marketing Pvt. Ltd.	Pratap Marketing Pvt. Ltd.
Dhanush Marketing Pvt.Ltd.	Prime-Field Agriculture P.Ltd.
Diwakar Farm Pvt.Ltd.	Rajendra M.Dev. & Build. Pvt. Ltd.
Freedom Marketing Pvt. Ltd.	Saihyadri Agri.Pvt.Ltd.
Harshwardhan Developers Pvt. Ltd.	Shivprit Mkt.P.Ltd.
Hemangini Marketing Pvt. Ltd.	Shree Kalavati Farm Pvt Ltd.
Intra Communication Pvt. Ltd.	Shubhakamana Build.Pvt. Ltd.
Jamuna Horticulture Pvt. Ltd.	Shubhshani Construction Pvt. Ltd
JayJeet Marketing Pvt. Ltd.	Thakkers Housing Pvt. Ltd.
Jeet Agricultural Pvt. Ltd.	Yogeshwar Farms Pvt. Ltd.
M. R. Thakker & Co. Const. Pvt. Ltd.	Vadsky Realty Pvt.Ltd.
Mahalaxmi Travels Pvt. Ltd.	

d) Director's and their relatives:

Thakker Aniket G.	Thakker Manjulaben M.
Thakker Bharti J.	Thakker Manohardas R.(HUF)
Thakker Gaurav J.	Thakker Nishant R.
Thakker Gauri A.	Thakker Nitu J.
Thakker Karishma G.	Thakker Pooja R.
Thakker Jitendra M.(HUF)	Thakker Poonam R

7.2 Details of transaction:

Details of Transactions	Associates	Wholly Owned Subsidiaries	Director's Relatives	Enterprise in which key managerial personnel hold significant influence	Key Managerial Personnel	Total
Purchase of goods and services	11,74,100	-	-	17,85,844	-	29,59,944
Sale of goods and services	14,75,000	-	34,00,000	12,40,155	-	61,15,155
Sale of Fixed Assets	-	-	-	21,00,000	-	21,00,000
Advances Paid	95,55,381	-	1,29,900	11,08,50,375	-	12,05,35,656
Advances Received	18,74,383	-	-	4,62,70,937	48,00,000	5,29,45,320
Loan Obtained	-	2,16,19,360	6,38,53,919	-	24,93,23,050	33,47,96,329
Loan Repaid	-	4,67,99,809	1,98,78,589	-	17,81,83,817	24,48,62,215
Loan Given	-	-	-	-	-	-
Loan Given-Repaid	-	-	-	-	-	-
Remuneration Paid	-	-	-	-	38,00,000	38,00,000
Salary Paid	-	-	37,52,500	-	-	37,52,500
Total	1,40,78,864	6,84,19,169	9,10,14,908	16,22,47,311	43,61,06,867	77,18,67,119

8. Financial Instrument and Risk Management

The carrying values and fair values of financial instruments of the company are as follows:

Particulars	Carrying Amount		Fair Value	
	As At March 31, 2022	As At March 31, 2021	As At March 31, 2022	As At March 31, 2021
Financial Assets				
Financial assets measured at amortized cost				
Trade receivable	5,54,35,627	5,80,55,935	5,54,35,627	5,80,55,935
Cash and Cash equivalents	1,16,65,616	3,20,35,197	1,16,65,616	3,20,35,197
Bank balances other than Cash & Cash equivalents	1,41,29,002	1,16,09,224	1,41,29,002	1,16,09,224
Other Financial Assets	56,84,093	57,28,093	56,84,093	57,28,093
Financial assets mandatory measured at Fair Value Through Profit and Loss (FVTPL)				
Investments @#	-	-	-	-
Financial Liabilities				
Financial Liabilities measured at amortized cost				
Borrowings	15,20,36,924	2,64,05,579	15,20,36,924	2,64,05,579
Trade payable	2,75,99,787	4,83,88,810	2,75,99,787	4,83,88,810
Others financial liabilities	4,38,19,990	4,22,94,355	4,38,19,990	4,22,94,355

@#Excluding Investment in subsidiaries and investment in Partnership firms which are accounted at cost in accordance with Ind AS 27.

NOTE:

The management assessed that carrying amount of all other financial instruments are reasonable approximation of the fair value.

Fair Value Hierarchy

The following table presents fair value hierarchy of assets and liabilities measured at fair value on a recurring basis as of March 31, 2022.

Particulars	Fair Value measurement as at March 31, 2022 using		
	Level 1	Level 2	Level 3
Financial Assets			
<u>Financial assets measured at amortized cost</u>			
Trade receivable			5,54,35,627
Cash and Cash equivalents			1,16,65,616
Bank balances other than Cash & Cash equivalents			1,41,29,002
Other Financial Assets - Deposits			56,84,093
Financial assets mandatory measured at Fair Value Through Profit and Loss (FVTPL)			
Investments	-		-
Financial Liabilities			
<u>Financial Liabilities measured at amortized cost</u>			
Borrowings			15,20,36,924
Trade payable			2,75,99,787
Others financial liabilities			4,38,19,990

The following table presents fair value hierarchy of assets and liabilities measured at fair value on a recurring basis as of March 31, 2021.

Particulars	Fair Value measurement as at March 31, 2021 using		
	Level 1	Level 2	Level 3
Financial Assets			
<u>Financial assets measured at amortized cost</u>			
Trade receivable			5,80,55,935
Cash and Cash equivalents			3,20,35,197
Bank balances other than Cash & Cash equivalents			1,16,09,224
Other Financial Assets			57,28,093
Financial assets mandatory measured at Fair Value Through Profit and Loss (FVTPL)			
Investments			-
Financial Liabilities			
<u>Financial Liabilities measured at amortized cost</u>			
Borrowings			2,64,05,579
Trade payable			4,83,88,810
Others financial liabilities			4,22,94,355

9. Employee Benefit Plans

The company operates one defined plan of gratuity for its employees. Under the gratuity plan, every employee who has completed at least five year of service. The Gratuity benefit is funded through a defined benefit plan.

The following table's summaries the components of net benefit expense recognized in the Statement of profit and loss and the funded status and amounts recognized in the balance sheet for the gratuity plan.

Particulars	March 31, 2022	March 31, 2021
Amounts recognized in Statement of Profit and Loss Service Cost		
Current Service cost	3,66,058	8,25,687
Interest cost on Defined benefit obligation	3,79,188	4,45,242
Net actuarial losses/(gains) recognized during the year	19,66,899	8,97,206
Past Service Cost	-	-
Total in Employee Benefit Cost	27,12,145	21,68,135,
Changes in present value of the defined benefit obligation are as follows:		
Opening defined benefit obligation	1,04,58,791	91,84,887
Current Service Cost	3,66,058	8,25,687
Interest cost	3,79,188	4,45,242
Actuarial losses/(gains)	19,66,899	8,97,206
Past Service Cost	-	0
Benefits Paid	(2,44,144)	(8,94,231)
Closing Defined Benefit Obligation	1,29,26,792	1,04,58,791
Changes in Fair Value of Assets:		
Opening Fair value of Plan Assets	-	-
Interest Income	-	-
Re measurement gain/(loss)	-	-
Contribution from employer	-	-
Return on Plan Assets excluding Interest Income	-	-
Benefits Paid	-	-
Closing Fair Value of Plan Assets	-	-
The principal assumptions used in determining gratuity benefit obligation for the company's plans are shown below:		
Particulars	March 31, 2022	March 31, 2021
Discount Rate	6.80%	6.05%
Mortality Rate		
Indian assured lives mortality (2006-08) ultimate mortality table		
Indian assured lives mortality (2006-08) ultimate mortality table		
Salary Escalation Rate	8%	8 %
Withdrawal Rates	6 % to 27 %	6 % to 27 %
Normal Retirement Age	58 years	58 years

The estimates of Future salary increases, considered in actuarial valuation is based on inflation, seniority, promotion and other relevant factors, such as supply and demand in the employment market.

The sensitivity analysis below have been determine based on reasonably possible change of the respective assumptions occurring at the end of the reporting period, while holding all other assumptions constant

	Period Ended	
	31 March 2022	
	Discount Rate	Salary Escalation Rate
Defined benefit obligation on increase in 50bps	1,27,75,078	1,30,66,817
Impact of increase in 50 bps on DBO	-3.26%	3.01%
Defined benefit obligation on increase in 50bps	1,30,87,235	1,27,91,052
Impact of increase in 50 bps on DBO	3.45%	-2.92%

Provisions relating to gratuity are not applicable to group companies, other than holding company. Hence, group companies other than holding company has not provided for gratuity for year ended as on 31st March 2022.

10. TERM OF REPAYMENTS

Sr. No.	LENDER	Nature Of Loan	Out Standing Amount	EMI Amount	Mode Of Repayme nt	Rate Of Interest	Maturity Date	Nature Of Security
	TERM LOAN FROM OTHERS							
1	Sundaram Finance Ltd.	Equipment & Vehicle	1,85,713	63,150	EMI	9.93%	03-Jun-22	Equipments Or Vehicle For Which Loan Has Been Obtained.
		TOTAL	1,85,713					

11. The Company is engaged in construction and estate dealing activity and as such in view of management it is not possible to give additional information as required by the companies Act, 2013.

12. No provision has been made for penal interest, if any, (amount unascertainable) payable as per agreements for delayed payment to land Vendors. The same will be accounted as and when claimed, ascertained and settled.

13. As per information and explanation given by company there are Micro, Small and Medium sized enterprises to whom the company owes the dues as at 31.3.2022, however, the outstanding payables as on 31.03.22 have been paid in time and there is no interest cost applicable. The information regarding Micro, Small and Medium sized enterprises has been determined to the extent such parties have been identified on the basis of information.

14. In the opinion of Board, the current assets if realized in ordinary course of business will be at least of the value stated in the Balance Sheet. Provisions for all known liabilities are made in the accounts and are not in excess of amount considered necessary.

15. Previous year's figures have been regrouped/ re casted wherever considered necessary to confirm with current year's presentations of accounts.

16. Insurance

The company has not obtained insurance of movable assets, stock in trade and other immovable assets except for Vehicles and Investment Property.

17. Trade receivables

Trade receivables of holding company amounting to Rs. 121.08 lakhs are outstanding for a period of more than three years. In the opinion of the management, considering the nature of the business, the amounts have not been received as the obligations have not been fulfilled.

18. There are no imports or transactions entered in foreign currency during the year ended March 31, 2022.

- 19 The outbreak of corona virus (COVID-19) pandemic, globally and in India, is causing significant disturbance and slowdown of economic activity. Execution of contracts undertaken by the Company was temporarily suspended during nationwide lockdown. Business operations were resumed in a phased manner in line with directives from the Authorities.

21. Ratios :-

Following are analytical ratios for year ended March 31, 2022 and March 31, 2021.

	Ratio	Numerator	Denominator	Current Period	Previous Period	% Variance
i)	Current Ratio (in times)	Current Assets	Current Liabilities	6.19	4.32	43.29%
ii)	Debt Equity Ratio (in times)	Total Debt	Shareholder's Fund	0.12	0.03	325.31%
iii)	Debt Service Coverage Ratio (in times)	Net Operating Income (EBITDA)	Debt Service	22.29	0.80	2701.16%
iv)	Return on Equity Ratio (in %)	Net Income after taxes	Shareholder's Fund	26.27%	11.97%	119.35%
v)	Inventory Turnover Ratio (in times)	Cost of Goods Sold	Average Inventory	0.16	0.15	6.67%
vi)	Trade Receivables Turnover Ratio (in times)	Net Credit Sales	Average Debtors	9.78	5.94	64.65%
vii)	Trade Payables Turnover Ratio (in times)	Net Credit Purchases	Average Creditors	0.80	2.69	-70.26%
viii)	Net Capital Turnover Ratio (in times)	Net Sales	Capital Employed (1)	0.28	0.19	47.37%
ix)	Net Profit Ratio (in %)	Net Profit	Sales (Net)	61.19%	41.42%	47.73%
x)	Return on Capital Employed (in %)	Earnings before Interest and Tax	Capital Employed	17.75%	9.15%	93.93%
xi)	Return on Investment (in %)	Return from Investment	Cost of Investment	8.24%	9.33%	-1.09%

(1) Tangible Net Worth + Deferred Tax Liabilities

Reasons for Variance in the Ratios with the preceding year where Variance% exceeds 25%

	Ratio	%Variance	Reasons
i)	Debt Equity Ratio (in times)	325.31%	Long Term Borrowings have increased by approximately 476% and Reserves for the year have increased by approximately 35% in current financial year has resulted in rise in ratio
ii)	Debt Service Coverage Ratio (in times)	2701.16%	Net Operating Income have increased by approximately 148% and decreased in Debt Service by approximately 91% in current financial year has resulted in rise in ratio
iii)	Trade Receivables Turnover Ratio (in times)	64.65%	Revenue Growth as evidenced by increase in total credit sales 101 % and slight increase in Average Debtors in the current financial year has resulted in rise in ratio

iv)	Trade Payables Turnover Ratio (in times)	-70.26%	Total Credit Purchases have decreased by approximately 74 % and slight decrease in Average Creditors in the current financial year indicates fall in ratio
v)	Net Capital Turnover Ratio (in times)	47.37%	Revenue Growth as evidenced by rise in total revenue from operations by approximately 101 % resulted in improvement of the ratio
vi)	Current Ratio (in times)	43.29%	Current Assets have decreased by approximately 0.98% whereas decreased in Current Liabilities by approximately 31 % in current financial year has resulted in rise in ratio
vii)	Return on Equity Ratio (in %)	119.35%	Increased in profit in current financial year by approx. 197% and slight increased in shareholders fund has resulted in rise in ratio.
viii)	Net Profit Ratio (in %)	47.73%	Rise in Net Profit in the current financial year by approx 197% has resulted in rise in ratio.
ix)	Return on Capital Employed (in %)	93.93%	Rise in EBIT in the current financial year has resulted in rise in ratio.

22. Additional Information-

The following notes are based on standalone audit report and unaudited data of subsidiary companies. In case of subsidiary companies, the information and explanation given by management as notes to accounts are not available at the time of audit.

- i) With respect to immovable properties (other than properties where the Company is the lessee and the lease agreements are duly executed in favour of the Company) disclosed in the financial statements included in property, plant and equipment and investment and according to the information and explanations given to us and based on the examination of the property tax receipts, registered sale deed / transfer deed, we report that, the title deeds of such immovable properties are held in the name of the Company as at the balance sheet date, except for as provided below:

Description of Property	Gross Carrying Value	Held in name of	Whether promoter, director or their relative or employee	Period held— indicate range, where appropriate	Reason for not being held in name of company
Investment					
0717P Nsk Purchase Account	Rs.1,85,16,510	Jointly held in the name of Thakker Developers Ltd and Khushal Chetan Batavia	Director's Relatives	From FY 2010-11	The property is partly held in name of the company due to joint ownership.
0717P Nsk Purchase Account	Rs.64,34,418	Jointly held in the name of Thakker Developers Ltd and Rajyog Enterprise	Director's relatives are interested in Partnership Firm	From FY 2007-08	The property is partly held in name of the company due to joint ownership.
0717P Nsk Purchase Account	Rs.85,81,314	Jointly held in the name of Thakker Developers Ltd and Khushal Chetan Batavia	Director's Relatives	From FY 2009-10	The property is partly held in name of the company due to joint ownership.

Property, Plant and Equipment					
Mangal Karyalaya, Nashik	Rs.1,09,86,737	Estate Co-Op Housing Society and Nimantran Horticulture Pvt Ltd	Directors and their relatives interested in the concerns	Not available	The company has taken land on lease hence permission for construction (commencement certificate) has been approved by competent authority in the name of land owners. Completion certificate of the said construction is not produced before us.
Nexus office, College Road Nashik	Rs.72,48,965	C.H.M.E Society, Nashik	No	From FY 2005-06	As per information given by company, the company has development agreement with Devprit Marketing Pvt. Ltd. and Babeelal Marketing Pvt. Ltd. The land is taken on lease for 99 years by these companies from C.H.M.E. Society

II) There is no revaluation of company's Property, Plant and Equipment as on 31.03.2022 and 31.03.2021.

III) There are no Loans and advances in the nature of loans granted to promoters, KMPs, directors and related parties either severally or jointly with any other person as on 31.03.2022 and 31.03.2021.

iv) There is no Capital-Work-in-Progress as on 31.03.2022 and 31.03.2021

v) Intangible assets under development are nil as on 31.03.2022 and 31.03.2021.

vi) There is no Benami property held as on 31.03.2022 and 31.03.2021.

vii) The company is not declared as wilful defaulter by any authority.

viii) As per information provided to us, the company does not have any transactions with companies struck off u/s 248 or 560 of the Companies Act, 2013.

ix) Section 2(87) of Companies Act ,2013 is not applicable to this company.
Compliance with approved scheme of arrangements u/s 230 to 237 of Companies Act,2013 is not applicable to this company.

x) There are no loans/funds advanced to any Intermediaries or funds to be received from Funding Parties.

xi) The Company has no borrowings from banks or financial institutions on the basis of security of current assets as on 31st March ,2022.

xii) The company has not declared/proposed any interim and final dividend for the year and previous financial year.

xiii) As per Rule 11 (e) of Companies (Audit and Auditors) Rules, 2014, the company has not loaned or advanced or invested or received any funds to/from any entity(ies) or person(s) including foreign entities.

23. As per information and explanation given by company there are Micro, Small and Medium sized enterprises to whom the company owes the dues as at 31.3.2022, however, the outstanding payables as on 31.03.22 have been paid in time and there is no interest cost applicable. The information regarding Micro, Small and Medium sized enterprises has been determined to the extent such parties have been identified on the basis of information.
24. Sundry Debtors, Sundry Creditors, Advance from Customer, Advances to Suppliers, other loans and advances balances are as per Books of account and are subject to confirmation from the respective parties.
25. RERA Registration:
- In the opinion of the management, Registration under real Estate Regulatory Authority (RERA) is obtained for applicable projects of the Company.
26. The outbreak of corona virus (COVID-19) pandemic, globally and in India, is causing significant disturbance and slowdown of economic activity. Execution of contracts undertaken by the Company were temporarily suspended during nationwide lockdown. Business operations were resumed in a phased manner in line with directives from the Authorities.
27. The Company does not have any transaction which are not recorded in the books of accounts that have been surrendered or disclosed as income during the year in the tax assessments under the Income Tax Act, 1961.

For S.R. Rahalkar & Associates

Chartered Accountants
Firm Reg. No. 108283W.

A.P.SAWARKAR
Partner M. No.: 100442

Place: Nashik
Date: May 30, 2022.

For and on behalf of the Board of Directors

JITENDRA M. THAKKER
Chairman (DIN 00082860)

RAJENDRA M. THAKKER
Managing Director (DIN 00083181)

NARENDRA M. THAKKER
Director (DIN 00083224)

UBER-MODERN OFFICES & LIMITED EDITION SHOWROOMS

IN AN ADDRESS THAT IS A STATUS IN ITSELF

HQ

NASHIK'S TALLEST BUSINESS HEADQUARTERS

HEADQUARTERS

GOVIND NAGAR, 30 MTR. RING ROAD, NASHIK



Artist Impression

PROJECT HALLMARKS

- ICONIC 11 STOREYED COMMERCIAL LANDMARK
- GRAND, 5 MTR HIGH ARRIVAL LOBBY
- 134 UBER-MODERN OFFICES STARTING AT 305 SQ.FT.
- 4 LAVISH SHOWROOMS ACROSS G + 1 LEVELS
- AMPLE CAR PARKS ACROSS TWO BASEMENT LEVELS
- MODERN BUSINESS FACILITIES
- ONE-OF-ITS-KIND SKY LEISURE AVENUES
- STRATEGICALLY LOCATED ON JUNCTION OF 30 MTR. & 24 MTR. RING ROAD, RD CIRCLE

NASHIK'S GEN-NEXT COMMERCIAL LANDMARK



THAKKERS
HIGH-STREET CENTER
NEAR ABB CIRCLE, OFF TRIMBAK ROAD, NASHIK



Artist Impression

UNIQUE PROJECT HALLMARKS

- MAGNIFICENT G + 2 STOREYED LANDMARK
- 14 DOUBLE HEIGHT SHOWROOMS ON GROUND & FIRST LEVEL
- 14 OFFICE SPACES ON SECOND LEVEL
- AESTHETIC ELEVATION DESIGN
- STATE-OF-THE-ART 3 TIER SECURITY SYSTEMS
- DESIGNER LANDSCAPING
- CLEAN FLOOR PLATES
- SPACIOUS CAR PARKS

vida 56

LIMITED EDITION VILLAMENTS

NEW PANDIT COLONY, GANGAPUR ROAD



Artist Impression

PROJECT HALLMARKS

- MAGNIFICENT 6 LEVEL LANDMARK
- DESIGNER AQUA CASCADE
- LANDSCAPED GROUND LEVEL
- EXTRAVAGANT CLUB & SKY LIFE
- SECURE GATED COMMUNITY
- LAVISH BASEMENT PARKING
- HIGH-END SECURITY FEATURES
- CONVENIENTLY LOCATED IN NASHIK'S PRIME LOCALE - NEW PANDIT COLONY, GANGAPUR ROAD

THAKKERS MANOHAR ARCADE

A health inspired commercial landmark at untwadi

WHERE GREAT HEALTH MEETS YOU & BUSINESS MEETS ITS EPITOME.



HEALTH INSPIRED WORK SPACES



WELL-PLANNED OFFICES WITH NATURAL AIR AND LIGHT VENTILATION & INVITING TERRACE GARDENS.

ROAD-FACING RETAIL PLAZA



DOUBLE-HEIGHT SHOWROOMS FACING THE 30M WIDE ROAD IN NASHIK'S PRIME MARKET AREA.

HEALTH CENTRIC SKYZONE



THE ONLY-OF-ITS-KIND HEALTH SPACE WITH GREEN GYM, MEDITATION ZONES & OPEN LAWN CUM SIT-OUTS.

CALL US ON – 98229 08925 / 70208 65448 / 98225 19860

SITE @ : OPP. KHETWANI LAWNS, NEAR CITY CENTRE MALL, UNTWADI, NASHIK.



THAKKERS

TOGETHER TOWARDS PROSPERITY
SINCE 1962

OFFICE @ : 7 THAKKERS, NEAR NEHRU GARDENS, SHALIMAR, NASHIK 422 001



/thakkersdevelopers



/thakkersdevelopers



/ThakkersGroup



THE PROJECT IS REGISTERED AS MANOHAR ARCADE WITH MAHARERA UNDER REGISTRATION NUMBER P51600023544. INFORMATION AVAILABLE AT WEBSITE : <https://maharera.mahaonline.gov.in>



RICHMOND HEIGHTS B

THE SMART HOMES



THAKKERS
TOGETHER TOWARDS PROSPERITY
SINCE 1988

AT PATHARDI, NASHIK

MOVE INTO A SMART HOME AT AN AFFORDABLE PRICE.



EXPERIENCE
**MORE OF
EVERYTHING**
AT A WELL ESTABLISHED MARKET



**EXCLUSIVE OFFICES
& SHOWROOMS**



Artist's Impression

NEAR AAKASHWANI TOWER, GANGAPUR ROAD, NASHIK



The project is registered as Manohar Arcade with Maharashtra under Registration Number P51600023544 Information available at website : <https://maharera.mahaonline.gov.in>



Rise to Royalty

With Supreme Residences

All 4BHK
Ultra-Luxury Homes

**Near Prasad
Circle-Gangapur
Road**



MahaRERA: P52100011111
maharera.mahaonline.gov.in

www.thakkersdevelopers.com



thakkersdevelopers



thakkersdevelopers



ThakkersGroup



THAKKERS
TOGETHER TOWARDS PROSPERITY
SINCE 1962

Regd. Office: 37/39, Kantol Niwas, Modi Street, Fort, Mumbai - 400 001.
Ph.No.: (022) 22615493 / 22679166
E-mail ID: info@thakkersdevelopers.com
Website: www.thakkersdevelopers.com
CIN-L45200MH1987PLC043034