

# SAFAL GOYAL REALTY LLP

## Statement of Profit and Loss Account for the year ended 31st March, 2017

| Particulars                                                      | Schedule | For the year ended 31st March, 2017 |                     | For the year ended 31/03/2016 |
|------------------------------------------------------------------|----------|-------------------------------------|---------------------|-------------------------------|
|                                                                  |          | Amount (Rs.)                        | Amount (Rs.)        | Amount (Rs.)                  |
| <b>INCOME</b>                                                    |          |                                     |                     |                               |
| Other Income                                                     | G        |                                     | 1 20 000            | 2 08 078                      |
| <b>EXPENDITURE</b>                                               |          |                                     |                     |                               |
| Opening Work In Progress                                         |          | 6 54 05 05 103                      |                     | 5 47 87 22 712                |
| Construction and Other Expenses                                  | H        | 1 59 55 62 365                      |                     | 98 44 90 112                  |
| Interest and Financial Charges                                   | I        | 11 44 53 529                        |                     | 7 72 92 279                   |
| Administrative and Other Expenses                                | J        | 5 90 071                            |                     | 7 43 705                      |
| Depreciation and amortisation Expenses                           |          | 13 61 268                           |                     | 6 12 828                      |
|                                                                  |          | <u>8 25 24 72 336</u>               |                     | <u>6 54 18 61 636</u>         |
| <b>Less</b>                                                      |          |                                     |                     |                               |
| Transfer to Closing Work In Progress                             |          | <u>8 25 05 20 997</u>               |                     | <u>6 54 05 05 103</u>         |
|                                                                  |          |                                     | 19 51 339           | <u>13 56 533</u>              |
| <b>Net Profit / (Loss) Transferred to Partners' Capital A/c.</b> |          |                                     | <u>( 18 31 339)</u> | <u>( 11 48 455)</u>           |

Notes forming part of accounts K

As per our attached report of even date

**FOR G. K. CHOKSI & Co.**

[Firm Registration No. 101895W]

Chartered Accountants

*Rohit Choksi*  
**ROHIT K. CHOKSI**  
 Partner

Mem. No. 31103

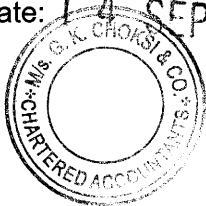
**FOR SAFAL GOYAL REALTY LLP**

*[Signature]*  
 Designated Partner

*[Signature]*  
 Designated Partner

Place: Ahmedabad

Date: 14 SEP 2017



Place: Ahmedabad

Date: 14 SEP 2017

# SAFAL GOYAL REALTY LLP

## Schedule - 'G': Other Income

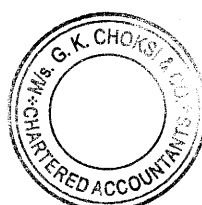
| Particulars                   | For the year ended 31/03/2017 |                 | For the year ended 31/03/2016 |
|-------------------------------|-------------------------------|-----------------|-------------------------------|
|                               | Amount (Rs.)                  | Amount (Rs.)    | Amount (Rs.)                  |
| Members Cancellation income   |                               | 1 20 000        | 70 000                        |
| Interest on income tax refund |                               | 0               | 1 38 078                      |
| <b>Total</b>                  |                               | <b>1 20 000</b> | <b>2 08 078</b>               |

## Schedule - 'H': Construction and Other Indirect Expenses

|                               |             |                       |                     |
|-------------------------------|-------------|-----------------------|---------------------|
| Material Expenses             |             | 74 26 44 481          | 43 86 37 641        |
| Labour Charges                |             | 49 48 98 153          | 24 43 55 986        |
| Other Direct Cost             |             | 22 80 62 235          | 22 21 84 435        |
| <b>Other Indirect Cost</b>    |             |                       |                     |
| Advertisement Expense         | 1 13 11 715 |                       | 3 70 73 684         |
| Office Expense                | 3 67 500    |                       | 4 63 540            |
| Travelling Expense            | 1 20 686    |                       | 34 757              |
| Vehicle & Conveyance expense  | 14 34 291   |                       | 2 05 559            |
| Telephone Expense             | 10 88 947   |                       | 3 49 864            |
| Sales promotion Expense       | 8 97 600    |                       | 0                   |
| Stationery & Printing Expense | 4 46 049    |                       | 5 17 715            |
| Repair & Maintenance Expense  | 6 81 794    |                       | 3 00 602            |
| Insurance Expense             | 4 27 292    |                       | 1 78 839            |
| Payment to Employees          | 1 69 85 768 |                       | 1 28 54 608         |
| Duties & Taxes                | 8 43 31 833 |                       | 2 35 37 936         |
| Legal & Professional Fees     | 28 500      |                       | 11 51 500           |
| Brochure Expense              | 28 52 868   |                       | 15 14 927           |
| Brokerage Expense             | 89 82 653   |                       | 11 28 519           |
|                               |             | 12 99 57 496          | 7 93 12 050         |
| <b>Total</b>                  |             | <b>1 59 55 62 365</b> | <b>98 44 90 112</b> |

## Schedule - 'I': Interest and Financial Charges

|                        |             |                     |                    |
|------------------------|-------------|---------------------|--------------------|
| <b>Interest</b>        |             |                     |                    |
| on Unsecured Loans     | 5 55 84 612 |                     | 3 11 49 399        |
| to Partners            | 2 06 83 450 |                     | 2 50 26 500        |
| on Housing Loan Member | 21 78 683   |                     | 5 39 938           |
| on Secured Loans       | 3 60 06 784 |                     | 1 30 76 442        |
|                        |             | 11 44 53 529        | 6 97 92 279        |
| Processing Fees        |             | 0                   | 75 00 000          |
| <b>Total</b>           |             | <b>11 44 53 529</b> | <b>7 72 92 279</b> |



**SAFAL GOYAL REALTY LLP**

**Schedule - 'J': Administration and Other Expenses**

| Particulars                | For the year ended 31/03/2017 |                 | For the year ended 31/03/2016 |
|----------------------------|-------------------------------|-----------------|-------------------------------|
|                            | Amount (Rs.)                  | Amount (Rs.)    | Amount (Rs.)                  |
| Donation                   |                               | 0               | 5 05 000                      |
| Audit Fees                 |                               | 5 00 000        | 1 50 000                      |
| Interest on statutory dues |                               | 17 970          | 14 784                        |
| Other Expenses             |                               | 72 101          | 73 921                        |
| <b>Total</b>               |                               | <b>5 90 071</b> | <b>7 43 705</b>               |



**Schedule 'K': Notes Forming Part of the Accounts**

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**1. Significant Accounting Policies**

**(a) Basis of preparation of Financial Statements**

These financial statements have been prepared on the accrual basis of accounting, under the historical cost convention, in accordance with the accounting principles generally accepted in India and comply with the mandatory accounting standards issued by The Institute of Chartered Accountants of India.

**(b) Use of estimates**

The preparation of financial statements requires management to make estimates and assumptions that affect the reported amount of assets and liabilities on the date of the financial statements and the reported amount of revenues and expenses during the reported period. Differences between the actual result and estimates are recognize in the period in which the results are known/ determined.

**(c) Revenue Recognition**

Revenue is recognized upon transfer of risks and rewards of ownership without retaining effective control over real estate by the seller and existence of reasonable expectation of ultimate collection. Significant risks and rewards of ownership are considered as transferred when legal title passes on to the buyer by way of executing sale deed / conveyance deed and substantial amount of sale price is realized.

**(d) Fixed Assets and Depreciation**

- (i) Fixed Assets are stated at cost less depreciation.
- (ii) Intangible assets are recognized at the consideration paid for acquisition of such assets is carried at cost less accumulated amortization and impairment
- (iii) Depreciation and amortization on Fixed Assets has been provided on Written Down Value Method at the rates prescribed by the Income-tax Act, 1961.

**(e) Work-in-progress**

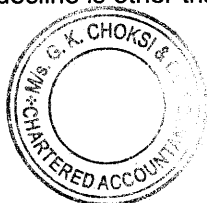
Work in Progress is valued at Cost.

Work in Progress represents the cost incurred in respect of unsold area of the Real Estate Development Projects and cost incurred on Projects where the revenue is yet to be recognized.

**(f) Investments**

Current investments are carried at lower of Cost or Fair Value, computed category wise.

Long term investments are stated at cost. Provision for diminution in the value of long term investment is made only if such a decline is other than of temporary nature.



# SAFAL GOYAL REALTY LLP

## Schedule 'K': Notes Forming Part of the Accounts

### (g) Taxation

- (i) Current year tax is provided based on the taxable income computed in accordance with the provisions of the Income-tax Act, 1961.
- (ii) Deferred income taxes are recognized for the future tax consequences attributable to timing differences between the financial statement carrying amounts of existing assets and liabilities and their respective tax bases. The effect on deferred tax assets and liabilities of a change in the tax rates is recognized using the tax rates and tax laws that have been enacted or substantively enacted by the balance sheet date. Deferred tax assets arising from unabsorbed depreciation or carry forward losses under tax laws are recognized only to the extent that there is virtual certainty of realization. Other deferred tax assets are recognized and carried forward to the extent that there is reasonable certainty of realization.

### (h) Provisions, Contingent Liabilities and Contingent Assets

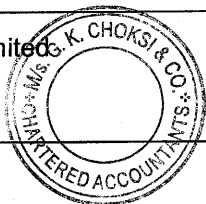
Provisions involving substantial degree of estimation in measurement are recognized when there is a present obligation as a result of past events and it is probable that there will be an outflow of resources. Contingent Liabilities are not recognized but are disclosed in the Notes. Contingent Assets are neither recognized nor disclosed in the financial statements.

2. Balances of Unsecured Loans, Sundry Creditors and Loans and Advances are subject to confirmation by the parties concerned.
3. Contingent Liability Rs. NIL.
4. **Related Party Disclosures**

As per Accounting Standard 18, issued by the Institute of Chartered Accountants of India, the disclosures of transactions with the related parties as defined in the Accounting Standard are given below:

- (a) List of related parties with whom transactions have taken place during the year and relationship:

| Sr. No.                                            | Name of related party                                                                                                                                                                                                                                                                     | Relationship                                                                                          |
|----------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------|
| 1                                                  | Mukesh R agarwal                                                                                                                                                                                                                                                                          | Key Managerial Personnel                                                                              |
| 1<br>2<br>3<br>4                                   | Sandeep R. Agarwal<br>Tanmay T Agarwal<br>Manan T Agarwal<br>Shivshanker G. Agarwal                                                                                                                                                                                                       | Relative of Key Managerial Personnel                                                                  |
| 1.<br>2.<br>3.<br>4.<br>5.<br>6.<br>7.<br>8.<br>9. | Goyal & Co.Cosnt.Pvt.Ltd.<br>Nova Properties Pvt.Ltd.<br>Orchid Plaza Desing & Developers Pvt.Ltd<br>Safal Realty Pvt.Ltd.<br>Galaxy Real Estate Developers Guj.P.Ltd.<br>Vipul Forms & Graphics Pvt.Ltd.<br>Teracon Projects Pvt.Ltd<br>Dhiren Hasmukhlal Vora.<br>Uday Hasmukhlal Vora. | Partner                                                                                               |
| 1.                                                 | Goyal Safal Developers                                                                                                                                                                                                                                                                    | Enterprise in which Partner is having significant influence.                                          |
| 1.                                                 | Galaxy Global Private Limited                                                                                                                                                                                                                                                             | Enterprise in which Director of a company which is Partner of this firm having Significant Influence. |



**SAFAL GOYAL REALTY LLP**

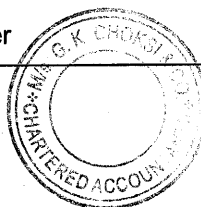
**Schedule 'K': Notes Forming Part of the Accounts**

(b) Transactions with related parties

[Amount in Rs.]

| Sr. No. | Nature of transaction                          | Relationship                                                                                          | 2016-2017      | 2015-2016      |
|---------|------------------------------------------------|-------------------------------------------------------------------------------------------------------|----------------|----------------|
| (i)     | <b>Interest Paid</b>                           |                                                                                                       |                |                |
|         | - Orchid Plaza Design & Developers Pvt. Ltd.   | Partner                                                                                               | 64 33 450      | 1 71 36 500    |
|         | - Goyal & Co. Cosnt .Pvt. Ltd.                 | Partner                                                                                               | 0              | 0              |
|         | - Galaxy Real Estate Developers Guj. Pvt .Ltd. | Partner                                                                                               | 1 42 50 000    | 78 90 000      |
| (ii)    | <b>Salary Paid</b>                             |                                                                                                       |                |                |
|         | - Mukesh R. Agarwal                            | Key Managerial Personnel                                                                              | 5 00 000       | 5 00 000       |
|         | - Sandeep R. Agarwal                           | Relative of Key Managerial Personnel                                                                  | 0              | 3 00 000       |
|         | - Tanmay T. Agarwal                            | Relative of Key Managerial Personnel                                                                  | 0              | 2 00 000       |
|         | - Manan T. Agarwal                             | Relative of Key Managerial Personnel                                                                  | 0              | 5 00 000       |
|         | - Shivshanker G. Agarwal                       | Relative of Key Managerial Personnel                                                                  | 5 00 000       | 0              |
| (iii)   | <b>Purchase of Goods</b>                       |                                                                                                       |                |                |
|         | - Galaxy Global Private Limited                | Enterprise in which Director of a company which is Partner of this firm having Significant Influence. | 1 62 54 404    | 16 82 463      |
| (iv)    | <b>Loan taken during the year</b>              |                                                                                                       |                |                |
|         | - Sandeep R. Agarwal                           | Relative of Key Managerial Personnel                                                                  | 65 00 000      | 1 81 50 000    |
| (v)     | <b>Loan repaid during the year</b>             |                                                                                                       |                |                |
|         | - Sandeep R. Agarwal                           | Relative of Key Managerial Personnel                                                                  | 74 00 000      | 16 00 000      |
|         | - Goyal Safal Developers                       | Enterprise in which Partner is having significant influence.                                          | 0              | 1 24 55 00 000 |
| (vi)    | <b>Funds Raised during the year</b>            |                                                                                                       |                |                |
|         | - Goyal & Co. Cosnt. Pvt. Ltd.                 | Partner                                                                                               | 90 26 00 000   | 67 02 51 000   |
|         | - Nova Properties Pvt. Ltd.                    | Partner                                                                                               | 10 16 50 000   | 30 01 000      |
|         | - Orchid Plaza Design & Developers Pvt. Ltd    | Partner                                                                                               | 8 05 00 000    | 1 50 01 000    |
|         | - Safal Realty Pvt. Ltd.                       | Partner                                                                                               | 1 73 91 70 000 | 84 65 50 000   |

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**SAFAL GOYAL REALTY LLP**

**Schedule 'K': Notes Forming Part of the Accounts**

(b) Transactions with related parties... *Continued..*

[Amount in Rs.]

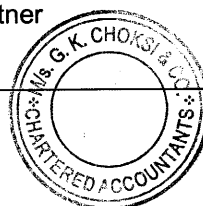
| Sr. No. | Nature of transaction                          | Relationship | 2016-2017      | 2015-2016    |
|---------|------------------------------------------------|--------------|----------------|--------------|
|         | - Galaxy Real Estate Developers Guj. Pvt. Ltd. | Partner      | 22 80 00 000   | 56 31 05 000 |
|         | - Vipul Forms & Graphics Pvt. Ltd.             | Partner      | 0              | 1 000        |
|         | - Teracon Projects Pvt. Ltd.                   | Partner      | 19 96 00 000   | 21 76 25 000 |
|         | - Dhiren Hasmukhlal Vora                       | Partner      | 35 00 05 000   | 0            |
|         | - Uday Hasmukhlal Vora                         | Partner      | 32 50 95 000   | 0            |
| (vii)   | <b>Funds Withdrawn during the year</b>         |              |                |              |
|         | - Goyal & Co. Cosnt. Pvt. Ltd.                 | Partner      | 39 05 00 000   | 35 55 70 000 |
|         | - Nova Properties Pvt. Ltd.                    | Partner      | 10 22 00 000   | 11 38 00 000 |
|         | - Orchid Plaza Design & Developers Pvt. Ltd    | Partner      | 19 65 00 000   | 10 40 00 000 |
|         | - Safal Realty Pvt. Ltd.                       | Partner      | 1 11 27 50 000 | 59 96 25 000 |
|         | - Galaxy Real Estate Developers Guj. Pvt. Ltd. | Partner      | 48 40 00 000   | 15 50 00 000 |
|         | - Vipul Forms & Graphics Pvt. Ltd.             | Partner      | 43 000         | 27 000       |
|         | - Teracon Projects Pvt. Ltd.                   | Partner      | 72 37 70 000   | 25 96 50 000 |
|         | - Dhiren Hasmukhlal Vora                       | Partner      | 34 67 05 000   | 0            |
|         | - Uday Hasmukhlal Vora                         | Partner      | 32 17 95 000   | 0            |

The particulars given above have been identified on the basis of information available with the company.

(c) Outstanding Balances as at the year end

[Amount in Rs.]

| Sr. No. | Nature of transaction                                         | Relationship | 2016-2017 | 2015-2016 |
|---------|---------------------------------------------------------------|--------------|-----------|-----------|
| (i)     | <b>Balance Payable Towards Partners Fixed Capital Account</b> |              |           |           |
|         | - Goyal & Co. Cosnt. Pvt. Ltd.                                | Partner      | 35 000    | 35 000    |
|         | - Nova Properties Pvt. Ltd.                                   | Partner      | 5 000     | 5 000     |
|         | - Orchid Plaza Design & Developers Pvt. Ltd.                  | Partner      | 5 000     | 5 000     |
|         | - Safal Realty Pvt. Ltd.                                      | Partner      | 5 000     | 5 000     |
|         | - Galaxy Real Estate Developers Guj. Pvt. Ltd.                | Partner      | 5 000     | 5 000     |



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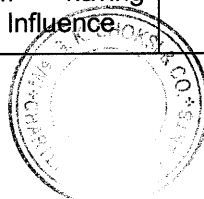
**SAFAL GOYAL REALTY LLP**

**Schedule 'K': Notes Forming Part of the Accounts**

(c) Outstanding Balances as at the year end ... *Continued..*

[Amount in Rs.]

| Sr. No. | Nature of transaction                                              | Relationship                                                                                         | 2016-2017      | 2015-2016      |
|---------|--------------------------------------------------------------------|------------------------------------------------------------------------------------------------------|----------------|----------------|
|         | - Vipul Forms & Graphics Pvt. Ltd.                                 | Partner                                                                                              | 5 000          | 5 000          |
|         | - Teracon Projects Pvt. Ltd.                                       | Partner                                                                                              | 5 000          | 5 000          |
|         | - Dhiren Hasmukhlal Vora                                           | Partner                                                                                              | 17 500         | 17 500         |
|         | - Uday Hasmukhlal Vora                                             | Partner                                                                                              | 17 500         | 17 500         |
|         | <b>Towards Partners Current Capital Account</b>                    |                                                                                                      |                |                |
|         | - Goyal & Co. Cosnt. Pvt. Ltd.                                     | Partner                                                                                              | 2 14 56 74 700 | 1 63 42 15 669 |
|         | - Nova Properties Pvt. Ltd.                                        | Partner                                                                                              | 4 21 61 213    | 4 28 02 780    |
|         | - Orchid Plaza Design & Developers Pvt. Ltd.                       | Partner                                                                                              | 82 67 663      | 11 79 25 780   |
|         | - Safal Realty Pvt. Ltd.                                           | Partner                                                                                              | 1 74 46 05 213 | 1 11 82 76 780 |
|         | - Galaxy Real Estate Developers Guj. Pvt. Ltd.                     | Partner                                                                                              | 17 40 91 010   | 41 59 32 577   |
|         | - Vipul Forms & Graphics Pvt. Ltd.                                 | Partner                                                                                              | 83 19 41 214   | 83 20 75 781   |
|         | - Teracon Projects Pvt. Ltd.                                       | Partner                                                                                              | 0              | 52 34 46 780   |
|         | - Dhiren Hasmukhlal Vora                                           | Partner                                                                                              | 26 35 749      | 0              |
|         | - Uday Hasmukhlal Vora                                             | Partner                                                                                              | 26 35 749      | 0              |
|         | <b>Towards Loan and Advances</b>                                   |                                                                                                      |                |                |
|         | - Sandeep R. Agarwal                                               | Relative of Key Managerial Personnel                                                                 | 1 56 50 000    | 1 65 50 000    |
| (ii)    | <b>Balance Receivable Towards Partners Current Capital Account</b> |                                                                                                      |                |                |
|         | - Dhiren Hasmukhlal Vora                                           | Partner                                                                                              | 0              | 3 43 767       |
|         | - Uday Hasmukhlal Vora                                             | Partner                                                                                              | 0              | 3 43 767       |
|         | - Teracon Projects Pvt. Ltd.                                       | Partner                                                                                              | 8 14 787       | 0              |
|         | <b>Advance For Goods</b>                                           |                                                                                                      |                |                |
|         | - Galaxy Global Pvt. Ltd.                                          | Enterprise in which Director of a company which is Partner of this firm having Significant Influence | 44 41 771      | 44 18 626      |



**SAFAL GOYAL REALTY LLP**

**Schedule 'K': Notes Forming Part of the Accounts**

5. The LLP has initiated the process of obtaining the confirmation from suppliers who have registered themselves under the Micro, Small and Medium Enterprises Development Act, 2006 (MSMED Act, 2006). However, in the absence of relevant information relating to the suppliers registered under the Micro, Small and Medium Enterprises (Development) Act, 2006, the balance due to Micro, Small and Medium Enterprises at year end and interest paid or payable under MSMED Act, 2006 during the year could not be compiled and disclosed.

As per our attached report of even date

**FOR G. K. CHOKSI & CO.**

[Firm Registration No. 101895W]  
Chartered Accountants

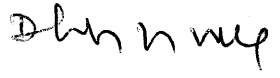
  
**ROHIT K. CHOKSI**

Partner

Mem. No., 31103

**FOR SAFAL GOYAL REALTY LLP**

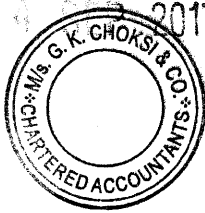
  
Designated Partner



Designated Partner

Place : Ahmedabad

Date : 14 SEP 2017



Place : Ahmedabad

Date : 14 SEP 2017