

MAA LAND DEVELOPERS PRIVATE LIMITED

CIN: U45400WB2012PTC183651

Registered Office: TERMINUS BUILDING, 2ND FLOOR, UNIT NO- 216, BG/12, ACTION AREA- 1B, NEW TOWN, KOLKATA 700156, INDIA.

Contact : 033 2516 0040; Email : mld2013pl@gmail.com

Directors' Report

Dear Members,

Your Directors take great pleasure in presenting the 9th Annual Report on the business and operations of your Company together with the audited standalone accounts for the year ended 31st March, 2021.

1. Financial Performance:-

The financial results of the company for the year are given below: -

(in ')

PARTICULARS	Standalone	
	For the Year Ended	
	31-Mar-21	31-Mar-20
Total Revenue	2,015,496	9,883,900
Total Expenses	1,938,112	9,809,304
Profit/(Loss) before Tax	77,384	74,596
Less: Provision For Tax (Incl. Deferred Tax)	(17,144)	208,809
Less: Taxes for earlier years	-	-
Profit/(Loss) After Tax	60,239	283,405
Balance B/f from Last year	1,544,450	1,261,045
Balance available for appropriation	1,604,689	1,544,450

2. Dividend :-

In the view of the planned business growth, your Directors deems it proper to preserve the resources of the company for its activities and therefore do not propose any dividend for the financial year ended March 31,2021.

3. Transfer to Reserves :-

No amount was transferred to the reserves during the financial year ended 31st March, 2021.

4. Particulars of loans given, investments made, guarantee given and securities provided :-

The Company has not given any loans, investments, guarantee or have provided security pursuant to section 186 of the Companies Act, 2013.

5. Meeting of the Board of Directors:-

The Board meets at regular intervals to discuss and decide on business strategies/ policies and review the financial performance of the Company. During the financial year ended 31st March, 2021, the Board of Directors of the Company met 5 (Five) times on 27.06.2020; 04.09.2020; 05.12.2020, 29.12.2020 and 19.03.2021. The interval between two meetings was well within the maximum period mentioned under section 173 of the Companies Act, 2013.

Attendance of Directors at the Board Meetings

Sr. No.	Name of Directors	No. of Board Meetings Attended
1	Mr. Lal Mani Prasad	5 of 5
2	Mr. Saroj Kumar Giri	5 of 5
3	Mr. Niraj Kumar Singh	5 of 5

6. State of the Company Affairs And Future Outlook

The company is engaged in the business of Land Development/ Sale. There has been no change in the business of the company during the financial year ended 31st March, 2021.

7. Event subsequent to the date of Balance Sheet :-

No material changes and commitments affecting the financial position of the Company occurred between the end of the financial year to which this financial statement relates and the date of this report.



8. Details of significant and material orders passed by the Regulators or Courts or Tribunals impacting the Going Concern Status and Company's Operations in future :-

No significant and material order has been passed by the regulators, courts, tribunals, impacting the going concern status and Company's operations in future.

9. Details of Subsidiary / Associate Companies / Joint Ventures :-

The Company does not have any Subsidiary, Joint Venture or an Associate Company.

10. Directors and Key managerial Personnel :-

There has been no change in the constitution of Board during the year under review, i.e. the struture of the Board remains the same.

In view of the applicable provisions of the Companies Act, 2013, the Company is not mandatorily required to appoint any whole time KMPs.

11. Change in the nature of business :-

There has been no change in the nature of business, services provided by the Company.

12. Particulars of Contracts or Arrangements with Related Parties :-

All related party transactions that were entered during the financial year ended 31st March, 2021 were on arm's length basis and were in the ordinary course of business. Therefore, the provisions of Section 188 of the Companies Act, 2013 were not attracted. Further, there are no material significant related party transactions during the year under review made by the Company with Promoters, Directors, Key Managerial Personnel or other designated persons which may have a potential conflict with the interest of the Company at large. Thus, disclosure in Form AOC-2 is not required.

13. Annual Return :-

The extract of Annual Return in form no. MGT-9 as required under section 92 of the Companies Act, 2013 for the financial year ending 31st March, 2021 is annexed as Annexure - 'A' and form part of this report.

14. Statutory Auditor :-

To appoint M/s. M/s. Beriwal & Associates, Chartered Accountants (Firm registration No. 327662E), who has offered himself for appointment and confirmed his eligibility to be appointed as the Auditor in terms of Section 141 of the Companies Act, 2013, it is proposed to appoint him as Auditor of the Company to hold office for a a period of 4 year from the conclusion of this Annual General meeting (AGM) till the conclusion of the 13th AGM of the Company to be held in the year 2025, at such remuneration plus GST as applicable, out of pocket expenses, etc., as may be mutually agreed between the Board of Directors of the Company and the Auditor."

Pursuant to Sections 139, 141, and 142 of the Companies Act, 2013 and relevant rules prescribed there under, the Company has received certificate from the Auditor to the effect, inter alia, that they are not disqualified for such re-appointment under the provisions of applicable laws, the proposed appointment is as per the terms and the limits prescribed under the Companies Act, 2013 and no proceedings against them or any of their partners are pending with respect to matter of professional misconduct. Further, they have also provided their written consent for appointment as the statutory auditor of the Company.

15. Secretarial Auditors :-

The company do not require to appoint secretarial auditor, as required under Section 204 of the Companies Act, 2013 and Rules thereunder.

16. Cost Auditors :-

The company do not require to appoint cost auditor, as required under Section 148 of the Companies Act, 2013 read with the Companies (Audit and Auditors) Rules, 2014.

17. Internal Financial Control :-

The Board has adopted the policies and procedures for ensuring the orderly and efficient conduct of its business, including adherence to the 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 disclosures.

18. Risk Management Policy :-

The Company has developed and implemented a risk management policy which identifies major risks which may threaten the existence of the Company. The same has also been adopted by your Board and is also subject to its review from time to time. Risk mitigation process and measures have been also formulated and clearly spelled out in the said policy.

19. Director's Response to the comments made by the Auditor in their report:-

The observations made in the Auditor's Report, read together with the relevant notes thereon are self explanatory & hence do not call for any further comments.

20. Declaration by Independent Directors:-

Your Company do not require to appoint Independent Director on the Board of the Company in terms of section 149 (6) of the Companies Act, 2013.


Malabar Developers Pvt. Ltd.
10, Ballygunge Place, Kolkata, West Bengal, India, Pin 700019
www.malabardevelopers.com

21. Fixed Deposits :-

Your Company has not accepted any deposit from the public/members under Section 73 of the Companies Act, 2013 read with the Companies (Acceptance of Deposits) Rules, 2014 during the year.

22. Particulars of employees :-

The Company has no employee in the category as specified under section 197 (12) of the Companies Act, 2013 read with Rule 5 (1) of the Companies (Appointment and Remuneration of Managerial Personnel) Rules, 2014.

23. Conservation of energy, technology absorption and foreign exchange income / outgo :

Since the Company's operations do not currently involve any manufacturing or processing activities, the particulars as required under Rule 8 of the Companies (Accounts) Rules, 2014 regarding conservation of energy and technology absorption, are not applicable.

There has been no Foreign Exchange earnings and outgo during the year.

24. Corporate Social Responsibility Policy :-

The Company do not require to constitute a Corporate Social Responsibility committee pursuant to section 135 of the Companies Act, 2013.

25. Transfer of amounts to Investor Education and Protection Fund :-

There were no amounts which required to be transferred by the company to the Investor Education and Protection Fund by the Company.

26. Information under the Sexual harrassment of women at workplace (Prevention, Prohibition and redressal) Act, 2013 :-

The Company is committed to provide a safe and conducive work environment to its employees. During the year under review, no case of sexual harassment was reported.

27. Material Changes and Commitments:

No material changes and commitments affecting the financial position of the Company occurred between the end of the financial year to which this financial statement relates and the date of this report.

28. Fraud Reporting:

Pursuant to the provisions of Section 134(3) (ca) of the Companies (Amendment) Act, 2015, no fraud was reported by the Auditors under sub-section (12) of Section 143 of the Companies Act, 2013 read with Rule 13 of the Companies (Audit and Auditors) Rules, 2014.

29. Director's Responsibility Statement :-

Pursuant to section 134 (3) (c) of the Companies Act, 2013, the Board of Directors hereby state that:

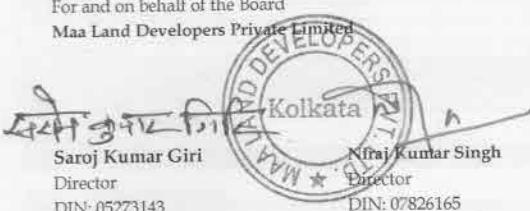
- 1) In the preparation of the annual accounts for the year ended 31st March, 2021, applicable accounting standards have been followed and there are no material departures from the same;
- 2) We have selected such accounting policies and applied them consistently and made judgments and estimates that 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, 2021 and of the profit of the Company for that period;
- 3) We have taken proper and sufficient care for the maintenance of adequate accounting records in accordance with the provisions of the Companies Act, 2013, for safeguarding the assets of the company and for preventing and detecting fraud and other irregularities;
- 4) We have prepared the annual accounts on a 'Going Concern' basis;
- 5) the Company being unlisted, sub clause (e) of section 134(3) of the Companies Act, 2013 pertaining to laying down internal financial controls is not applicable to the Company; and
- 6) We have devised proper systems to ensure compliance with the provisions of all applicable laws and that such systems are adequate and operating effectively.

30. Acknowledgment:-

Your Directors would like to express their sincere appreciation for the assistance and cooperation received from the financial institutions, banks, Government authorities, customers, vendors and members during the year under review. Your Directors also wish to place on record their deep sense of appreciation for the committed services by the Company's executives, staff and workers.

For and on behalf of the Board

Maa Land Developers Private Limited



Saroj Kumar Giri
Director
DIN: 05273143

Niraj Kumar Singh
Director
DIN: 07826165

Place: Kolkata
Date : 5th November, 2021

MAA LAND DEVELOPERS PRIVATE LIMITED

CIN: U45400WB2012PTC183651

Registered Office: TERMINUS BUILDING, 2ND FLOOR, UNIT NO- 216, BG/12, ACTION AREA- 1B, NEW TOWN, KOLKATA - 700156, INDIA.

Contact : 033 2516 0040; Email : mld2013pl@gmail.com

Annexure - 'A' to the Director's Report

Form No. MGT-9

Extract of the Annual Return as on the financial year ended 31st March, 2021.

[pursuant to section 925 (3) of the Companies Act, 2013 and Rule 12 (1) of the
Companies (Management and Administration) Rules, 2014]

I. REGISTRATION AND OTHER DETAILS :

i. (CIN: U45400WB2012PTC183651

ii. Registration Date :-

11-Jul-12

iii. Name of the Company :-

MAA LAND DEVELOPERS PRIVATE LIMITED

iv. Category / Sub-Category of the Company :-

Private Limited Company / Limited by Shares

v. Address of the Registered office and contact details :-

**Registered Office: DAMAYANTI APPARTMENT, GROUND FLOOR, JYANGRA GHOSH
PARA, NEAR JYANGRA HIGH SCHOOL, BAGUIHATI- 700059, INDIA**

vi. Whether listed :-

Contact : 033 2516 0040; Email : mld2013pl@gmail.com

No

II. PRINCIPAL BUSINESS ACTIVITIES OF THE COMPANY:

All the business activities contributing 10% or more of the total turnover of the company shall be stated -

Name and Description of the main products / services	NIC Code	% to Total Turnover of Company
Land Developer		100.00%
Constructions		

III. PARTICULARS OF HOLDING, SUBSIDIARY AND ASSOCIATE COMPANIES:

Sl. No.	Name and Address of the Company	CIN / GLN	Holding / Subsidiary / Associate	% of shares held	Applicable section
	Company do not have any holding, subsidiary or associate company				

*The company does not have any holding subsidiary and associate company.

IV. SHAREHOLDING PATTERN: (Equity Share Capital breakup as percentage of total Equity)

i) Category-wise Share Holding

Category of Shareholders	No. of Shares held at the beginning of the year				No. of Shares held at the end of the year				% change during the year
	Demat	Physical	Total	% of Total Shares	Demat	Physical	Total	% of Total Shares	
A. Promoters									
(1) Indian									
a) Individual/HUF	0	30000	30000	100.00%	0	19764	19764	65.88%	
b) Central Govt	0	0	0	0.00%	0	0	0	0.00%	
c) State Govt (s)	0	0	0	0.00%	0	0	0	0.00%	
d) Bodies Corp	0	0	0	0.00%	0	0	0	0.00%	
e) Banks / FI	0	0	0	0.00%	0	0	0	0.00%	
f) Any other	0	0	0	0.00%	0	0	0	0.00%	
Sub Total (A)(1)	0	30000	30000	100%	0	19764	19764	65.88%	
(2) Foreign									
a) NRIs - Individual	0	0	0	0.00%	0	0	0	0.00%	
b) Other - Individual	0	0	0	0.00%	0	0	0	0.00%	
c) Bodies Corp	0	0	0	0.00%	0	0	0	0.00%	
d) Banks / FI	0	0	0	0.00%	0	0	0	0.00%	
e) Any other	0	0	0	0.00%	0	0	0	0.00%	
Sub Total (A)(2)	0	0	0	0.00%	0	0	0	0.00%	0
<i>Total shareholding of Promoter (A)+(A)(1)+(A)(2)</i>	0	30000	30000	100%	0	19764	19764	65.88%	0
B. Public Shareholding	0	0	0	0	0	10,236	10,236	34.12%	
(1) Institutions	0	0	0	0	0	0	0	0	0
a) Mutual Fund	0	0	0	0.00%	0	0	0	0.00%	
b) Banks / FI	0	0	0	0.00%	0	0	0	0.00%	
c) Central Govt	0	0	0	0.00%	0	0	0	0.00%	
d) State Govt (s)	0	0	0	0.00%	0	0	0	0.00%	
e) Venture Capital Funds	0	0	0	0.00%	0	0	0	0.00%	
f) Insurance Companies	0	0	0	0.00%	0	0	0	0.00%	
g) FII's	0	0	0	0.00%	0	0	0	0.00%	
h) Foreign Venture Capital Funds	0	0	0	0.00%	0	0	0	0.00%	
g) Others (specify)	0	0	0	0.00%	0	0	0	0.00%	
Sub Total (B)(1)	0	0	0	0.00%	0	10,236	10,236	34.12%	0
(2) Non-Institutions									
a) Bodies Corp									
i) Indian									
j) Overseas									
b) Individual									
i) Individual shareholders holding nominal share capital in excess of ₹ 1									
c) Others (specify)									
Sub Total (B)(2)	0	0	0	0	0	0	0	0	0
Total Public Shareholding (B)=(B)(1)+(B)(2)	0	0	0	0	0	10,236	10,236	0.3412	0
C. Shares held by Custodian of GDRs & ADRs									
Grand Total (A+B+C)	0	30000	30000	100%	0	30000	30000	100%	0

ii) Share Holding Of Promoters

Sl. No.	Shareholder's Name	No. of Shares held at the beginning of the year			No. of Shares held at the end of the year			% change in shareholding during the year
		No. of Shares	% of Total Shares	% of Shares Pledged to total shares	No. of Shares	% of Total Shares	% of Shares Pledged to total shares	
1	SAROJ KUMAR GIRI	16,962	56.54%	0	16,962	56.54%	0	0.00%
2	RAM VINOD SINGH	1,708	5.69%	0	1,708	5.69%	0	0.00%
3	LAL MANI PRASAD	1,094	3.65%	0	1,094	3.65%	0	0.00%



iii) Changes in Promoter's Shareholding (please specify if no change)

Sl. No.	Particulars	Shareholding at the beginning of the year		Cumulative Shareholding during the year	
		No. of shares	% of total shares of the company	No. of shares	% of total shares of the company
1	SAROJ KUMAR GIRI				
	At the beginning of the year				
	Date wise Increase / Decrease in Promoters Share holding during the year specifying the reasons for increase/ decrease (e.g. allotment / transfer / bonus/ sweat/ equity etc): Transfer of Shares on 15/11/2017				
	At the End of the year				
2	RAM VINOD SINGH				
	At the beginning of the year				
	Date wise Increase / Decrease in Promoters Share holding during the year specifying the reasons for increase/ decrease (e.g. allotment / transfer / bonus/ sweat/ equity etc): Transfer of Shares on 15/11/2017				
	At the End of the year				
3	LAL MANI PRASAD				
	At the beginning of the year				
	Date wise Increase / Decrease in Promoters Share holding during the year specifying the reasons for increase/ decrease (e.g. allotment / transfer / bonus/ sweat/ equity etc): Transfer of Shares on 15/11/2017				
	At the End of the year				

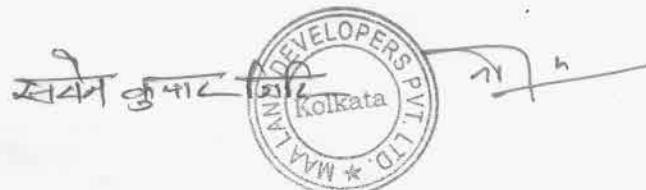
There is No Change in Shareholding during the year.

iv) Shareholding Pattern of top ten Shareholders (other than Directors, Promoters and Holders of GDRs and ADRs):

Sl. No.	Particulars	Shareholding at the beginning of the year		Cumulative Shareholding during the year	
		No. of shares	% of total shares of the company	No. of shares	% of total shares of the company
1	RAM VINOD SINGH				
	At the beginning of the year	1708	5.69%	1708	5.69%
	Date wise Increase / Decrease in Share holding during the year specifying the reasons for increase/ decrease (e.g. allotment / transfer / bonus/ sweat/ equity etc):				
	At the End of the year (or on the date of separation, if separated during the year)	1708	5.69%	1708	5.69%
2	TRIBHUVAN PRASAD SAH				
	At the beginning of the year	1758	5.86%	1758	5.86%
	Date wise Increase / Decrease in Share holding during the year specifying the reasons for increase/ decrease (e.g. allotment / transfer / bonus/ sweat/ equity etc):				
	separated during the year)	1758	5.86%	1758	5.86%
3	HARI SHANKAR PRASAD				
	At the beginning of the year	1562	5.21%	1562	5.21%
	Date wise Increase / Decrease in Share holding during the year specifying the reasons for increase/ decrease (e.g. allotment / transfer / bonus/ sweat/ equity etc):				
	separated during the year)	1562	5.21%	1562	5.21%
4	KIRAN SINGH				
	At the beginning of the year	1809	6.03%	1809	6.03%
	Date wise Increase / Decrease in Share holding during the year specifying the reasons for increase/ decrease (e.g. allotment / transfer / bonus/ sweat/ equity etc):				
	separated during the year)	1809	6.03%	1809	6.03%

v) Shareholding of Directors and Key Managerial Personnel

Sl. No.	Particulars	Shareholding at the beginning of the year		Cumulative Shareholding during the year	
		No. of shares	% of total shares of the company	No. of shares	% of total shares of the company
1.	For each of the Directors and KMP:				
	Saroj Kumar Giri, Director				
	At the beginning of the year	16,962	56.54%	16,962	56.54%
	Date wise Increase / Decrease in Share holding during the year specifying the reasons for increase/ decrease (e.g. allotment / transfer / bonus/ sweat/ equity etc):	-	-	-	-
	At the End of the year	16,962	56.54%	16,962	56.54%
2.	Lal Mani Prasad, Director				
	At the beginning of the year	1,094	3.65%	1,094	3.65%
	Date wise Increase / Decrease in Share holding during the year specifying the reasons for increase/ decrease (e.g. allotment / transfer / bonus/ sweat/ equity etc):	-	-	-	-
	At the End of the year	1,094	3.65%	1,094	3.65%
3.	DILIP KUMAR SAH, Director				
	At the beginning of the year	5,107	17.02%	5,107	17.02%
	Date wise Increase / Decrease in Share holding during the year specifying the reasons for increase/ decrease (e.g. allotment / transfer / bonus/ sweat/ equity etc):				
	At the End of the year	5,107	17.02%	5,107	17.02%



V. INDEBTEDNESS

	Secured Loans excluding deposits	Unsecured Loans	Deposits	Total Indebtedness
Indebtedness at the beginning of the FY				
i) Principal Amount	836,404	5,212,000	0	6,048,404
ii) Interest due but not paid	-	-	0	-
iii) Interest accrued but not due	-	-	0	-
Total (i+ii+iii)	836,404	5,212,000	0	6,048,404
Change in Indebtedness during the FY				
Addition	-	-	0	-
Reduction	32,937	12,000	0	44,937
Net change	32,937	(12,000)	0	(44,937)
Indebtedness at the end of the FY				
i) Principal Amount	803,467	5,200,000	0	6,003,467
ii) Interest due but not paid	-	-	0	-
iii) Interest accrued but not due	-	-	0	-
Total (i+ii+iii)	803,467	5,200,000	0	6,003,467

VI. REMUNERATION OF DIRECTORS AND KEY MANAGERIAL PERSONNEL

A. Remuneration to Managing Director, Whole-time Directors and/or Manager:

Sl. No.	Particulars of Remuneration	Name of MD / WTD / Manager			Total Amount
1.	Gross salary	0	0	0	0
	the Income-tax Act, 1961	0	0	0	0
	1961 except stock options	0	0	0	0
	1961	0	0	0	0
2.	Stock option exercised during the year				0
3.	Sweat Equity				0
4.	Commission	0	0	0	0
	- as % of profits	0	0	0	0
	- others, specify	0	0	0	0
5.	Others				0
	Total (A)	0	0	0	0
	Ceiling as per the Act ¹⁸				

¹⁸ Section 197 of the Companies Act, 2013 does not apply to Private Limited Companies

B. Remuneration to other directors:

Sl. No.	Name of Director	Particulars of Remuneration			Total Amount
		Fees for attending Board / committee meetings	Commission	Salary	
i. Independent Directors		0	0	0	0
1.		0	0	0	0
2.		0	0	0	0
Sub Total (i)		0	0	0	0
ii. Other Non-Executive Directors		0	0	0	0
1.		0	0	0	0
2.		0	0	0	0
Sub Total (ii)		0	0	0	0
Total (i+ii)		0	0	0	0
Ceiling as per the Act ¹⁸					

¹⁸ Section 197 of the Companies Act, 2013 does not apply to Private Limited Companies

C. Remuneration to Key Managerial Personnel other than MD/Manager/WTD

Sl. No.	Particulars of Remuneration	Key Managerial Personnel			Total Amount
1.	Gross salary	0	0	0	0
	the Income-tax Act, 1961	0	0	0	0
	1961 except stock options	0	0	0	0
	1961	0	0	0	0
2.	Stock option exercised during the year	0	0	0	0
3.	Sweat Equity	0	0	0	0
4.	Commission	0	0	0	0
	- as % of profits	0	0	0	0
	- others, specify	0	0	0	0
5.	Others*	0	0	0	0
	Total (A)	0	0	0	0

* Includes Provident fund

VII. PENALTIES / PUNISHMENT / COMPOUNDING OF OFFENCES

Type	Section of the Companies Act	Brief description	Details of penalties / punishment / compounding fees imposed	Authority (RD / NCLT / Court)	Appeal made, if any (give details)
A. COMPANY					
Penalty/Punishment					
Compounding					
B. DIRECTORS					
Penalty/Punishment					
Compounding					
C. OTHER OFFICERS IN DEFAULT					
Penalty/Punishment					
Compounding					

For and on behalf of the Board
Maa Land Developers Private Limited

Saroj Kumar Giri

Director

DIN: 05273143

Niraj Kumar Singh

Director

DIN: 07856165

Place: Kolkata
Date: 5th November, 2021

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/Step down Subsidiaries

(₹ in Lacs)

Sl. No.	Name of the subsidiary	Amount
1	Reporting period for the subsidiary concerned, if different from the holding company's reporting period	
2	Reporting currency and Exchange rate as on the last date of the relevant Financial year in the case of foreign subsidiaries.	
3	Share capital	
4	Reserves & surplus	
5	Total assets	
6	Total Liabilities	
7	Investments	Not Applicable
8	Turnover	
9	Profit before taxation	
10	Provision for taxation	
11	Profit after taxation	
12	Proposed Dividend	
12	% of shareholding	

1 Names of subsidiaries which are yet to commence operations: NIL

2 Names of subsidiaries which have been liquidated or sold during the year: NIL

Part "B": Associates and Joint Ventures:

Statement pursuant to Section 129 (3) of the Companies Act, 2013 related to Associate Companies and Joint Ventures

(₹ in Lacs)

Sl. No.	Name of Associates/ Joint Ventures	NIL	NIL	NIL
1	Latest audited Balance Sheet Date			
2	Shares of Associate held by the company on the year end No. of shares			
	Amount of Investment in Associates/Joint Venture			
	Extend of Holding %			
3	Description of how there is significant influence			
4	Reason why the associate/joint venture is not consolidated			
5	Net worth attributable to Shareholding as per latest audited Balance Sheet			
6	Profit / Loss for the year			
	i. Considered in Consolidation			
	ii. Not Considered in Consolidation			

1 Names of associates or joint ventures which are yet to commence operations : NIL

2 Names of associates or joint ventures which have been liquidated or sold during the year : NIL

For and on behalf of the Board
Maa Land Developers Private Limited


 Saroj Kumar Giri
 Director
 DIN: 05273143

Niraj Kumar Singh
 Director
 DIN: 07826165

Place: Kolkata

Date : 5th November, 2021

FORM AOC-2

(Pursuant to clause (h) of sub-section (3) of section 134 of the Act and Rule 8(2) of the Companies (Accounts) Rules, 2014)

1. Details of contracts or arrangements or transactions not at arm's length basis

During the year under review, the Company has not entered into any contracts or arrangements with related party.

Particulars	Details
(a) Name(s) of the related party and Nature of relationship	
(b) Nature of contracts/ arrangements/transactions	
(c) Duration of the contracts / arrangements/transactions	
(d) Salient terms of the contracts or arrangements or transactions including the value, if any	
(e) Justification for entering into such contracts or arrangements or transactions	
(f) date(s) of approval by the Board	
(g) Amount paid as advances, if any:	
(h) Date on which the special resolution was passed in general meeting as required under first proviso to section 188	NIL

2. Details of material contracts or arrangement or transactions at arm's length basis

During the year under review, the Company has not entered into any contracts or arrangements with related party.

Particulars	Details
(a) Name of related party and Nature of relationship	
(b) Nature of contracts/arrangements/transactions	
(c) Duration of the contracts / arrangements/transactions	
(d) Salient terms of the contracts or arrangements or transactions including the value, if any:	
(e) Date(s) of approval by the Board, if any	
(f) Amount paid as advances, if any	NIL

For and on behalf of the Board
 Maa Land Developers Private Limited



Place: Kolkata

Date : 5th November, 2021

 Saroj Kumar Giriraj
 Director
 DIN: 05273143

 Miraj Kumar Singh
 Director
 DIN: 07826165

Independent Auditor's Report

To
The Members

MAA LAND DEVELOPERS PRIVATE LIMITED

Report on the Audit of the Financial Statements

Opinion

We have audited the accompanying standalone financial statements of **MAA LAND DEVELOPERS PRIVATE LIMITED** ("the Company"), which comprise the Balance Sheet as at March 31, 2021, the Statement of Profit and Loss for the year ended on that date, and notes to the financial statements including a summary of the 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 financial statements give the information required by the Companies Act, 2013 (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 31st, 2021, and its profit 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. Our responsibilities under those Standards are further described in the Auditor's Responsibilities for the Audit of the 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 Companies Act, 2013 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 we have obtained is sufficient and appropriate to provide a basis for our opinion.

Emphasis of Matter

We draw attention to Note no. - 18.9 to the accompanying financial statements, which describes the effect of uncertainties relating to Covid-19 pandemic outbreaks on the Company's operations and Management's evaluation of its impact on the accompanying financial statements as at 31st March, 2021, the impact of which is dependent on future developments. Our opinion is not modified on this matter.

Information Other than the Financial Statements and Auditor's Report Thereon

The Company's Board of Directors is responsible for the preparation of the other information. The other information comprises the Board's Report including Annexures to Board's Report, but does not include the financial statements and our auditor's report thereon.

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

sunil_beriwal@hotmail.com



In connection with our audit of the financial statements, our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained during the course of our 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.

Responsibility of Management for the Financial Statements

The Company's Board of Directors is responsible for the matters stated in section 134(5) of the Companies Act, 2013 ("the Act") with respect to the preparation of these financial statements that give a true and fair view of the financial position, financial performance of the Company in accordance with the accounting principles generally accepted in India, including the accounting Standards specified under section 133 of the Act. 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 implementation and maintenance of accounting policies; making judgments and estimates that are reasonable and prudent; and design, implementation and maintenance of adequate internal financial controls that were operating effectively for ensuring the accuracy and completeness of the accounting records, relevant to the preparation and presentation of the financial statement that give a true and fair view and are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is 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 management either intends 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 Financial Statements

Our objectives are to obtain reasonable assurance about whether the 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 financial statements.

As part of an audit in accordance with Standards on Auditing, we exercise professional judgment and maintain professional skepticism throughout the audit.

We also:

- a. Identify and assess the risks of material misstatement of the 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.



- b. 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 explaining our opinion on whether the Company has adequate internal financial controls system in place and the operating effectiveness of such controls.
- c. Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- d. 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 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.
- e. Evaluate the overall presentation, structure and content of the financial statements, including the disclosures, and whether the financial statements represent 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.

Report on Other Legal and Regulatory Requirements

- 1. As required by the Companies (Auditor's Report) Order, 2016 ("the Order") issued by the Central Government in terms of Section 143(11) of the Act, are not applicable to the Company.
- 2. As required by Section 143(3) of the Act, based on our audit we report that:
 - i. 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.
 - ii. 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.
 - iii. The Balance Sheet and the Statement of Profit and Loss dealt with by this Report are in agreement with the books of account.
 - iv. In our opinion, the aforesaid financial statements comply with the Accounting Standards specified under Section 133 of the Act, read with Rule 7 of the Companies (Accounts) Rules, 2014.



- v. On the basis of the written representations received from the directors as on 31st March, 2021 taken on record by the Board of Directors, none of the directors is disqualified as on 31st March, 2021 from being appointed as a director in terms of Section 164(2) of the Act.
- vi. The requirement of disclosure of adequacy and operating effectiveness of internal financial controls with reference to financial statements is not applicable in view of exemption granted by MCA notification no. GSR 583(E) dated 13th June, 2017 read with MCA General Circular no.08/2017 dated 25th July, 2017.
- vii. 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
 - a. The Company does not have any pending litigations which would impact in its financial statements.
 - b. The Company did not have any long-term contracts including derivative contracts; as such the question of commenting on any material foreseeable losses thereon does not arise.
 - c. There were no amounts required to be transferred, to the Investor Education and Protection Fund by the Company.

For Beriwal & Associates
Chartered Accountants
Firm Registration No. 327662E

S. Beriwal
Sunil Beriwal
Proprietor
Membership No. 055302
UDIN: 21055302AAACLH1333



Kolkata, The 5th day of November, 2021.

MAA LAND DEVELOPERS PRIVATE LIMITED

Balance Sheet as at 31-Mar-21

(` in Actual)

	Particulars	Note No.	31-Mar-21	31-Mar-20
I	EQUITY & LIABILITIES			
1	Shareholders' Funds			
a)	Share Capital	"2"	300,000	300,000
b)	Reserves & Surplus	"3"	1,604,689	1,544,450
2	Non Current Liabilities			
a)	Long Term Borrowings	"4"	442,692	478,723
3	Current Liabilities			
a)	Short Term Borrowings	"5"	5,200,000	5,212,000
b)	Trade Payables	"6"	32,757,345	32,215,356
c)	Other Current Liabilities	"7"	376,270	350,230
d)	Short Term Provisions			
	TOTAL		40,680,996	40,100,759
II	ASSETS			
	Non Current Assets			
1	a) Property, Plant and Equipment - Tangible Assets	"8"	709,361	1,009,578
b)	Deferred Tax Assets (net)	"9"	264,515	255,619
2	Current Assets			
a)	Inventories	"10"	8,687,980	7,787,900
b)	Trade Receivables	"11"	-	-
c)	Cash & Cash Equivalents	"12"	64,543	78,065
d)	Other Current Assets	"13"	30,954,597	30,969,597
	TOTAL		40,680,996	40,100,759

Significant Accounting Policies

01 - 18

Notes referred to above form an integral part of the Financial Statements

As per our report of even date attached

For Beriwal & Associates
Firm Registration No. 327662E
Chartered Accountants

S. 21
Sunil Beriwal
Proprietor
M No. 055302
UDIN: 21055302AAACLH1333



For and on behalf of the Board
Maa Land Developers Private Limited

Saroj Kumar Giri
Director
DIN: 05273143



Niraj Kumar Singh
Director
DIN: 07826165

Place: Kolkata
Date : 5th November, 2021

MAA LAND DEVELOPERS PRIVATE LIMITED

Statement of Profit & Loss for the year ended

31-Mar-21

(* in Actual)

	Particulars	Note No.	31-Mar-21	31-Mar-20
I	<u>Revenue from Operations</u>			
	Sale of Land (Domestic)	"14"	2,015,496	9,883,900
II	Other Income		-	-
III	<u>Total Revenue (I+II)</u>		2,015,496	9,883,900
IV	<u>Expenses</u>			
	Purchases of Stock-In-Trade		1,874,519	4,667,000
	Changes in Inventories of Stock-In-Trade	"15"	(900,080)	3,975,765
	Employees Benefits Expenses	"16"	537,168	438,000
	Finance Costs		-	-
	Depreciation & Amortizations	"8"	300,217	428,894
	Other Expenses	"17"	126,288	299,645
	<u>Total Expenses</u>		1,938,112	9,809,304
V	Profit before exceptional and extra-ordinary items and tax		77,384	74,596
VI	Exceptional items		-	-
VII	Profit before extra-ordinary items and tax		77,384	74,596
VIII	Extra-ordinary Items		-	-
IX	<u>Profit before Tax</u>	(VII-VIII)	77,384	74,596
X	<u>Tax Expense</u>			
	Current Tax		26,040	46,810
	Deferred Tax		(8,896)	(255,619)
	Income Tax for Earlier Years		-	-
XI	<u>Profit (Loss) for the period</u>	(IX-X)	60,239	283,405
	<u>Earning per Equity Share</u>			
	Basic		2.01	9.45

Significant Accounting Policies

01 - 18

Notes referred to above form an integral part of the Financial Statements

As per our report of even date attached

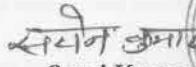
For Beriwal & Associates

Firm Registration No. 327662E
Chartered Accountants

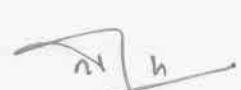
S. 01
Sunil Beriwal
Proprietor
M No. 055302
UDIN: 21055302AAACLH1333



For and on behalf of the Board
Maa Land Developers Private Limited


Saroj Kumar Giri
Director
DIN: 05273143




Niraj Kumar Singh
Director
DIN: 07826165

Place: Kolkata

Date : 5th November, 2021

MAA LAND DEVELOPERS PRIVATE LIMITED

31-Mar-21

Note No. "1" : Significant Accounting Policies

1.01. Basis of Preparation :

The financial statements have been prepared using historical cost convention and the accrual basis of accounting.

The Financial Statement are presented in accordance with Generally Accepted Accounting Principles in India, provisions of the Companies Act, 2013 and Accounting Standards notified by the Central Government under section 133 of the Companies Act, 2013, read with Rule 7 of the Companies (Accounting) Rules, 2014.

The accounting policies adopted in the preparation of the financial statements are consistent with those followed in the previous year.

1.02. Use of estimates :

The preparation of financial statements in conformity with Generally Accepted Accounting Principles ('GAAP') requires the management to make judgments, estimates and assumptions that affect the application of accounting policies and reported amounts of assets and liabilities (including contingent liabilities) as on the date of financial statements and the reported income and expenses during the reporting period. The Management believes that the estimates used in preparation of the financial statements are prudent and reasonable. Actual results could differ from these estimates. Any revision to accounting estimates is recognised prospectively in current and future periods.

1.03. Fixed Assets :

Fixed assets are stated at cost less accumulated depreciation as adjusted for impairment, if any. Cost comprises the purchase price and any attributable cost of bringing the asset to its working condition for its intended use.

Gains or losses arising from de-recognition of fixed assets are measured as the difference between the net disposal proceeds and the carrying amount of the asset and are recognized in the statement of profit and loss when the asset is de-recognized.

1.04. Depreciation :

Depreciation on Fixed Assets, has been provided on WDV Method at applicable rates based on the useful life of the assets as prescribed in Schedule II to the Companies Act, 2013.

Depreciation on fixed assets added/disposed off during the year is provided on pro-rata basis with respect to date of acquisition/disposal.

1.05. Inventories :

Inventories are valued at Cost or Market price, whichever is lower.

1.06. Income / Revenue Recognition :

a. Income is being recognised on accrual basis.

b. Purchase and Sales Discount are accounted for as and when payment is made and received respectively.

c. Sales and Purchases are net of returns & Discount if any, being integral part of the trade.

1.07. Employees benefit :

There is no present obligation of any post employment benefit including payment of gratuity during the year.

1.08. Taxes on Income :

Income-tax expense comprises of current tax (i.e. amount of tax for the period determined in accordance with the income-tax law) and deferred tax charge or credit (reflecting the tax effects of timing differences between accounting income and taxable income for the period). Income-tax is recognised in the statement of profit and loss.

a. Current tax :

Current tax is measured at the amount expected to be paid (recovered from) the taxation authorities, using the applicable rates and tax laws.

b. Deferred tax :

Deferred Tax is recognised in respect of differences between taxable income and accounting income i.e. differences that originate in one period and are capable of reversal in one or more subsequent period(s). The deferred tax charge or credit and the corresponding deferred tax liabilities or assets are recognised using the tax rates and tax laws that have been enacted or substantively enacted as on the balance sheet date. Deferred Taxes are recognized only to the extent that there is virtual certainty supported by convincing evidence that sufficient future taxable income will be available against which such deferred taxes will be realized.



c. Minimum alternate tax (MAT) :

Minimum alternate tax ('MAT') under the provisions of the Income Tax Act, 1961 is recognised as current tax in the statement of profit and loss. The credit available under the Act in respect of MAT paid is recognised as an asset only when and to the extent there is convincing evidence that the company will pay normal income tax during the period for which the MAT credit can be carried forward for set-off against the normal tax liability. MAT credit recognized as an asset is reviewed at each balance sheet date and written down to the extent the aforesaid convincing evidence no longer exists.

1.09. Earning per share :

The basic earnings per share ('EPS') is computed by dividing the net profit after tax attributable to the equity shareholders for the year by the weighted average number of equity shares outstanding during the year.

1.10. Cash and cash equivalents :

Cash and cash equivalents comprise cash and cash on deposit with banks and corporations. The Company considers all highly liquid investments with an original maturity at the date of purchase of three months or less and that are readily convertible to known amounts of cash to be cash equivalents.

1.11. Impairment of Assets :

The Company management periodically accesses using external and internal sources whether there is an indication that an assets may be impaired. Impairment occurs where the carrying value exceeds the present value of future cash flows expected to arise from the continuing use of the assets and its external disposal. The impairment loss is determined as the excess of the carrying amount are higher of the assets net sale price or present value as above determined. However, there is no impairment loss arised during the year.

1.12. Small & Medium Sized Company :

The company is Small and Medium sized Company (SMC) as defined in the General Instructions in respect of Accounting Standards notified under the Company Act. Accordingly, the Company has complied with the Accounting Standards as applicable to a Small and Medium-sized Company.

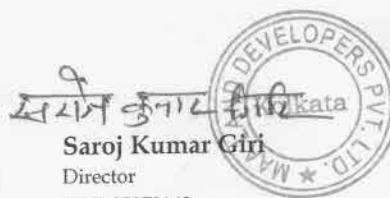
1.13. Provision, Contingent Liabilities and Contingent Assets :

A provision is recognised when the Company has a present obligation as a result of past events and it is probable that an outflow of resources will be required to settle the obligation in respect of which a reliable estimate can be made. Provisions are not discounted to their present value and are determined based on the best estimate required to settle the obligation at the Balance Sheet date. These are reviewed at each Balance Sheet date and adjusted to reflect the current best estimates. Contingent liabilities are disclosed in the Notes.

For and on behalf of the Board

Maa Land Developers Private Limited

Place: Kolkata
Date : 5th November, 2021



Saroj Kumar Giri
Director
DIN: 05273143


Niraj Kumar Singh
Director
DIN: 07826165



MAA LAND DEVELOPERS PRIVATE LIMITED

Note no. "1" to "18" annexed to and forming part of accounts

(` in Actual)

NOTE

NO.	PARTICULARS	31-Mar-21		31-Mar-20	
		No.	Amount	No.	Amount
"2"	<u>Share Capital</u>				
"2.1"	<u>Authorised :</u> Equity Shares of ` 10/- each.	1,000,000	10,00,000	1,000,000	10,00,000
	<u>Issued, Subscribed & Paid up :</u> Equity Shares (with Voting Rights) of ` 10/- each fully paid up	30,000	300,000	30,000	300,000
			<u>300,000</u>		<u>300,000</u>
"2.2"	<u>Reconciliation of the number and amount of Shares Outstanding</u>				
	Equity Shares (with Voting Rights) of ` 10/- each, fully paid				
	Shares outstanding at the beginning of the year	30,000	300,000	30,000	300,000
	Add : Shares issued during the year	-	-	-	-
	Less : Shares Bought Back/Surrendered/Redeemed	-	-	-	-
	Shares Outstanding at the Closing of the Year	30,000	300,000	30,000	300,000
"2.3"	<u>Equity shares:</u> The Company has only one class of equity shares having a par value of ` 10/- each. Each holder of equity share is entitled to one vote per share. In the event of liquidation of the Company, the holder of equity shares will be entitled to receive assets of the Company. The distribution will be in proportion to the number of equity shares held by the equity shareholders.				
"2.4"	<u>Shareholders holding more than 5% Shares</u>				
	<u>Classes of Shares : Equity Share</u>				
	<u>Name Of Shareholders</u>				
	SAROJ KUMAR GIRI	16,962	50.54%	16,962	56.54%
	RAM VINOD SINGH	1,708	5.69%	1,708	5.69%
	LAL MANI PRASAD	1,094	3.65%	1,094	3.65%
	TRIBHUVAN PRASAD SAH	1,758	5.86%	1,758	0.06
	HARI SHANKAR PRASAD	1,562	5.21%	1,562	0.05
	DILIP KUMAR SAH	5,107	17.02%	5,107	0.17
	KIRAN SINGH	1,809	6.03%	1,809	0.06
"3"	<u>Reserves & Surplus</u>				
"3.1"	<u>Securities Premium</u>				
	Balance at the beginning of the year	-	-	-	-
	Add : Addition during the year	-	-	-	-
	Less : Deduction during the year	-	-	-	-
	<u>Balance at the Closing of the Year</u>				
"3.2"	<u>Surplus / (Deficit) in Statement of Profit & Loss</u>				
	Balance at the beginning of the year	1,544,450		1,261,045	
	Add : Addition during the year	60,239		283,405	
	Less : Deduction during the year	-		-	
	<u>Balance at the Closing of the Year</u>	1,604,689		1,544,450	
	<u>Reserves & Surplus at the Closing of the Year</u>	1,604,689		1,544,450	
"4"	<u>Long Term Borrowings</u>				
	<u>Secured</u>		(Secured, Considered Good)		
	Car Loan from HDFC Bank	803,467		836,404	
	Less: Current Maturities of long term debt (secured against hypothecation of Verna and i10)	360,774	442,692	357,681	478,723
			442,692		478,723
"5"	<u>Short Term Borrowings</u>				
	Loans repayable on Demand	-	-	-	-
	<u>Unsecured Loans and Advances</u>				
	From Directors & their relatives		(Unsecured, Considered Good)		
	-Dilip Kumar Sah	1,200,000		1,202,000	
	-Sweta Kumari	-		-	
	-Kiran Singh	4,000,000		4,010,000	
		5,200,000		5,212,000	
"6"	<u>Other Current Liabilities</u>				
	Current Maturities of long term debt	360,774		357,681	
	<u>Other Payables</u>				
	Advance Received against Land	32,392,071		31,853,175	
	Liabilities for Expenses				
	Audit Fees Payable	4,500		4,500	
	Filing Fees Payable	-		-	
	For Expenses		32,757,345		32,215,366
"7"	<u>Short Term Provisions</u>				
	Provision for Taxation				
	Balance at the beginning of the year	350,230		596,400	
	Add : Addition during the year	26,040		46,810	
	Less : Deduction during the year	-		292,980	
	<u>Balance at the Closing of the Year</u>	376,270		350,230	

For and on behalf of the Board
Maa Land Developers Private Limited



Saroj Kumar Giri
Director
DIN: 05273143

Niraj Kumar Singh
Director
DIN: 0736165

Place: Kolkata
Date : 3th November, 2021



MAA LAND DEVELOPERS PRIVATE LIMITED

NOTE NO.
"8"

Property, Plant and Equipment

PARTICULARS	Gross Carrying Amount as on 01.04.2020		Disposals	Gross Carrying Amount as on 31.03.2021	Depreciation / Amortization as on 01.04.2020	Depreciation / Amortization For the Year	Deprn. Adjustment	Depreciation / Amortization as on 31.03.2021	Net Carrying Amount for the Year ended 31.03.2021	Net Block for the year ended 31.03.2020
	Additions	Disposals								
i) Tangible Assets										
<u>Car- Bolero</u>	793,436	-	-	793,436	702,275	27,932	-	730,207	63,229	91,161
<u>Car10</u>	819,678	-	-	819,678	478,641	104,494	-	583,135	236,543	341,037
<u>Car-Verna</u>	1,052,367	-	-	1,052,367	701,216	107,593	-	808,808	243,559	351,151
<u>Air Conditioner</u>	34,500	-	-	34,500	31,823	1,206	-	33,029	1,471	2,677
<u>Coffee Machine</u>	15,600	-	-	15,600	14,391	545	-	14,935	665	1,208
<u>Furniture & Fixture</u>	737,150	-	-	737,150	521,064	55,945	-	577,009	160,141	216,086
<u>Computer</u>	31,900	-	-	31,900	25,644	2,502	-	28,146	3,754	6,256
Total	3,484,631	-	-	3,484,631	2,475,053	300,217	-	2,775,270	709,361	
Previous Year	3,484,631	-	-	3,484,631	2,046,159	428,894	-	247,053	1,009,578	

- 1) There is no impairment or reversal of impairment of assets during the year
- 2) There is no acquisition of assets through business combinations or through other adjustment during the year
- 3) There is no increase/decrease/write off of assets under reduction of capital or revaluation of assets during the year.

For and on behalf of the Board
Maa Land Developers Private Limited


Maa Land Developers Private Limited
 Satraj Kumar Giri Director
 DIN: 05273143
 Niraj Kumar Singh Director
 DIN: 07826165

Place: Kolkata
 Date : 5th November, 2021



MAA LAND DEVELOPERS PRIVATE LIMITED

Note no. "1" to "18" annexed to and forming part of accounts

31-Mar-21

(' in Actual)

NOTE NO.	PARTICULARS	31-Mar-21		31-Mar-20	
		Amount	Amount	Amount	Amount
"9"	Deferred Tax Assets (net)				
	Opening Deferred Tax Asset/(Liability)		255,619		
	Fixed Assets				
	W.D.V. as per Income Tax Act	1,726,726		1,992,729	
	Net Fixed Assets as per Accounts	709,361		1,009,578	
	Timing Difference		1,017,365		983,151
	Unabsorbed Depreciation				
	Business Loss				
	Closing Deferred Tax Asset/(Liability)		264,515		255,619
"10"	Inventories	Mode of Valuation			
	Stock-In-Trade	Lower of Cost and NRV		8,687,980	7,787,900
				<u>8,687,980</u>	<u>7,787,900</u>
"11"	Trade Receivables				
i)	<u>Secured, Considered Good</u>				
	Debts exceeding six Months				
	Other Debts				
ii)	<u>Unsecured, Considered Good</u>				
	Debts exceeding six Months				
	Other Debts				
			<u>—</u>		<u>—</u>
"12"	Cash & Cash Equivalents				
i)	<u>Bank Balance</u>				
	Current Account with Scheduled Banks	12,068		24,090	
ii)	<u>Cash on hand (As certified by the management)</u>				
		52,475		53,975	
		<u>64,543</u>		<u>78,065</u>	
"13"	Other Current Assets				
	Advance for Land	28,819,415		28,819,415	
	Advance for Performance	1,880,000		1,895,000	
	Deposit for Office	100,000		100,000	
	TCS		155,182		155,182
	Advance Tax & TDS		<u>30,954,597</u>		<u>30,969,597</u>

For and on behalf of the Board
Maa Land Developers Private Limited


 Saroj Kumar Giri
 Director
 DIN: 05273143
 Niraj Kumar Singh
 Director
 DIN: 07826165

Place: Kolkata
Date : 5th November, 2021



MAA LAND DEVELOPERS PRIVATE LIMITED

31-Mar-21

Note no. "1" to "18" annexed to and forming part of accounts

(` in Actual)

NOTE		<u>31-Mar-21</u>	<u>31-Mar-20</u>
<u>NO.</u>	<u>PARTICULARS</u>		
<u>"14"</u>	<u>Income</u>	<u>31-Mar-21</u>	<u>31-Mar-20</u>
	a) Sale of Land	2,015,496	9,883,900
		<u>2,015,496</u>	<u>9,883,900</u>
<u>"15"</u>	<u>Changes in Inventories of Stock-In-Trade</u>		
	Stock-In-Trade		
	Opening Stock	7,787,900	11,763,665
	Less: Closing Stock	8,687,980	7,787,900
		<u>(900,080)</u>	<u>3,975,765</u>
<u>"16"</u>	<u>Employees Benefit Expenses</u>		
	Salary & Wages	537,168	438,000
	Bonus	-	
	Staff Welfare Expenses		
		<u>537,168</u>	<u>438,000</u>
<u>"17"</u>	<u>Other Expenses</u>		
	Bank Charges	38,622	25,307
	Car Insurance	-	32,373
	Car Loan Interest	8,595	95,094
	Interest On Income Tax	-	35,303
	Business Promotion Event	-	25,000
	Office Maintenance	49,564	46,249
	Printing & Stationery	-	20,820
	Travelling Expenses	25,007	15,000
	Auditor's Remuneration	-	-
	- As Statutory Audit	4,500	4,500
	- As Tax Audit	-	-
		<u>126,288</u>	<u>299,645</u>

For and on behalf of the Board
Maa Land Developers Private Limited



Niraj Kumar Singh
Director
DIN: 07826165

Place: Kolkata
Date : 5th November, 2021



MAA LAND DEVELOPERS PRIVATE LIMITED

Note No. "18" Other Significant Notes

31-Mar-21

18.1. Related Party Transaction as per Accounting Standard -18

Nature of Transaction	Name	Related Party Description	31-Mar-21	31-Mar-20
Loan Received	Mrs. Kiran Singh	Director during the year	4,000,000	4,010,000
Loan Received	Mr. Dilip Kumar Sah	Relative of Director	1,200,000	1,202,000
Loan Received	Sweta Kumari	Common Director	-	-
Advance for Supply	Brain Gateway Limited	Common Director	1,880,000	1,895,000
		Total	7,080,000	7,107,000

18.2. The figures of previous years has been regrouped, re-arranged and reclassified wherever necessary to conform with the current year's classification.

18.3. Earning Per Share (Basic) as per Accounting Standard-20

Description	31-Mar-21	31-Mar-20
Profit / (Loss) after taxation as per statement of Profit & Loss	60,239	283,405
Weighted No. of Equity Shares Outstanding	30,000	30,000
Nominal Value of Shares	10	10
Earning Per Share (Basic)	2.01	9.45

Disclosure of Diluted EPS is not applicable to this Company.

18.5. Estimated amount of contract remaining to be executed on Capital Account & not provided for.

Nil

18.6. Value of Imports during the year.

Nil

18.7. Contingent Liabilities.

Nil

18.8. Earnings/Expenditure in Foreign currency

Nil

18.9. In March, 2020, the World Health Organisation declared Covid-19 a global pandemic. Consequent to this the, Government of India declared a nation-wide lock-down from March 24th, 2020, which has impacted the normal business operation of the company. The Company has assessed the impact of this pandemic on its business operations and has considered all the relevant internal and external information available upto the date of the approval of these financial statements, to determine the impact on the Company's revenue from operations from foreseeable future and the recoverability and carrying value of certain assets. The impact of Covid-19 pandemic on the overall economic environment being uncertain may affect the underlying assumptions and estimates used to prepare company's financial statements. The Company has resumed its business activities in line with the guidelines issued by the Government Authorities. However, the Company does not expect any challenges in its ability to continue as going concern or meeting its financial obligations. As the situation is unprecedented, while the lock-down is being lifted gradually, the company is closely monitoring the situation as it is evolving.

Signatures to Notes No. "1" to "18" forming part of the Balance Sheet and Profit & Loss Statement.

For Beriwal & Associates

Firm Registration No. 327662E

Chartered Accountants

S. D. 1
Sunil Beriwal

Proprietor

M No. 055302

UDIN: 21055302AAACLH1333



For and on behalf of the Board
Maa Land Developers Private Limited

S. D. 1
Saroj Kumar Giri
Director
DIN: 05273143

Niraj Kumar Singh
Director
DIN: 07826165

Place: Kolkata

Date : 5th November, 2021