



Affidavit cum Declaration of **Mr. Kajod Mal Chaudhary**, Authorized Signatory of the proposed project vide their board resolution dated – 11/12/2023

Bhumija Empire LLP Address: - Plot No 1 to 4, 702 UDB Indus, Uday Nagar -B, Mansarover, Jaipur Rajasthan, 302021 IN Through its Authorized Signatory **Mr. Kajod Mal Chaudhary** S/o **Ramdhan Chaudhary**, Age 33, (Aadhar No.-XXXX-XXXX-9857), do hereby solemnly declare, undertake and state as under:

1. That our project “**BHUMIJA ARPAN** ” Situated at Khasra No. 423, 878/421, 866/430, 875/432, 871/431, 873/431, 884/869, 880/349, 882/420 at Village Bhambhor, Tehsil- Jaipur Dist. –Jaipur, Rajasthan is our new project.
2. That we have not accepted any advance/booking payment from allottees towards the booking of Plot/ apartment till the date of signing this declaration and even will not take till the time we get our RERA Registration Number.
3. That if any contradiction arises in future the deponent will be responsible for it.

For **BHUMIJA EMPIRE LLP**

 Deponent
 Designated Partner

Verification

Bhumija Empire LLP Address: - Plot No 1 to 4, 702 UDB Indus, Uday Nagar -B, Mansarover, Jaipur Rajasthan, 302021 IN Through its Authorized Signatory **Mr. Kajod Mal Choudhary** S/o **Ramdhan Chaudhary**, do hereby verify that the content in para No.1 to 3 of my above affidavit cum declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Jaipur on this

For **BHUMIJA EMPIRE LLP**


 Deponent
 Designated Partner

Date: 21/12/23

Place: Jaipur



ATTORNEY
 NOTARY PUBLIC
 BHANWAR SINGH

21/12/23

क्र.सं 6.5.1.5 दिनांक 18/12/2023

मुद्राक का मूल्य :- 100/-

क्रेता का नाम :- भूमिजा एम्पायर एल एल पी

पिता/पति का नाम :-

निवास स्थान :- 1 दू 4, फ्लेट नं 702, यूडीबी इंडस, उदय नगर-बी, मानसरोवर, जयपुर

खरीदने का आशय :- शपथपत्र

मोहित कुमार शर्मा

स्टाम्प ला. नं. 75/11

15, बजुरंग द्वार, मैन कालवाड़ रोड
झोटवाड़ा, जयपुर, राज०

Vimal

हस्ताक्षर स्टाम्प क्रेता

आधार नं 0
मो०

राजस्थान स्टाम्प अधिनियम, 1998 के अन्तर्गत
स्टाम्प राशि पर प्रभारित अधिभार

- आधारभूत अवसंरचना सुविधाओं हेतु
(धारा 3-क) -10% रु 10/-
- गाय और उसकी नस्ल के संरक्षण और संवर्धन
हेतु (धारा 3-ख) / प्राकृतिक आपदाओं एवं मानव
निर्मित आपदाओं के निवारण हेतु :- 20% रु 20/-
कुल योग 30/-

Mohit

हस्ताक्षर स्टाम्प वन्डर

मोहित कुमार शर्मा ला. 75/11



Bhumija Empire LLP Address: - Plot No 1 to 4, 702 UDB Indus, Uday Nagar -B, Mansarover, Jaipur Rajasthan, 302020 IN Through its Authorized Signatory Mr. **Kajod Mal Chaudhary** S/o **Ramdhhan Chaudhary**, Age 33, (Aadhar No.-XXXX-XXXX-9857), duly authorized by the promoter of the proposed project, on behalf of Company, do hereby solemnly declare, undertake and state as under:

1. That the promoter has opened a separate bank account for the project "BHUMIJA ARPAN" Situated at Khasra No. 423, 878/421, 866/430, 875/432, 871/431, 873/431, 884/869, 880/349, 882/420 at Village Bhambhor, Tehsil- Jaipur Dist. -Jaipur, Rajasthan in compliance with and as part of the provision of Real Estate (Regulation and Development) Act, 2016 and rules made there under, the details of which are mentioned hereunder:

S.No.	Particulars	Details
1.	Name of Bank Account Holder	BHUMIJA EMPIRE LLP
2.	Name of Bank	ICICI BANK
3.	Bank Account Number	542105000025
4.	IFSC Code	ICIC0005421
5.	Bank Address	33/12 SHIPRA PATH, MANSAROVER, JAIPUR, Rajasthan 302020

Page 1 of 2

For **BHUMIJA EMPIRE LLP**

Designated Partner



ATTACHED
NOTARIZED
BHAWAR SINGH
21/12/23

18 DEC 2023

क्र.सं. 65-18 दिनांक 18.12.2023

मुंद्राक का मूल्य :— 100/-

क्रेता का नाम :— भूमिजा एम्पायर एल एल पी

पिता/पति का नाम :—

निवास स्थान :— 1 टू 4, फ्लेट नं 702, यूडीबी इंडस, उदय नगर—बी, मानसरोवर, जयपुर

खरीदने का आशय :— शपथपत्र

मोहित कुमार शर्मा
स्टाम्प 1 ला. 75/11

15, बजरंग द्वार, मैन कालवाड़ रोड
झोटवाड़ा, जयपुर, राज०

Vimal

हस्ताक्षर स्टाम्प क्रेता

आधार नं 0

मो 0

राजस्थान स्टाम्प अधिनियम, 1998 के अन्तर्गत
स्टाम्प राशि पर प्रभारित अधिभार

1. आधारभूत अवसंरचना सुविधाओं हेतु
(धारा 3-क) 10% रु 10/-

2. गाय और उसकी नस्ल के संरक्षण और संवर्धन
हेतु (धारा 3-ख) / प्राकृतिक आपदाओं एवं मानव
निर्मित आपदाओं के निवारण हेतु :— 20% रु 20/-

कुल योग 30/-

Vimal
हस्ताक्षर स्टाम्प योग्य

मोहित कुमार शर्मा ला. 75/11

2. Further, I declare on behalf of the promoter, that any amount withdrawn from the designated aforesaid bank account shall be used only for our aforesaid project "**BHUMIJA ARPAN**"
3. Further, I declare on behalf of the promoter, that bank account shall not be shared for any other Real Estate Project or for any other purpose.

For Bhumija Empire LLP
For **BHUMIJA EMPIRE LLP**

Date: 21/12/23
Place: Jaipur

Kajod
Designated Partner
Kajod Mal Chaudhary
(Designated Partner)

VERIFICATION

I, aforementioned deponent, do hereby verify that the contents in para No. 1 to 3 of above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

For Bhumija Empire LLP
For **BHUMIJA EMPIRE LLP**

Date: 21/12/23
Place: Jaipur

Kajod
Designated Partner
Kajod Mal Chaudhary
(Designated Partner)



Page 2 of 2

ATTESTED
NOTARY PUBLIC
BHANWAR SINGH
21/12/23

Ref. No.

Date : 21/12/2023

TO WHOM SO EVER IT MAY CONCERN

This is with relation to our project “**BHUMIJA ARPAN**” Situated at Khasra No. 423, 878/421, 866/430, 875/432, 871/431, 873/431, 884/869, 880/349, 882/420 at Village Bhambholi, Tehsil- Jaipur Dist. –Jaipur, Rajasthan - will not require NOC of following as per local by laws:-

i)	Fire NOC	-	Not Applicable
ii)	Airport Authority NOC	-	Not Applicable
iii)	Environmental Clearance NOC	-	Not Applicable

For **BHUMIJA EMPIRE LLP**

For **BHUMIJA EMPIRE LLP**


Designated Partner

Kajod Mal Chaudhary
Designated Partner

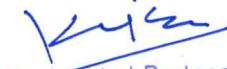
Ref. No.

Date : 21/12/2023

DECLARATION CUM UNDERTAKING

I, Kajod Mal Chaudhary S/o Ramdhan Chaudhary, Authorized Signatory of promoter/ designated Partner Company i.e., M/s "BHUMIJA EMPIRE LLP", do hereby declare that the Water Permission for our project "**BHUMIJA ARPAN**" is not available. We shall intimate the RERA as and when the desired permission/connection is obtained from the Appropriate Authority.

For **BHUMIJA EMPIRE LLP**

For **BHUMIJA EMPIRE LLP**

Designated Partner

Kajod Mal Chaudhary
Designated Partner

Ref. No.

Date : 21/12/2023

DECLARATION OF NO CRIMINAL RECORD

In reference to our project “**BHUMIJA ARPAN**” Situated at Khasra No. 423, 878/421, 866/430, 875/432, 871/431, 873/431, 884/869, 880/349, 882/420 at Village Bhambhor, Tehsil- Jaipur, Dist. –Jaipur, Rajasthan.

Bhumija Empire Address: - Plot No 1 to 4, 702 UDB Indus, Uday Nagar -B, Mansarovar, Jaipur Rajasthan, 302021 IN Through its Authorized Signatory Mr. Kajod Mal Choudhary S/o Ramdhan Choudhary, do hereby solemnly declare that no criminal case is neither pending against me or any of the other Partner of the Company now we have been convicted in any criminal case in the past.

There is no litigation pending against the land and the Project in any court.

Thanking You

For Bhumija Empire LLP

For BHUMIJA EMPIRE LLP


Designated Partner

Kajod Mal Chaudhary
Designated Partner

Ref. No.

Date : 01/12/2023

NON- ENCUMBRANCE CERTIFICATE

It is hereby declare that there is no encumbrance on our project “**BHUMIJA ARPAN**” Situated at Khasra No. 423, 878/421, 866/430, 875/432, 871/431, 873/431, 884/869, 880/349, 882/420 at Village Bhambhor, Tehsil- Jaipur Dist. – Jaipur, Rajasthan and land of project is free from all encumbrances.

Thanking You

For **BHUMIJA EMPIRE LLP**

For **BHUMIJA EMPIRE LLP**



Designated Partner

Kajod Mal Chaudhary

Designated Partner

Ref. No.

Date : 21/12/23

DECLARATION

M/S Bhumija Empire LLP Through its Authorized signatory Mr. Kajod Mal Choudhary S/o Ramdhan Choudhary regarding our project "**BHUMIJA ARPAN**" Situated at Khasra No. 423, 878/421, 866/430, 875/432, 871/431, 873/431, 884/869, 880/349, 882/420 at Village Bhambhori, Tehsil- Jaipur Dist. -Jaipur, Rajasthan declare that we have not appointed Real Estate Agent, Contractor, HVAC consultants, Plumbing consultants and till date. As soon as we will appoint the same we will inform to RERA Authority before completion of project.

Appoint Consultant Details Are Mention Under

1. Charted Accountant

Name- Navin Kumar Khandelwal

E-Mail- Navinkhatoria@gmail.com

Contact Address- P N 156, Keshav Marg, Krishna Sarovar, Mansarovar, Jaipur

2. Engineer

Name- Rahul Kumar

E-Mail- rahul.gdcl@gmail.com

Contact Address- 1, BARKAT NAGAR, TONK PHATAK JAIPUR 302015

3. Architect

Name- Baljinder Singh

E-Mail- krassociate.07@gmail.com

Contact Address- Ground Floor in royal Helmat, Malviya Nagar, Jaipur

For **Bhumija Empire LLP**


Designated Partner

Kajod Mal Choudhary
Designated Partner

Ref. No.

Date : 21/12/2023

CERTIFIED TRUE COPY OF THE RESOLUTION PASSED AT THE MEETING OF DESIGNATED PARTNERS OF BHUMIJA EMPIRE LLP HELD ON MONDAY, 11TH DAY OF DECEMBER 2023, AT THE REGISTERED OFFICE OF THE LLP SITUATED AT P.NO.01 TO 04, F.NO.702, UDB INDUS, UDAY NAGAR-B, MANSAROVAR, JAIPUR-302020 (RAJASTHAN) AT 05.00 P.M.

AUTHORIZATION TO MR. KAJOD MAL CHOUDHARY FOR RERA REGISTRATION.

RESOLVED THAT the consent of the board of LLP partners be and is hereby accorded to authorize **Mr.Kajod Mal Choudhary (DIN-09304886)**, Designated partner of the LLP for execution of agreements, Signing papers, Undertakings, affidavits and to move and file any other essential documents as may be considered necessary for obtaining registration of the Project "BHUMIJA ARPAN" situated at Village Bhambhor, Tehsil-Kalwar and District Jaipur Bearing Khasra No.423, 866/430, 871/431, 873/431, 875/432, 878/421, 880/349, 882/420 and 884/869 under "The Real Estate (Regulation and Development Act),2016" ("RERA DEPARMENT") in the state of rajasthan for and on behalf of the llp.

RESOLVED FURTHER THAT Mr. Kajod Mal Choudhary (DIN:09304886), Designated partner of the LLP be and is hereby also authorized to do all such acts, deed and things which may be considered incidental and necessary for giving effect to the aforesaid resolution.

CERTIFIED TO BE TRUE

FOR BHUMIJA EMPIRE LLP

For BHUMIJA EMPIRE LLP



Designated Partner

GANGA SINGH TANWAR

DESIGNATED PARTNER

DIN: 06598529

For BHUMIJA EMPIRE LLP



Designated Partner

KAJOD MAL CHOUDHARY

DESIGNATED PARTNER

DIN: 09304886

FORM-A
[see rule 3(2)]
APPLICATION FOR REGISTRATION OF PROJECT

To
The Real Estate Regulatory Authority
Jaipur, Rajasthan

Sir,

I/We hereby apply for the grant of registration of our project to be set up bearing Khasra No. 423, 878/421, 866/430, 875/432, 871/431, 873/431, 884/869, 880/349, 882/420 at Village- Bhambhori, Tehsil- Jaipur Dist. -Jaipur, Rajasthan 302012

1. The requisite particulars are as under:-

A. Promotor Details:

- (i) Status of the applicant : **Limited Liability Partnership**
- (ii) In case of LLP:
 - (a) Name: **Bhumija Empire LLP**
 - (b) Address: Plot No 1 to 4, 702 UDB Indus, Uday Nagar -B, Mansarover, Jaipur Rajasthan, 302020
 - (c) Copy of registration certificate as firm / society / trust / company / limited liability partnership / competent authority etc:
 - (d) Main objects: **Real Estate Business**
 - (e) Name, photograph and address of chairman/partner/director and authorized person etc.:

Name	Photograph	Address
Ganga Singh Tanwar (Partner)		Flat No- 702 7 th Floor Indus Tower, Plot No-1 to 4 22 to 25, Gopalpura bye Pass, Udaipur-B, Jaipur, Rajasthan 302020.
Kajod mal Choudhary (Partner)		Plot No. 1 Shiv Shankar Colony Opp. Mansarover Metro Station, Mansarover Jaipur, Rajasthan 302020.

(iii) PAN Number of the LLP/Promoter: **AAVFB3988N**

(iv) Name and address of the bank or banker with which account in terms of sub-clause (D) of clause (I) of sub-section (2) of section 4 of the Real Estate (Regulation and Development) Act, 2016 will be maintained :

Detail of Bank Accounts:-

Bank Name	ICICI BANK
Account Name	BHUMIJA Empire LLP
Account No.	542105000025
IFSC Code	ICIC0005421
Branch Name	33/12 SHIPRA PATH, MANSAROVER, JAIPUR, Rajasthan 302020

(v) Details of project land is mentioned below:

Project Name	BHUMIJA ARPAN
Khasra No.	Khasra No. 423, 878/421, 866/430, 875/432, 871/431, 873/431, 884/869, 880/349, 882/420 at Village- Bhambhori, Tehsil- Jaipur Dist. -Jaipur, Rajasthan
Address	Village- Bhambhori, Tehsil- Jaipur Dist. -Jaipur, Rajasthan
Total Project Area (Sq. Mtrs.)	99890.04 Sq. Mtr
Saleable Area (Sq. Mtrs.)	55402.36 Sq. Mtrs.
Open Area (Sq. Mtrs.)	44487.68 Sq. Mtrs.

(vi) Brief details of the projects launched by the promoter in the last five years, whether already completed or being developed, as the case may be, including the current status of the said projects, any delay in its completion, details of cases pending related to project land, details of type of land and payments pending etc.

- BHUMIJA PRANGAN BLOCK-A (RERA Reg. No.: **RAJ/P/2022/2029**): Complete
- BHUMIJA ALANKAR (RERA Reg. No. : **RAJ/P/2023/2808**) Running

(vii) Agency to take up external development works ~~Local Authority~~ / Self Development: N.A.

(viii) Registration fee by way of a demand draft/bankers cheque dated drawn on bearing number for an amount of Rs./- calculated as per sub-rule (3) of rule 3 of the Rajasthan Real Estate (Regulation and Development) Rules, 2017 or through online payment as the case may be.....(give details of online payment such as transaction number, date etc.):

(ix) Any other information the applicant may like to furnish. N.A.

2. I/we enclose the following documents in triplicate, namely:-

- authenticated copy of the PAN card of the promoter: Enclosed
- audited balance sheet of the promoter for the preceding financial year: Attached
- copy of the legal title deed reflecting the title of the promoter to the land on which the real estate project is proposed to be developed along with legally valid documents for chain of title with authentication of such title: Enclosed
- the details of encumbrances on the land on which development is proposed including any rights, title, interest or name of any party in or over such land along with details: N.A.
- Where the promoter is not the owner of the land on which development is proposed details of the consent of the owner of the land along with a copy of the collaboration agreement, development agreement, joint development agreement or any other agreement, as the case may be, duly executed, entered into between the promoter and such owner and copies of title and other documents reflecting the title of such owner on the land proposed to be developed: N.A.

- (vi) an authenticated copy of the approvals and commencement certificate (wherever required under local law) from the competent authority obtained in accordance with the laws as may be applicable for the real estate project mentioned in the application, and where the project is proposed to be developed in phases, an authenticated copy of the approvals and commencement certificate (wherever required under local law) from the competent authority for each of such phases: Not Available
- (vii) the sanctioned plan, layout plan and specifications of the proposed project or the phase thereof, and the whole project as sanctioned by the competent authority: Enclosed
- (viii) the plan of development works to be executed in the proposed project and the proposed facilities to be provided thereof including fire-fighting facilities, drinking water facilities (wherever applicable) emergency evacuation services, use of renewable energy: N.A.
- (ix) the location details of the project, with clear demarcation of land dedicated for the project along with its boundaries including the latitude and longitude of the end points of the project: Enclosed
- (x) Performa of the allotment letter, agreement for sale, and the conveyance deed proposed to be executed with the allottees: Enclosed
- (xi) the number, type and the carpet area of apartments for sale in the project along with the area of the exclusive balcony or verandah areas and the exclusive open terrace areas with the apartment, if any: N.A.
- (xii) the number and areas of garage for sale in the project: N.A.
- (xiii) the number of parking areas in each type of parking such as open, basement, stilt, mechanical parking etc. available in the real estate project: N.A.
- (xiv) the names and addresses of his real estate agents, if any, for the proposed project: N.A.
- (xv) the names and addresses of the contractors, architect, structural engineer, if any and other persons concerned with the development of the proposed project: N.A.
- (xvi) a declaration in Form-B. Enclosed

(Note: If any of the above items is not applicable write "N.A." against the appropriate items)

3. I/We enclose the following additional documents and information regarding ongoing projects, as required under rule 4 of the Rajasthan Real Estate (Regulation and Development) Rules, 2017 and other provisions of the Act, rules and regulations made thereunder, namely:-
 - (i) N.A.
 - (ii) N.A.
 - (iii) N.A.
4. I/We solemnly affirm and declare that the particulars given in herein are correct to my /our knowledge and belief.

For BHUMIJA EMPIRE LLP Yours faithfully,


Designated Partner

Date: 21.12.2023

Place: Jaipur

Signature and seal of the applicant(s)

BHUMIJA EMPIRE LLP
REG. ADDRESS - P.No. 1 TO 4, F.No. 702, UDB INDUS, UDAY NAGAR - B, MANSAROVAR, JAIPUR, RAJASTHAN - 302020
LLPIN - AAY-4359

Balance Sheet as at 31st March, 2023

Particulars		Note No.	Figures as at the end 31st March 2023	Figures as at the end 31st March 2022
I. Contribution and Liabilities				
(1) Partner's Fund		2	1,24,36,433.77	51,13,256.04
(a) Partners Capital				
			1,24,36,433.77	51,13,256.04
(2) Non-current liabilities		3		
(a) Long-term borrowings			-	-
(b) Deferred tax liabilities (Net)			-	-
(c) Other Long term liabilities			-	-
(d) Long-term provisions			-	-
(3) Current liabilities		4		
(a) Short-term borrowings		5	-	
(b) Trade payables		6	14,51,45,105.00	5,54,05,515.00
(c) Other current liabilities		7	1,50,925.00	5,64,666.00
(d) Short-term provisions			14,82,279.00	
			14,67,78,309.00	5,59,70,181.00
TOTAL EQUITY AND LIABILITIES			15,92,14,742.77	6,10,83,437.04
II. Assets				
(1) Non-current assets		8		
(i) Property Plant & Equipment and intangible assets			60,92,657.00	
(i) Property Plant & Equipment			-	-
(ii) Intangible assets			-	-
(iii) Capital work-in-progress			-	-
(iv) Intangible assets under development			-	-
(b) Non-current investments			-	-
(c) Deferred tax assets (net)			-	-
(d) Long-term loans and advances			-	-
(e) Other non-current assets			-	-
			1,54,000.00	-
			62,46,657.00	-
(2) Current assets		9		
(a) Current investments		10	14,73,84,415.05	6,10,34,854.00
(b) Inventories		11	-	-
(c) Trade receivables		12	31,53,470.72	48,383.04
(d) Cash and cash equivalents		13	24,30,200.00	200.00
(e) Short-term loans and advances			15,29,68,085.77	6,10,83,437.04
(f) Other current assets				
TOTAL ASSETS			15,92,14,742.77	6,10,83,437.04
Summary of Significant Accounting Policies and Contingent liabilities and commitments		1		
<i>The accompanying notes form an integral part of these financial statements</i>				

As per our Report of even date attached

For H M R & ASSOCIATES
Chartered Accountants
(FRN - 039613N)

Hitesh Kumar Khandelwal
Partner
M.No. 428675
UDIN: 0308863

Date: 04/09/2023
Place: Jaipur

For and on behalf of
BHUMIJA EMPIRE LLP

Ganga Singh Tanwar
Designated Partner
DIN: 06598529

Kajod Mal Choudhary
Designated Partner
EMLAW LLP

For BHUMIJA EMPIRE LLP

ANSWER

Designated Partner

For BHUMIJA EMPIRE LTD

Kris
esignated Partner

BHUMIJA EMPIRE LLP

REG. ADDRESS - P.No. 1 TO 4, F.No. 702, UDB INDUS, UDAY NAGAR - B, MANSAROVAR, JAIPUR, RAJASTHAN - 302020
LLPIN - AAY-4359

Statement of Profit and Loss for the Year ending 31st March 2023

(In ₹)

Particulars	Note No.	Figures as at the end 31st March 2023	Figures as at the end 31st March 2022
I. Revenue from Operations			
II. Other Income	14	10,33,46,815.00	-
III. Total Income (I + II)	15	19.00	-
		10,33,46,834.00	-
IV. Expenses:			
Cost of Project Development Expenses	16	6,47,70,512.84	3,14,734.00
Purchases of Stock-in-Trade	17	10,33,33,703.00	6,07,75,980.00
Changes in inventories of Stock-in-Trade			
Employee Benefits Expense	18	(8,63,49,561.05)	(6,10,34,854.00)
Finance Costs	19	31,77,179.00	-
Depreciation and Amortisation Expense	8(a)	498.48	12.96
Other Expenses	20	8,13,882.00	-
Total expenses		1,29,73,163.00	61,071.00
		9,87,19,377.27	116943.96
V. Profit before Exceptional and Extraordinary Items and Tax (III - IV)			
VI. Exceptional Items		46,27,456.73	(1,16,943.96)
VII. Profit before Extraordinary Items and Tax (V - VI)		46,27,456.73	(1,16,943.96)
VIII. Extraordinary Items		0.00	0.00
IX. Profit before Tax (VII- VIII)		46,27,456.73	(1,16,943.96)
X. Tax Expense:			
a) Income Tax Provision for Current Year		14,07,279.00	0.00
b) Deferred Tax Liability		-	-
XI. Profit/(Loss) for the Period from Continuing Operations (VII-VIII)		32,20,177.73	(1,16,943.96)
XII. Profit/(Loss) from Discontinuing Operations		0.00	0.00
XIII. Tax Expense of Discontinuing Operations		0.00	0.00
XIV. Profit/(Loss) from Discontinuing Operations (after tax) (XII-XIII)		0.00	0.00
XV. Profit (Loss) for the period (XI + XIV)		32,20,177.73	(1,16,943.96)

The accompanying notes form an integral part of these financial statements
As per our Report of even date attached.

For H M R & ASSOCIATES
Chartered Accountants
(FRN - 039613N)

G. Khandelwal

Hitesh Kumar Khandelwal
Partner
M.No. 428675
UDIN: 23428675 B92PEA9104

Date: 04/09/2023
Place: Jaipur



For and on behalf of
BHUMIJA REALSQUARE LLP

Ganga Singh Tanwar
Designated Partner
DIN - 06598529

Kajod Mal Choudhary
Designated Partner
DIN-09304886

For BHUMIJA EMPIRE LLP

Tanwar
Designated Partner

For BHUMIJA EMPIRE LLP

K. M. Choudhary
Designated Partner

BUMIJA EMPIRE LLP

[LLPIN: AAP-4359]

Notes to financial statements for the year ended 31st March, 2023

Note : 1

SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

• Basis of preparation of financial statements

The financial statements of the LLP are prepared In accordance with Indian generally accepted accounting principles in India (Indian GAAP). The LLP has prepared these financial statements to comply in all material respects with the accounting standards issued by The Institute of Chartered Accountants of India. The financial statements have been prepared on an accrual basis and under the historical cost convention. The accounting policies adopted in the preparation of financial statements are consistent with those of previous year, except as change in accounting policies, if mentioned here under.

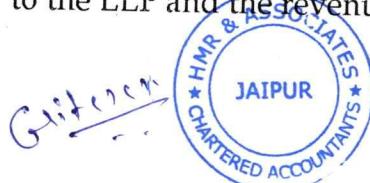
• Use of estimates

In preparation of financial statements confirming to GAAP requirements, certain estimates and assumptions are essentially required to be made, with respect to items such as provision for doubtful debts, future obligations under employee retirement benefit plans, income taxes and useful life period of fixed assets. Due care and diligence have been exercised by the management in arriving at such estimates and assumptions since, they may directly affect, the reported amounts of income and expenses during the period, as well as the balances of assets and liabilities, including those which are contingent in nature, as at the date of reporting of the financial statements.

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 circumstance s 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.

• Revenue recognition

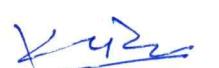
Revenue is recognized to the extent that it is probable that the economic benefits will flow to the LLP and the revenue can be reliably measured.



For BHUMIJA EMPIRE LLP


Designated Partner

For BHUMIJA EMPIRE LLP


Designated Partner

BUMIJA EMPIRE LLP

[LLPIN: AAP-4359]

Notes to financial statements for the year ended 31st March, 2023

➤ Interest

Interest income is recognized on a time proportion basis taking into account the amount outstanding and the applicable interest rate. Interest income is included under the head "other income" in the statement of profit and loss.

• Fixed Assets

Tangible and intangible fixed assets are stated at cost of acquisition (net of CENVAT, wherever is applicable) less accumulated depreciation. Cost is inclusive of freight, duties, levies and any directly attributable cost of bringing the assets to their working condition for intended use. Direct costs are capitalized till the assets are ready to be put to use. Interest on borrowings, wherever is applicable, attributable to new projects is capitalized and included in the cost of fixed assets as appropriate. Any trade discounts and rebates are deducted in arriving at the purchase price.

Subsequent expenditure related to an item of fixed asset is added to its book value if it increases the future benefits from the existing asset beyond its previously assessed standard of performance. All other expenses on existing fixed assets, including day-to-day repair and maintenance expenditure and cost of replacing parts, are charged to the statement of profit and loss for the period during which such expenses are incurred.

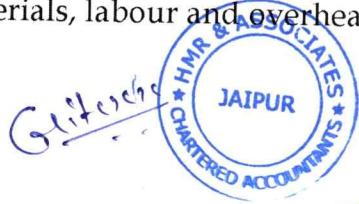
• Depreciation and amortization

Depreciation on Fixed Assets is provided to the extent of depreciable amount on the written down value (WDV) method. Depreciation on assets acquired during the year is recognized on a pro-rata basis to the statement of profit and loss till the date of acquisition/sale.

Amortization in respect of intangible fixed assets has been provided on the basis of guidelines provided in AS-26.

• Inventories

Stock of land and work in progress are valued at cost. Cost includes direct materials, labour and overheads incurred till the close of the year.



For BHUMIJA EMPIRE LLP


Designated Partner

For BHUMIJA EMPIRE LLP


Designated Partner

BUMIJA EMPIRE LLP

[LLPIN: AAP-4359]

Notes to financial statements for the year ended 31st March, 2023

- **Expenditure**

Expenses are accounted on the accrual basis and provisions are made for all known losses and liabilities.

- **Borrowing costs**

Borrowing cost include interest, amortization of ancillary costs incurred in connection with the arrangement of borrowings and exchange differences arising from foreign currency borrowings to the extent they are regarded as an adjustment to the interest cost.

Borrowings costs directly attributable to the acquisition, construction or production of an asset that necessarily takes a substantially period of time to get ready for its intended use or sale are capitalized as part of the cost of the respective assets. All other borrowing costs are expensed in the period they occur.

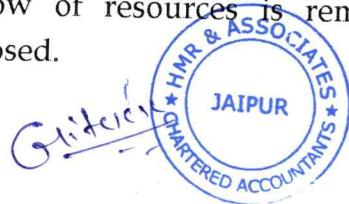
- **Events occurring after the date of balance sheet**

Material events occurring after the date of balance sheet is not taken into cognizance.

- **Provisions, Contingent Liabilities and Contingent Assets**

A provision is recognized when the LLP has a present obligation as a result of past events; 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.

Contingent liability is disclosed in case of a present obligation arising from past events when it is not probable that an outflow of resources will be required to settle the obligation, or a present obligation when no reliable estimate is possible, or a possible obligation arising from past events where the probability of outflow of resources is remote. Contingent assets are neither recognized nor disclosed.



For BHUMIJA EMPIRE LLP


Designated Partner

For BHUMIJA EMPIRE LLP


Designated Partner

BHUMIJA EMPIRE LLP

REG. ADDRESS - PNO 1 TO 4, F.NO. 702, UDB INDUS, UDAY NAGAR B, MANSAROVAR, Rajasthan 302020
AAY-4359

Notes to Accounts (Forming part of Balance Sheet)

Note No. 2 : Partners Contribution

Part (a)

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
Capital Account		
Ganga Singh Tanwar	19,800.00	19,800.00
Kajod Mal Choudhary	200.00	200.00
	20,000.00	20,000.00
Partners Current Account		
a) Ganga Singh Tanwar		
Opening Balance of Current Account	50,94,425.48	-
Add-Partner's Remunration	30,25,000.00	-
Add - Profit Sharing	31,87,975.95	-1,15,774.52
Add - Capital Introduced	4,21,50,000.00	52,30,200.00
Less - Withdrawal	4,13,25,000.00	20,000.00
Closing Balanc of Current Account	1,21,32,401.43	50,94,425.48
b) Kajod Mal Choudhary		
Opening Balance of Current Account	-1,169.44	-
Add-Partner's Remunration	8,52,500.00	-
Add - Profit Sharing	32,201.78	-1,169.44
Less - Withdrawal	5,99,500.00	-
Closing Balanc of Current Account	2,84,032.34	-1,169.44
Total	1,24,36,433.77	51,13,256.04

Note No. 3 : Long-Term Borrowings

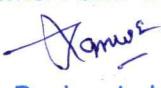
Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
Secured Loans		
(A) from banks	-	-
(B) from other parties	-	-
Unsecured Loans		
(A) From Related Party	-	-
Total	-	-

Note No. 4 : Short-term borrowings

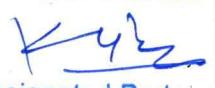
Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
(a) Loans repayable on demand	-	-
(i) from banks (Current Maturity of Loan)	-	-
(ii) from other parties	-	-
(b) Loans and advances from related parties	-	-
Total	-	-



For BHUMIJA EMPIRE LLP


Designated Partner

For BHUMIJA EMPIRE LLP


Designated Partner

Note No. 5 : Trade Payables

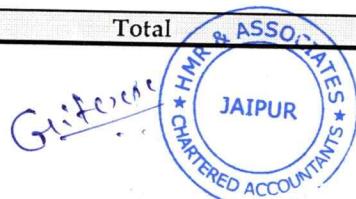
Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
Creditors of Land Purchase Payable to Other Creditors	9,43,14,334.00 5,08,30,771.00	5,53,01,398.00 1,04,117.00
Total	14,51,45,105.00	5,54,05,515.00

Note No. 6 : Other current liabilities

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
TDS Payable Advance Received from Customers	1,50,925.00	5,64,666.00
Total	1,50,925.00	5,64,666.00

Note No. 7 : Short-term provisions

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
Provision for Audit Fees	75,000.00	-
Provision for Income Tax	14,07,279.00	-
Total	14,82,279.00	-



For BHUMIJA EMPIRE LLP

Ramu
Designated Partner

For BHUMIJA EMPIRE LLP

Keya
Designated Partner

BHUMIJA EMPIRE LLP

REG. ADDRESS - P.No. 1 TO 4, F.No. 702, UDB INDUS, UDAYNAGAR - B, MANSAROVAR, JAIPUR, RAJASTHAN - 302020
LLPIN - AAY-4359

Depreciation Chart as per the provisions of the Income Tax Act, 1961

For the Financial Year Ending on 31st March, 2023

Note No. 8(a)

Particulars	Dep. Rate (%)	Net Block As on 01/04/2022	Addition During the Year		Adjustment /sale	Total	Depreciation		Net WDV as on 31.03.2023
			More than 180 days	Below 180 days			ON ABOVE 180 DAYS	ON BELOW 180 DAYS	
(a) Land	0%	-	-	-	-	-	-	-	-
(b) Buildings	10%	-	-	-	-	-	-	-	-
(c) Plant and Equipment	15%	-	21,02,758.00	-	-	21,02,758.00	3,15,413.70	-	-
(d) Furniture and Fixtures	10%	47,43,481.00	-	-	47,43,481.00	4,74,348.00	-	3,75,414.00	17,87,344.00
(e) Vehicle	15%	-	-	-	-	-	-	4,74,348.00	42,69,133.00
(f) Computer	40%	-	60,300.00	For BHUMIJA EMPIRE LLP	-	60,300.00	24,000.00	For BHUMIJA EMPIRE LLP	-
TOTAL		-	69,06,539.00	-	-	69,06,539.00	8,13,881.70	8,13,882.00	60,92,657.00



Designated Partner

Designated Partner

Note No. 8 : Property, Plant & Equipment

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
(a) Land	-	-
(b) Buildings	-	-
(c) Plant and Equipment	17,87,344.00	-
(d) Furniture and Fixtures	42,69,133.00	-
(e) Vehicle	-	-
(h) Computer	36,180.00	-
Total	60,92,657.00	-

Note No. 9 : Inventories

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
Closing Inventory	14,73,84,415.05	6,10,34,854.00
Total	14,73,84,415.05	6,10,34,854.00

Note No. 10 : Trade Receivables

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
(a) Trade Receivables outstanding for a period exceeding six months from the date they are due for payment	-	-
Secured, considered good	-	-
Unsecured, considered good	-	-
(b) Trade Receivables outstanding for a period not exceeding six months from the date they are due for payment	-	-
Secured, considered good	-	-
Unsecured, considered good	-	-
Total	-	-

Trade Receivables ageing schedule for trade receivables outstanding

Particulars	Outstanding for following periods from due date of payment		
	Less than 6 months	6 months - 1 year	1-2 Years
(i) Undisputed Trade Receivables - Considered good	0.00	-	-
(ii) Undisputed Trade Receivables - Considered doubtful	0.00	-	-
(iii) Disputed Trade Receivables - Considered good	0.00	-	-
(iv) Disputed Trade Receivables - Considered doubtful	0.00	-	-

Note No. 11 : Cash and Cash Equivalents

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
(a) Balances with banks	30,68,730.72	48,383.04
(c) Cash in hand	84,740.00	-
Total	31,53,470.72	48,383.04



For BHUMIJA EMPIRE LLP

Designated Partner

For BHUMIJA EMPIRE LLP

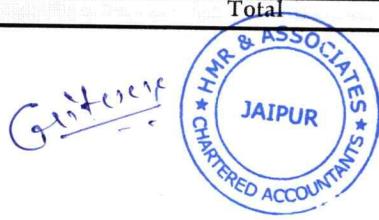
Designated Partner

Note No. 12 : Short-term loans and advances

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
(a) Loans and advances to other Parties		
(i) Secured, considered good;	-	-
(ii) Unsecured, considered good	-	-
Total	-	-

Note No. 13 : Other Current Assets

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
(a) Advance Tax	11,30,000.00	-
(b) Advance Payment to Creditors	13,00,000.00	-
(c) Other Current Assets	200.00	200.00
Total	24,30,200.00	200.00



For BHUMIJA EMPIRE LLP


Designated Partner

For BHUMIJA EMPIRE LLP


Designated Partner

Note No. 14 : Revenue from Operations

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
(a) Sale of Plots and Land	10,33,46,815.00	-
Total	10,33,46,815.00	-

Note No. 15 : Other Income

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
(a) Other non-operating income	19.00	-
Total	19.00	-

Note No. 16 : Purchase of Stock-in-Trade

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
(a) Purchases of Land	10,33,33,703.00	6,07,75,980.00
Total	10,33,33,703.00	6,07,75,980.00

Note No. 17 : Change in Inventories

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
Inventory at the beginning of the year	6,10,34,854.00	-
Inventory at the end of the year	14,73,84,415.05	6,10,34,854.00
Increase or Decrease in Inventory	-8,63,49,561.05	-6,10,34,854.00
Total Inventory at the end of the Year	14,73,84,415.05	6,10,34,854.00

Note No. 18 : Employee Benefit Expenses

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
(i) Salary and Wages	30,25,133.00	-
(ii) Bonus	1,23,970.00	-
(iii) Staff Welfare Expenses	11,576.00	-
(iv) Incentives to Staff	16,500.00	-
Total	31,77,179.00	-

Note No. 19 : Finance Cost

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
i) Bank Charges	498.48	12.96
Total	498.48	12.96



For BHUMIJA EMPIRE LLP

Designated Partner

For BHUMIJA EMPIRE LLP

Designated Partner

Note No. 20 : Other Expenses

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
i) Audit Fees	75,000.00	-
ii) Brokerage on Sales	57,17,331.00	-
iii) Computer Expenses	55,444.00	-
iv) Convynce Expenses	62,912.00	-
v) Interest on TDS	57,686.00	-
vi) Office Expenses	89,428.00	-
vii) Professional and Legal Fees	2,660.00	6,750.00
viii) Eletricity Expenses	2,07,865.00	-
ix) Brokerage Charges	22,488.00	-
x) Sales Promotion and Advertisement Expenses	2,25,085.00	54,321.00
(xi) Interest Expenses	43,760.00	-
(xii) Stamp Paper Expenses	39,000.00	-
(xiii) Servive Charges on Monthly Turnover	9,42,272.00	-
(xiv) Printing Stationary	9,617.00	-
(xv) Power Bills	2,92,488.00	-
(xvi) Penalty on TDS	2,31,000.00	-
(xvii) Partner's Remunration	38,77,500.00	-
(xviii) Other Charges	422.00	-
(xix) Office Rent	7,31,500.00	-
(xx) Office Maintinance Expenses	2,89,705.00	-
Total	1,29,73,163.00	61,071.00

Payment to Auditor

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
a) Audit Fees under LLP Act	45,000.00	-
b) Audit Fees under Income Act	30,000.00	-
Total	75,000.00	-



For BHUMIJA EMPIRE LLP


Designated Partner

For BHUMIJA EMPIRE LLP


Designated Partner

BHUMIJA EMPIRE LLP [LLPIN : AAP-4359]

Notes to financial statements for the year ended 31st March, 2023

Note : 21

• Related party disclosures

Related party disclosure as required by Accounting Standard - 18 "Related Party Disclosures" issued by "Institute of Chartered Accountants of India" are given below:-

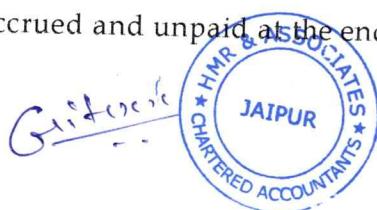
• Related Party transactions

Particulars	Interested as	Nature of transaction	Current Year 2022-23 (Amt. in ')
Ganga Singh Tanwar	Designated Partner	Remuneration	30,25,000/-
Kajod Mal Choudhary	Designated Partner	Remuneration	8,52,500/-
Maa Mehai Construction	Partner Relative	Contract	612408/-
Gajendra Singh Tanwar	Partner Relative	Brokerage	33609/-
Ashok Singh	Partner Relative	Brokerage	3677/-
Bhanwar Lal choudhary	Partner Relative	Brokerage	3677/-
Suman Choudhary	Partner Relative	Salary	147000/-

Note : 22

• Details of dues to micro and small enterprises as defined under the MSMED Act, 2006

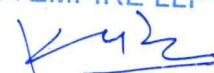
The LLP has not received any intimation from suppliers regarding their status under the Micro, Small and Medium Enterprises Development Act, 2006 and hence disclosure regarding (a) amount due and outstanding to suppliers as at the end of the accounting year, (b) interest paid during the year, (c) Interest payable at the end of accounting year, (d) interest accrued and unpaid at the end of the accounting year, have not been given.



For BHUMIJA EMPIRE LLP


Designated Partner

For BHUMIJA EMPIRE LLP


Designated Partner

BHUMIJA EMPIRE LLP [LLPIN : AAP-4359]

Notes to financial statements for the year ended 31st March, 2023

Note : 23

• Previous year's figures

Previous year financial statement has been regrouped/rearranged whenever necessary.

In terms of our report attached

For H M R & Associates
Chartered Accountants
FRN : 039613N


(Hitesh Kumar Khandelwal
Partner
M. No. : 428675
UDIN: 23428675BGZPEA9104

For BHUMIJA EMPIRE LLP

For and on behalf of
Bhumija Empire LLP
For BHUMIJA EMPIRE LLP


Designated Partner

(Ganga Singh Tanwar) (Kajod mal Choudhary)
Designated Partner Designated Partner
DIN: 06598529 DIN : 09304886


Designated Partner

Place: Jaipur
Date: 04/09/2023