

LATEST DEVELOPERS ADVISORY LIMITED
F.Y. 2013-2014

AUDITOR'S REPORT

To the Members of M/s LATEST DEVELOPERS ADVISORY LIMITED

Report on the Financial Statements

We have audited the accompanying financial statements of M/s LATEST DEVELOPERS ADVISORY LIMITED, which comprise the Balance Sheet as at March 31, 2014, the Statement of Profit and Loss and Cash Flow Statement for the year then ended, and a summary of significant accounting policies and other explanatory information.

Management's Responsibility for the Financial Statements

Management is responsible for the preparation of these financial statements that give a true and fair view of the financial position, financial performance and cash flows of the Company in accordance with the Accounting Standards notified under the Companies Act, 1956 read with the General Circular 15/2013 dated 13th September, 2013 of the Ministry of Corporate Affairs in respect of Section 133 of Companies Act, 2013. This responsibility includes the design, implementation and maintenance of internal control relevant to the preparation and presentation of the financial statements that give a true and fair view and are free from material misstatement, whether due to fraud or error.

Auditor's Responsibility

Our responsibility is to express an opinion on these financial statements based on our audit. We conducted our audit in accordance with the Standards on Auditing issued by the Institute of Chartered Accountants of India. Those Standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

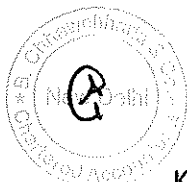
An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the Company's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of the accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

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

Opinion

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

- (a) in the case of the Balance Sheet, of the state of affairs of the Company as at March 31, 2014 ;
- (b) in the case of the Profit and Loss Account, of the Loss for the year ended on that date; and
- (c) in the case of the Cash Flow Statement, of the cash flows for the year ended on that date.



Report on Other Legal and Regulatory Requirements

1. As required by the Companies (Auditor's Report) Order, 2003 issued by the Central Government of India in terms of sub-section (4A) of section 227 of the Act, we give in the Annexure a statement on the matters specified in paragraphs 4 and 5 of the said Order.
2. As required by section 227(3) of the Act, we report that:
 - a) we have obtained all the information and explanations which to the best of our knowledge and belief were necessary for the purpose of our audit;
 - b) in our opinion proper books of account as required by law have been kept by the Company so far as appears from our examination of those books;
 - c) the Balance Sheet, Statement of Profit and Loss and Cash Flow Statement dealt with by this Report are in agreement with the books of account and with the returns received from branches visited by us;
 - d) in our opinion, the Balance Sheet, Statement of Profit and Loss and Cash Flow Statement comply with the Accounting Standards notified under the Companies Act, 1956 read with the General Circular 15/2013 dated 13th September, 2013 of the Ministry of Corporate Affairs in respect of Section 133 of Companies Act, 2013;
 - e) on the basis of written representations received from the directors as on March 31, 2014, and taken on record by the Board of Directors, none of the directors is disqualified as on March 31, 2014, from being appointed as a director in terms of clause (g) of sub-section (1) of section 274 of the Companies Act, 1956;
 - f) since the Central Government has not issued any notification as to the rate at which the cess is to be paid under section 441A of the Companies Act, 1956 nor has it issued any Rules under the said section, prescribing the manner in which such cess is to be paid, no cess is due and payable by the Company.

For **B.Chhawchharia & Co.**
Chartered Accountants
Firm Registration No 305123E



Abhishek Gupta
Partner
Membership No. 529082

Place: New Delhi
Date: 29th May, 2014



LATEST DEVELOPERS ADVISORY LIMITED
ANNEXURE TO THE AUDITORS' REPORT

Referred to in our Report of even date for the year ended 31st March, 2014

- 1) There are no fixed assets in the Company.
- 2) There are no inventories in the Company.
- 3) a) The Company has not granted any loans to companies, firms and other parties covered in the Register maintained under Section 301 of the Companies Act, 1956.
b) The company has taken interest-free unsecured loan from a company covered in the register maintained under Section 301 of the Companies Act, 1956. The maximum amount involved during the year and year-end balance of loan taken from such company is ₹ 300 lacs.
c) In our opinion the rate of interest and other terms and conditions on which loans have been taken from a company listed in the register maintained under Section 301 of the Companies Act, 1956 are, *prima facie*, not prejudicial to the interest of the company.
d) The company is regular in repaying the principal amounts as per stipulation and has been regular in the payment of interest, as applicable.
e) As explained to us, there is no overdue amount of loan taken from the company listed in the register maintained under section 301 of the Companies Act, 1956.
- 4) In our opinion and according to the information and explanations given to us, there are adequate internal control procedures commensurate with the size of the company and the nature of its business with regard to purchases of inventory and with regard to the sale of goods and services. During the course of our audit, we have not observed any continuing failure to correct major weakness in internal controls.
- 5) a) According to the information and explanations given to us, we are of the opinion that the particulars of contracts and arrangements referred to in Section 301 of the Companies Act, 1956 that need to be entered into the register maintained under that Section have been so entered.
b) In our opinion and according to the information and explanations given to us, there are no transactions in pursuance of such contracts or arrangements and aggregating during the year to Rs.5,00,000/- or more in respect of each party.
- 6) In our opinion and according to the information and explanations given to us, the company has not accepted any deposits from the public.
- 7) The requirement to comment on the internal audit system is not applicable on the company.
- 8) The Central Government has not prescribed maintenance of cost records under Section 209(1)(d) of the Companies Act, 1956 for any of the products of the Company.
- 9) a) According to the records of the company, generally the company is regular in depositing with appropriate authorities undisputed statutory dues including provident fund, investor education and protection fund, employees' state insurance, income tax, sales tax, wealth tax, service tax, custom duty, excise duty, cess and other material statutory dues, as applicable, and no such statutory dues were outstanding as at the last day of the financial year under review for a period of more than six months from the date they became payable.
b) According to the information and explanations given to us, no dues of sale tax, income tax, customs duty wealth tax, service tax, excise duty, and cess, as applicable, which have not been deposited on account of any dispute.



- 10) Since the company is registered for a period of less than five years, comment on accumulated losses, losses for the year and immediately preceding financial year is not applicable to the company.
- 11) In our opinion and according to the information and explanations given to us, the company has not defaulted in repayment of dues to a financial institution, bank or debenture holder.
- 12) As per information and explanations provided to us the company has not granted any loans and advances on the basis of security by way of pledge of shares, debentures and other securities.
- 13) The Company is not a chit fund or a nidhi mutual benefit fund/society.
- 14) The company is not dealing or trading in shares, securities, debentures and other investments.
- 15) As per information and explanations provided to us, the company has not given any guarantee for loans taken by others from bank or financial institutions.
- 16) The Company has not taken any Term Loan during the year under review.
- 17) According to the information and explanations given to us and on an overall examination of the balance sheet of the company, we report that the no funds raised on short- term basis have been used for long-term investment.
- 18) The company has not made any preferential allotment of shares to parties and companies covered in the register maintained under section 301 of the Companies Act, 1956.
- 19) During the period covered by our audit report, the company has not issued any debentures.
- 20) The Company has not raised any money by public issue during the year under review.
- 21) According to the information and explanations given to us, no fraud on or by the Company has been noticed or reported during the course of our audit.

For **B.Chhawchharia & Co.**
Chartered Accountants
Firm Registration No 305123E



Abhishek Gupta
Partner
Membership No. 529082

Place: New Delhi
Date: 29th May, 2014



LATEST DEVELOPERS ADVISORY LIMITED
BALANCE SHEET AS AT 31ST MARCH, 2014

Particulars	Notes	AS AT 31.03.2014		AS AT 31.03.2013	
		₹		₹	
<u>EQUITY AND LIABILITIES</u>					
<u>Shareholders' Funds</u>					
Share Capital	1	500,000		500,000	
Reserves & Surplus	2	<u>354,710</u>	854,710	<u>471,433</u>	971,433
<u>Current Liabilities</u>					
Short Term Borrowings	3	30,000,000		-	
Other Current Liabilities	4	22,472		56,180	
Short-term Provisions	5	<u>166</u>	30,022,638	<u>159,726</u>	215,906
			<u>30,877,348</u>		<u>1,187,339</u>
<u>ASSETS</u>					
<u>Current Assets</u>					
Cash & Cash Equivalents	6	1,170,260		153,224	
Short Term Loans & Advances	7	29,700,000		1,019,938	
Other Current Assets	8	<u>7,088</u>	30,877,348	<u>14,176</u>	1,187,339
			<u>30,877,348</u>		<u>1,187,339</u>
SIGNIFICANT ACCOUNTING POLICIES AND OTHER NOTES TO THE ACCOUNTS	13				

The Notes referred above form an integral part of the accounts.
In terms of our report of even date attached herewith

For B. CHHAWCHHARIA & CO.
Chartered Accountants
Firm Registration No: 305123E

Gupta

Abhishek Gupta
Partner

Membership No: 529082

Place: New Delhi

Date: 29th May, 2014

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Directors



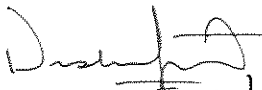
LATEST DEVELOPERS ADVISORY LIMITED
STATEMENT OF PROFIT & LOSS FOR THE YEAR ENDED 31ST MARCH, 2014

Particulars	Notes	2013 - 2014	2012 - 2013
Income			
Other Income	9	-	638,161
		-	638,161
Expenses			
Finance Costs	10	3,371	-
Other Expenses	11	113,352	265,879
		116,723	265,879
Profit Before extraordinary items and tax		(116,723)	372,282
Extraordinary Item Slump Sale Gain		-	465,977
Profit/(Loss) before tax		(116,723)	838,259
Tax Expenses :			
Current Tax	12	-	226,500
Profit/(Loss) for the Year after tax		(116,723)	611,759
Earning Per Share (On Shares of nominal value of ₹ 10/- each) Basic and Diluted		(2.33)	12.24

The Notes referred above form an integral part of the accounts.
In terms of our report of even date attached herewith

For B. CHHAWCHHARIA & CO.
Chartered Accountants
Firm Registration No: 305123E

VG





Abhishek Gupta
Partner
Membership No: 529082
Place: New Delhi
Date: 29th May, 2014

AG


_____) Directors

VRG


_____)



NOTES TO THE ACCOUNTS

	AS AT 31.03.2014 ₹	AS AT 31.03.2013 ₹
1 SHARE CAPITAL		
Authorised :		
100000 Equity shares of ₹ 10/- each	1,000,000	1,000,000
Issued, Subscribed and Paid up :		
50000 Equity shares of ₹ 10/- each fully paid up in Cash (Held by Ashiana Housing Limited, the holding Company)	500,000 500,000	500,000 500,000
a) Details of shareholders holding more than 5% of the Equity shares in the company		
	As at 31/03/2014	As at 31/03/2013
	Nos.	Nos.
	% holding	% holding
Ashiana Housing Ltd	50,000 100	50,000 100
b) Terms/rights attached to Equity Shares		
The company has only one class of equity shares having a par value of ₹. 10/- per share. Each holder of Equity Shares is entitled to one vote per share. The company declares and pays dividends in Indian rupees. The dividend proposed by the board of directors is subject to the approval of the shareholders in the ensuing Annual General Meeting.		
In the event of liquidation of the company, the holders of equity shares will be entitled to receive remaining assets of the company, after distribution of all preferential amounts. The distribution will be in proportion to the number of equity shares held by the shareholders.		
	AS AT 31.03.2014 ₹	AS AT 31.03.2013 ₹
2 RESERVES & SURPLUS		
Surplus/(Deficit) in the statement of Profit and Loss		
Balance as per last financial statements	471,433	(140,326)
Profit/(Loss) for the year	(116,723)	611,759
Net Surplus/(Deficit) in the statement of Profit and Loss	354,710	471,433
3 SHORT-TERM BORROWINGS: UNSECURED		
Loan Repayable on Demand - From Holding Company	30,000,000 30,000,000	-
4 OTHER CURRENT LIABILITIES		
Other liabilities	22,472 22,472	56,180 56,180
5 SHORT-TERM PROVISIONS		
Provision for Taxation - Net	166 166	159,726 159,726
6 CASH AND CASH EQUIVALENTS		
Cash-in-hand	1,983	2,412
Balances with Scheduled Banks : In Current Account	1,168,277 1,170,260	150,813 153,224
7 SHORT TERM LOANS AND ADVANCES (Unsecured, considered good)		
Advance against Joint Venture	29,700,000	-
Advances recoverable in cash or in kind or for value to be received	-	319,938
Receivable against Stump Sale - from Holding Company	-	700,000
	29,700,000	1,019,938
8 OTHER CURRENT ASSETS		
Preliminary Expenses (To the extent not written off or adjusted)	7,088 7,088	14,176 14,176
	2013 - 2014 ₹	2012 - 2013 ₹
9 OTHER INCOME		
Interest - on Fixed Deposit (includes TDS ₹ Nil ; PY. ₹ 63,816/-)	-	638,161 638,161
10 FINANCE COSTS		
Interest - Others	3,371 3,371	-
11 OTHER EXPENSES		
Rates and Taxes	4,435	4,431
Establishment Charges	21,348	21,348
Travelling and Conveyance	-	1,000
Legal and Professional expenses	23,263	18,016
Printing & Stationery	169	579
Auditors' Remuneration :		
For Statutory Audit	22,472	56,180
For Other Services	27,530	51,125
Membership & Subscription	-	100,000
Miscellaneous expenses	7,047	6,113
Preliminary Expenses written off	7,088	7,088
	113,352	265,879
12 TAX EXPENSES		
Income Tax	-	226,500 226,500



NOTES TO THE ACCOUNTS

13 SIGNIFICANT ACCOUNTING POLICIES AND OTHER NOTES TO THE ACCOUNTS

1) SIGNIFICANT ACCOUNTING POLICIES

a) BASIS OF ACCOUNTING :

The Financial Statements are prepared on accrual basis under historical cost convention in accordance with the generally accepted accounting principles in India, the Accounting Standards prescribed in the Companies (Accounting Standard) Rules, 2006 and the relevant applicable provisions of the Companies Act, 1956 and the Companies Act, 2013.

All assets and liabilities have been classified as current or non-current, wherever applicable, as per the normal operating cycle of the company as set out in the Schedule VI to the Companies Act, 1956.

b) INVENTORIES :

Inventories are valued as follows:

- Construction Material At Lower of cost and net realizable value. Cost is determined on FIFO Basis.
- Land At lower of Cost and Net Realizable Value.
- Work in Progress At lower of Cost and Net Realizable Value. Cost includes direct materials, labour and project specific direct and indirect expenses.

c) INCOME

Income is accounted for on accrual basis except where receipt of income is uncertain.

d) TAXES ON INCOME :

a) Current Tax is determined as the amount of tax payable in respect of taxable income for the year.

b) Deferred Tax is recognised, subject to consideration of prudence, in respect of deferred tax Assets/Liabilities arising on timing differences, being the difference between taxable income and accounting income that originate in one period and are capable of reversal in one or more subsequent period.

2) In accordance with Accounting Standard 17 "Segment Reporting" as prescribed under Companies (Accounting Standards) Rules, 2006, the company has determined its business segment as Real Estate Business. Since there are no other business segments in which the company operates, there are no other primary reportable segments. Therefore, the segment revenue, segment results, segment assets, segment liabilities, total cost incurred to acquire segment assets, depreciation charge are all as is reflected in the financial statements.

3) Related parties and transactions with them as specified in the Accounting Standard 18 on "Related Parties Disclosures" issued by ICAI has been identified and given below on the basis of information available with the company and the same has been relied upon by the auditors.

Related Parties & Relationship

a) Enterprises that directly, or indirectly through one or more intermediaries, Control or are controlled by or are under common control with the company (including holding companies, subsidiaries and fellow Subsidiaries) :

	<u>Transactions</u>	<u>31.03.2014</u>	<u>31.03.2013</u>
		₹	₹
(i) Ashiana Housing Limited	Year End Payable/(Receivable)		
	- Unsecured Loan	30,000,000	Nil
	- Receivable against slump sale	Nil	(700,000)

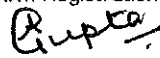
4) The Earning Per Share (EPS) has been calculated as specified in Accounting Standard - 20 on "Earning Per Share" and related disclosures are as below :

	<u>31.03.2014</u>	<u>31.03.2013</u>
a) amount used as numerator in calculating basic and diluted EPS :		
Profit / (Loss) after tax (₹)	(116,723)	611,759
b) Amount used as denominator for calculating EPS. Basic & Diluted Equity Shares (in Nos):		
at the beginning of the year	50,000	50,000
Equity Shares - Subscribers' Contribution	-	-
	<u>50,000</u>	<u>50,000</u>

5) Previous year figure have been regrouped/rearranged, wherever found necessary.

Signature to Notes 1 to 13

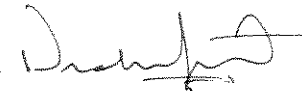


In terms of our report of even date attached herewith
For B. CHHAWCHHARIA & CO.
Chartered Accountants
Firm Registration No: 305123E


Abhishek Gupta
Partner
Membership No: 529082

Place: New Delhi
Date: 29th May, 2014



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Directors

LATEST DEVELOPERS ADVISORY LIMITED
CASH FLOW STATEMENT FOR THE YEAR ENDED 31ST MARCH, 2013

	2013-2014	2012-2013
	₹	₹
CASH FLOW FROM OPERATING ACTIVITIES :		
Net Profit before tax and extraordinary items :	(116,723)	372,282
Adjusted for :		
Interest Income	-	(638,161)
Preliminary Expenses written off	7,088	7,088
OPERATING PROFIT BEFORE WORKING CAPITAL CHANGES	<u>(109,635)</u>	<u>(258,791)</u>
Adjusted for :		
Trade and other receivables	(28,680,061)	(910,349)
Inventories	-	144,234,023
Trade Payables and advances from customers	(33,708)	(967,293)
CASH GENERATED FROM OPERATIONS	<u>(28,823,404)</u>	<u>142,097,590</u>
Direct Taxes paid / adjusted	(159,560)	(66,774)
Cash flow before extra ordinary items	<u>(28,982,964)</u>	<u>142,030,816</u>
Extra Ordinary items	-	465,977
Net cash from Operating activities (A)	<u>(28,982,964)</u>	<u>142,496,793</u>
CASH FLOW FROM INVESTING ACTIVITIES :		
Purchase of Fixed Assets	-	-
Interest Income	-	638,161
Net Cash from investing activities (B)	<u>-</u>	<u>638,161</u>
CASH FLOW FROM FINANCING ACTIVITIES :		
Proceeds from long term and other borrowings	-	(150,000,000)
Proceeds from Unsecured Loans	30,000,000	-
Net Cash used in Financing activities (C)	<u>30,000,000</u>	<u>(150,000,000)</u>
NET INCREASE IN CASH AND CASH EQUIVALENTS (A+ B+ C)	1,017,036	(6,865,046)
CASH AND CASH EQUIVALENTS AT THE BEGINNING OF THE YEAR	153,224	7,018,270
CASH AND CASH EQUIVALENTS AT THE END OF THE YEAR	1,170,260	153,224

01. Proceeds from long term and other borrowings are shown net of repayment.
02. Cash and Cash equivalents represent cash and bank balances only.

In terms of our report of even date attached herewith

B. CHHAWCHHARIA & CO.
Chartered Accountants
Firm Registration No: 305123E

Gupta
Abhishek Gupta
Partner

Membership No: 529082
Place: New Delhi
Date: 29th May, 2014



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Directors