



Fortune

Infra Properties Pvt. Ltd.
you dream... we build

LR No: FIPPL /OMPN/ 01 /22-23

Date: 22.07.2022

To

The Enforcement Officer.
Odisha Real Estate Regulatory Authority
Block-A1, 3rd Floor, Toshali Bhawan, Satyanagar,
Bhubaneswar -751007, Odisha.

SUB: Submission of quarterly progress report for the quarter from 1st of January 2022, to 31st of March 2022 in the prescribed Performa of "OM PARO NIBAS", Tamando, Vide our Project Registration No: RP/19/2020/00349, dt: 04.02.2020.

Sir,

We are herewith enclosing the quarterly Progress Report ending the month of March-2022 of our project "OM Paro Nibas" Tamando. The following documents are submitted.

1. Quarterly Progress report (1st of January 2022 to 31st of March 2022).
2. Bank Statement (Collection & Retention A/C) 1st of January 2022 to 31st of March 2022.
3. Withdrawal of funds Certificate (Proforma-II) - 1 Copy.
4. Agreement for sale - 1 Copy.

This is for your Kind information & necessary action at your end.

Thanking You

For Fortune Infra Properties Pvt.Ltd.

For FORTUNE INFRA PROPERTIES (P) LTD.

Devkant Patra
MANAGING DIRECTOR
Managing Director

Receiving Officer
Odisha Real Estate Regulatory Authority



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For FORTUNE INFRA PROPERTIES (P) LTD.

Devkant Patra
MANAGING DIRECTOR
Managing Director

PROFORMA-I

Quarterly Progress Report for the Quarter: **MARCH-2022**

1. Name of the Builder / Promoter: **FORTUNE INFRA PROPERTIES PVT.LTD.**
2. Project Name : **OM PARO NIBAS**
3. Project Type **RESIDENTIAL APARTMENT BUILDING**
4. Building Type **S+4**
5. State of Bookings:

| Units | No. to be developed | Booked till previous quarter | Booked during the quarter |
|-------------|---------------------|------------------------------|---------------------------|
| Residential | 16 | 9 | 0 |
| Commercial | | | |
| Plots | | | |

6. Status of facilities :

| Sl.No. | Description of facilities | Being provided (Yes / No) | Present Status |
|--------|---------------------------|---------------------------|----------------|
| 1 | Community hall | YES | UNDER PROGRESS |
| 2 | Lift | YES | UNDER PROGRESS |
| 3 | STP | YES | UNDER PROGRESS |
| 4 | Transformer | YES | UNDER PROGRESS |
| 5 | Interior road | NO | NO |
| 6 | Connected road | YES | YES |
| 7 | Installation of DG set | YES | UNDER PROGRESS |
| 8 | Firefighting equipment | YES | UNDER PROGRESS |
| 9 | Drinking water supply | YES | UNDER PROGRESS |
| 10 | Fire safety certificate | NA | NA |

7. Financial Status:

| Sl. No. | Funds collected from allottees | Upto end of previous quarter | During this quarter | Remarks |
|---------|--|------------------------------|-------------------------|---------|
| 1 | Funds collected from allottees | Rs. 3,92,60,537.50 | NIL | |
| 2 | Funds deposited in the project account (70% A/C) | Rs. 2,74,82,376.25 | NIL | |
| 3 | Funds withdrawal from project account (70% A/C) | Rs. 2,70,59,332.10 | Rs. 3,50,000.00 | |
| 4 | Funds invested in the project | Rs. 3,36,59,975.00 | Rs. 20,30,500.00 | |

For FORTUNE INFRA PROPERTIES (P) LTD.

Devkant Pattnaik
MANAGING DIRECTOR

8. Agreement for Sale & Sale Deed :

| Sl. No. | Description | Up-to previous quarter | During this quarter | Remarks |
|---------|------------------------------------|------------------------|---------------------|---------|
| 1 | No. of Agreement for Sale executed | 08 | 1 | |
| 2 | No. of Sale Deed executed | NIL | NIL | |

9. Documents & Certificates to be attached:

| Sl.No. | Description of facilities | Certificate obtained (Yes/No) | Copy submitted to Authority (Yes / No) |
|--------|---|-------------------------------|--|
| 1 | Completion certificate | NO | NO |
| 2 | NOC from CGWA | YES | YES |
| 3 | Fire safety certificate | NA | NA |
| 4 | (i) Occupancy certificate | NO | NO |
| | (ii) If not obtained, proof of applying for the certificate to be submitted | | |

10. Formation of Association of allottees : (No)
(If yes submit authenticated documents.
If no submit present status)
11. Registration of Association of allottees : (No)
(If yes submit authenticated documents.
If no submit present status)
12. Execution of Conveyance Deed of common areas in favour of Association of allottees : (No)
(If yes mention date of deed)

For FORTUNE INFRA PROPERTIES (P) LTD.

Devkant Pawan
MANAGING DIRECTOR
(Signature of the Promoter)

Date : 22.07.2022

* Attach copies of certificate submitted to the bank along with acknowledgement from Bank in token of receipt. Also attach authenticated bank statement for the quarter.

** Submit five copies of agreement to sale.

PROFORMA-II

**(Certificate for withdrawal of Funds)
(Reference Section-4 (2) / (D) of the Act)**

| | | |
|---|-----------------------------------|------------------------|
| 1. Project Name | OM PARO NIBAS | |
| 2. Promoter's Name | FORTUNE INFRA PROPERTIES PVT.LTD. | |
| 3. Type of Project | Residential Apartment Building | |
| 4. Construction status | Under Progress | |
| Items of Work | (Completed / Under progress) | Percentage of progress |
| (a) Site Development | Under Progress | 90% |
| (b) Roof Casting | Completed | 100% |
| (c) Brick work & Plastering | Completed | 100% |
| (d) Electrical Work | Under Progress | 90% |
| (e) P.H. Works | Under Progress | 90% |
| 5. Development status (Plotted Scheme) | | |
| (a) Site Development | | |
| (b) Internal road development | | |
| (c) Power supply / Water supply | | |
| 6. Financial progress | | |
| (a) Expenditure incurred till date | Rs. 3,56,90,475.00 | |
| (b) Funds Collected from Allottes till date | Rs. 3,92,60,537.50 | |
| (c) Funds invested from own source till date | NIL | |
| (d) Funds invested from financial institution if any, till date | NIL | |
| (e) Funds available in the account as on date | NIL | |
| (f) Funds now proposed to be withdrawn | NIL | |

For FORTUNE INFRA PROPERTIES (P) LTD.

Devkant Patraik
MANAGING DIRECTOR
(Signature of the Promoter)

Date : 22.07.2022

We certify that the physical progress as well as financial progress of the project as furnished above is correct to the best of our knowledge & assessment and 90% of project work has been completed till date.

**For PDR & Associates
Chartered Accountants**

Dweipayan Das
CA. Dweipayan Das
Partner
Mem. No.059698

(Chartered Accountant)
Name: Dweipayan Das
Regd. No. 059698

Sagendra Mohapatra
SAGARENDRA MOHAPATRA
CA/99/25469
(Architech)
Name: Sagarendra Mohapatra
Regd. No. CA/99/25469

Santosh Kumar Sahoo
(Construction Engineer)
Name : Er. Santosh Kumar Sahoo
Regd. No. SER/005/BDA

ER. SANTOSH KUMAR SAHOO
B.E. (CIVIL), M.E. (STRUCTURE) MIE, C.E., FIV
REGISTERED STRUCTURAL ENGINEER
DTP, REGD. No.-RTP/DTP (ST-ER)-092/2018

006168/07002585-115024/1-1/SEGGB/02-05

Your Details With Us :

M/S.FORTUNE INFRAPROPERTIES PVT LTD-OM PARO N
 PLOT NO-E-5,BJB NAGAR,BHUBANESWAR,KHORDHA
 BHUBANESWAR
 ODISHA - INDIA - 751014



Your Base Branch : ICICI BANK LIMITED BRANCH, OCCF BUILDING OPPOSITE SRIYA CINEMA HALL KHARVELANAGAR UNIT III 751001

SUMMARY OF ACCOUNTS HELD UNDER CUSTOMER ID: XXXXX0106 AS ON January 31, 2022

I. Operative Account in INR

| TYPE OF ACCOUNT | ACCOUNT NUMBER | BALANCE (INR) | MICR CODE | IFS CODE | Nomination |
|-----------------|----------------|----------------|-----------|-------------|----------------|
| Current | XXXXXXXX7357 | 0.95 Cr | 751229002 | ICIC0000061 | Not Registered |
| Total : | | 0.95 Cr | | | |

Statement of Transactions in Current Account XXXXXXXX7357 in Currency INR for the period 01-01-2022 to 31-01-2022

| Tran Date | Value Date | Particulars | Location | Chq.No | Withdrawals | Deposits | Balance (INR) |
|------------|------------|---|------------------------------|--------|--------------------|-------------|----------------|
| 01-01-2022 | | B/F | BHUBANESHWAR-VIVEKANAND MARG | | | | 3,50,000.95 Cr |
| 07-01-2022 | 07-01-2022 | RTGS:ICICR52022010700414011/UTIB0000438/FORTUNE INFRAPROPERTIES PVT LTD | BHUBANESHWAR-VIVEKANAND MARG | 000686 | 3,50,000.00 | | 0.95 Cr |
| | | Total : | | | 3,50,000.00 | 0.00 | 0.95 |

Legends for transactions in your account statement

| | |
|--|---|
| VAT/MAT/NFS - Cash withdrawal at other Bank ATM's | INF - Internet fund transfer in linked accounts |
| VPS/IPS - Debit card transaction | BIL - Internet Bill payment or funds transfer to third party |
| BCTT - Banking Cash Transaction Tax | LCCBRN CMS - Local cheque collection |
| UCCBRN CMS - Upcountry cheque collection | |

CIN : L65190GJ1994PLC021012

Corporate Office: ICICI Bank Ltd., ICICI Bank Towers, Bandra-Kurla complex, Mumbai - 400051, India.

Sincerely,

ICICI Bank Limited

This is a system-generated statement. Hence, it does not require any signature.

***** End of Statement *****

To avoid RTGS rejection, we request you to provide your complete ICICI Bank Account number to the remitting parties.

"Category of service: Banking & Financial Services. Registration No.MIV/ST/Bank & Finc/4."

REGD ADDRESS:ICICI Bank Tower, Near Chakli Circle, Old Padra Road, Vadodara, Gujarat. Pin - 390 007.

This is an authenticated intimation/statement. Customers are requested to immediately notify the bank in case of any discrepancy in the statement.

006168/07002585-114885/1-1/SEGGB/02-05

Your Details With Us :
M/S.FORTUNE INFRAPROPERTIES PRIVATE LIMITED
 PLOT NO-E-5 BJB NAGAR,BHUBANESWAR,KHORDHA
 BHUBANESWAR
 ODISHA - INDIA - 751014



Your Base Branch : ICICI BANK LIMITED BRANCH, OCCF BUILDING OPPOSITE SRIYA
 CINEMA HALL KHARVELANAGAR UNIT III 751001

SUMMARY OF ACCOUNTS HELD UNDER CUSTOMER ID: XXXXX5278 AS ON January 31, 2022

I. Operative Account in INR

| TYPE OF ACCOUNT | ACCOUNT NUMBER | BALANCE (INR) | MICR CODE | IFS CODE | Nomination |
|-----------------|----------------|---------------------|-----------|-------------|----------------|
| Current | XXXXXXXX7127 | 17,955.52 Cr | 751229002 | ICIC0000061 | Not Registered |
| Total : | | 17,955.52 Cr | | | |

Statement of Transactions in Current Account XXXXXXX7127 in Currency INR for the period 01-01-2022 to 31-01-2022

| Tran Date | Value Date | Particulars | Location | Chq.No | Withdrawals | Deposits | Balance (INR) |
|------------|------------|---|------------------------------|--------|--------------------|-------------|------------------|
| 01-01-2022 | | B/F | CHENNAI RPC | | | | 4,40,038.12 Cr |
| 05-01-2022 | 05-01-2022 | CLG/TPCODL BCDD BBSR/IDB | CHENNAI RPC | 374 | 2,76,000.00 | | 1,64,038.12 Cr |
| 06-01-2022 | 06-01-2022 | Mob alrt Chg Nov-21+GST | BORIVALI | | 29.50 | | 1,64,008.62 Cr |
| 07-01-2022 | 07-01-2022 | CASH PAID:Self 6586 BHUBANESHWAR-VIVEKANAND MARGCHQ,375 | BHUBANESHWAR-VIVEKANAND MARG | 375 | 30,000.00 | | 1,34,008.62 Cr |
| 07-01-2022 | 07-01-2022 | NEFT:000119259163/PUNB0120610/DEVKANT PATNAIK | BHUBANESHWAR-VIVEKANAND MARG | 000376 | 48,000.00 | | 86,008.62 Cr |
| 07-01-2022 | 07-01-2022 | NEFT:000119260436/PUNB0120610/CHANDRAKANTA PATNAIK | BHUBANESHWAR-VIVEKANAND MARG | 000377 | 48,000.00 | | 38,008.62 Cr |
| 11-01-2022 | 11-01-2022 | CLG/ANJULA MO/ | CHENNAI RPC | 378 | 20,000.00 | | 18,008.62 Cr |
| 12-01-2022 | 12-01-2022 | RTGS Chg01-13DEC21+GST | BORIVALI | | 53.10 | | 17,955.52 Cr |
| | | Total : | | | 4,22,082.60 | 0.00 | 17,955.52 |

Legends for transactions in your account statement

| | |
|--|---|
| VAT/MAT/NFS - Cash withdrawal at other Bank ATM's VPS/IPS - Debit card transaction BCTT - Banking Cash Transaction Tax UCCBRN CMS - Upcountry cheque collection | INF - Internet fund transfer in linked accounts BIL - Internet Bill payment or funds transfer to third party LCCBRN CMS - Local cheque collection |
|--|---|

CIN : L65190GJ1994PLC021012

Corporate Office: ICICI Bank Ltd., ICICI Bank Towers, Bandra-Kurla complex, Mumbai - 400051, India.

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*** End of Statement ***

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Category of service: Banking & Financial Services. Registration No.MIV/ST/Bank & Finc/4.

REGD ADDRESS:ICICI Bank Tower, Near Chakli Circle, Old Padra Road, Vadodara, Gujarat. Pin - 390 007.

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006168/09369350-41499/1-1/SEGGB/03-03

Your Details With Us :

M/S.FORTUNE INFRAPROPERTIES PRIVATE LIMITED
 PLOT NO-E-5 BJB NAGAR,BHUBANESWAR,KHORDHA
 BHUBANESWAR
 ODISHA - INDIA - 751014



Your Base Branch : ICICI BANK LIMITED BRANCH, OCCF BUILDING OPPOSITE SRIYA
 CINEMA HALL KHARVELANAGAR UNIT III 751001

SUMMARY OF ACCOUNTS HELD UNDER CUSTOMER ID: XXXXX5278 AS ON February 28, 2022**I. Operative Account in INR**

| TYPE OF ACCOUNT | ACCOUNT NUMBER | BALANCE (INR) | MICR CODE | IFS CODE | Nomination |
|-----------------|----------------|---------------------|-----------|-------------|----------------|
| Current | XXXXXXXX7127 | 17,929.89 Cr | 751229002 | ICIC0000061 | Not Registered |
| Total : | | 17,929.89 Cr | | | |

Statement of Transactions in Current Account XXXXXXXX7127 in Currency INR for the period 01-02-2022 to 28-02-2022

| Tran Date | Value Date | Particulars | Location | Chq.No | Withdrawals | Deposits | Balance (INR) |
|------------|------------|------------------------|----------|--------|--------------|-------------|------------------|
| 01-02-2022 | | B/F | BORIVALI | | | | 17,955.52 Cr |
| 08-02-2022 | 08-02-2022 | NEFT Chg14-27DEC21+GST | BORIVALI | | 2.65 | | 17,952.87 Cr |
| 09-02-2022 | 09-02-2022 | NEFT Chg28-30DEC21+GST | BORIVALI | | 17.39 | | 17,935.48 Cr |
| 17-02-2022 | 17-02-2022 | NEFT Chg 31Dec21+GST | BORIVALI | | 5.59 | | 17,929.89 Cr |
| | | Total : | | | 25.63 | 0.00 | 17,929.89 |

Legends for transactions in your account statement

| | |
|--|---|
| VAT/MAT/NFS - Cash withdrawal at other Bank ATM's VPS/IPS - Debit card transaction BCTT - Banking Cash Transaction Tax UCCBRN CMS - Upcountry cheque collection | INF - Internet fund transfer in linked accounts BIL - Internet Bill payment or funds transfer to third party LCCBRN CMS - Local cheque collection |
|--|---|

CIN : L65190GJ1994PLC021012

Corporate Office: ICICI Bank Ltd., ICICI Bank Towers, Bandra-Kurla complex, Mumbai - 400051, India.

Sincerely,

ICICI Bank Limited

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***** End of Statement *****

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"Category of service: Banking & Financial Services. Registration No.MIV/ST/Bank & Finc/4."

REGD ADDRESS:ICICI Bank Tower, Near Chakli Circle, Old Padra Road, Vadodara, Gujarat. Pin - 390 007.

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SR170475338

006168/12550845-128346/1-1/SEGGB/04-03

Your Details With Us :

M/S.FORTUNE INFRAPROPERTIES PRIVATE LIMITED
PLOT NO-E-5 BJB NAGAR,BHUBANESWAR,KHORDHA
BHUBANESWAR
ODISHA - INDIA - 751014



Your Base Branch : ICICI BANK LIMITED BRANCH, OCCF BUILDING OPPOSITE SRIYA
CINEMA HALL KHARVELANAGAR UNIT III 751001

SUMMARY OF ACCOUNTS HELD UNDER CUSTOMER ID: XXXXX5278 AS ON March 31, 2022

I. Operative Account in INR

| TYPE OF ACCOUNT | ACCOUNT NUMBER | BALANCE (INR) | MICR CODE | IFS CODE | Nomination |
|-----------------|----------------|---------------------|-----------|-------------|----------------|
| Current | XXXXXXXX7127 | 17,859.69 Cr | 751229002 | ICIC0000061 | Not Registered |
| Total : | | 17,859.69 Cr | | | |

Statement of Transactions in Current Account XXXXXXX7127 in Currency INR for the period 01-03-2022 to 31-03-2022

| Tran Date | Value Date | Particulars | Location | Chq.No | Withdrawals | Deposits | Balance (INR) |
|------------|------------|-------------------------|----------|--------|--------------|-------------|------------------|
| 01-03-2022 | | B/F | BORIVALI | | | | 17,929.89 Cr |
| 08-03-2022 | 08-03-2022 | NEFT Chg07-18JAN22+GST | BORIVALI | | 11.20 | | 17,918.69 Cr |
| 15-03-2022 | 15-03-2022 | Mob alrt Chg Dec-21+GST | BORIVALI | | 29.50 | | 17,889.19 Cr |
| 21-03-2022 | 21-03-2022 | Mob alrt Chg Jan-22+GST | BORIVALI | | 29.50 | | 17,859.69 Cr |
| | | Total : | | | 70.20 | 0.00 | 17,859.69 |

Legends for transactions in your account statement

| | |
|---|--|
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| VPS/IPS - Debit card transaction | BIL - Internet Bill payment or funds transfer to third party |
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CIN : L65190GJ1994PLC021012

Corporate Office: ICICI Bank Ltd., ICICI Bank Towers, Bandra-Kurla complex, Mumbai - 400051, India.

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ICICI Bank Limited

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*** End of Statement ***

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"Category of service: Banking & Financial Services. Registration No.MIV/ST/Bank & Finc/4."

REGD ADDRESS:ICICI Bank Tower, Near Chakli Circle, Old Padra Road, Vadodara, Gujarat. Pin - 390 007.

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