

**PAPILLION BUILDTECH PRIVATE LIMITED**  
**REGD OFFICE :- H-65, CONNAUGHT CIRCUS, NEW DELHI- 11 0001**  
**BALANCE SHEET AS AT MARCH 31, 2017**

	Notes	As at March 31, 2017 Rs.	As at March 31, 2016 Rs.	As at April 1, 2015 Rs.
<b>ASSETS</b>				
<b>Non current assets</b>				
(a) Capital work in progress	3	3,31,713	3,12,527	2,95,965
(b) Investment Property	4	3,70,34,202	3,70,34,202	3,70,34,202
		<u>3,73,65,915</u>	<u>3,73,46,729</u>	<u>3,73,30,167</u>
<b>Current assets</b>				
(a) Financial assets				
(i) Cash and cash equivalents	5	41,723	45,044	17,606
<b>Total Assets</b>		<u><b>3,74,07,637</b></u>	<u><b>3,73,91,773</b></u>	<u><b>3,73,47,773</b></u>
<b>I. EQUITY AND LIABILITIES</b>				
<b>EQUITY</b>				
(a) Equity Share capital	6	5,00,000	5,00,000	5,00,000
(b) Other Equity	7	29,472	29,472	(3,366)
<b>Total Equity</b>		<u>5,29,472</u>	<u>5,29,472</u>	<u>4,96,634</u>
<b>Non current liabilities</b>				
(a) Financial liabilities				
(i) Long term borrowings	8	2,24,05,212	2,24,05,212	2,24,05,212
<b>Current liabilities</b>				
a) Other current liabilities	9	1,44,72,953	1,44,57,089	1,44,45,927
<b>Total Liabilities</b>		<u>3,68,78,165</u>	<u>3,68,62,301</u>	<u>3,68,51,139</u>
<b>Total Equity and Liabilities</b>		<u><b>3,74,07,637</b></u>	<u><b>3,73,91,773</b></u>	<u><b>3,73,47,773</b></u>

**SIGNIFICANT ACCOUNTING POLICIES**

2

**NOTES TO THE FINANCIAL STATEMENTS**

3-18

The accompanying notes are an integral part of the financial statements.  
As per our report of even date.

Deora & Associates  
Chartered Accountants  
By the hand of

Directors

Arun deora  
Partner  
Membership No.087729

*Sy*

Ravinder kumar(DIN 06552789)  
WZ-10, Flat A-102, Old no. 882  
Sadh Nagar, Gali no-16, New Delhi-110045

May 17, 2017  
New Delhi

*SD*

Manoj Kumar(DIN 06849530)  
A-287, DDA Flats Jahangirpuri  
Delhi-110033

**PAPILLION BUILDTECH PRIVATE LIMITED**  
**REGD OFFICE :- H-65, CONNAUGHT CIRCUS, NEW DELHI- 11 0001**  
**STATEMENT OF PROFIT AND LOSS FOR THE YEAR ENDED MARCH 31, 2017**

	Notes	For the year ended March 31, 2017 Rs.	For the year ended March 31, 2016 Rs.
<b>I INCOME</b>		-	32,838
<b>II EXPENSES</b>			
Other expenses	10	19,186	16,562
Expenses incurred during the year transferred to preoperative expenditures pending capitalisation		19,186	16,562
<b>Total expenses</b>		-	-
<b>III Profit/(Loss) before tax (I - II)</b>		-	32,838
<b>IV Tax expense</b>		-	-
<b>V Profit/(Loss) for the year from continuing operation (III - IV)</b>		-	32,838
<b>SIGNIFICANT ACCOUNTING POLICIES</b>	2		
<b>NOTES TO THE FINANCIAL STATEMENTS</b>	3-18		

The accompanying notes are an integral part of the financial statements.  
As per our report of even date.

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**PAPILLION BUILDTECH PRIVATE LIMITED**  
**REGD OFFICE :- H-65, CONNAUGHT CIRCUS, NEW DELHI- 11 0001**  
**CASH FLOW STATEMENT FOR THE YEAR ENDED MARCH 31, 2017**

		For the year ended March 31, 2017 Rs.	For the year ended March 31, 2016 Rs.
<b>A. CASH FLOW FROM OPERATIONS</b>			
Profit/(Loss) before tax from continuing operation		-	32,838
<b>Adjustment for working capital changes:</b>			
Increase/(Decrease) in other current liabilities		15,864	11,162
<b>Net cash from operating activities</b>	<b>(A)</b>	<b>15,864</b>	<b>44,000</b>
<b>B. CASH FLOW FROM INVESTING ACTIVITIES</b>			
Addition to capital work in progress		(19,186)	(16,562)
Decrease/(Increase) in long term loans and advances		-	-
<b>Net cash used in investing activities</b>	<b>(B)</b>	<b>(19,186)</b>	<b>(16,562)</b>
<b>C. CASH FLOW FROM FINANCING ACTIVITIES</b>			
Increase/(Decrease) in other long term borrowings		-	-
<b>Net cash used in financing activities</b>	<b>(C)</b>	<b>-</b>	<b>-</b>
<b>NET INCREASE/(DECREASE) IN CASH AND CASH EQUIVALENTS</b>	<b>(A+B+C)</b>	<b>(3,322)</b>	<b>27,438</b>
Cash and cash equivalents - Opening balance		45,044	17,606
Cash and cash equivalents - Closing balance		41,723	45,044

**Note: Figures in brackets indicate cash outflow.**

This is the Cash Flow Statement referred to in our report of even date.

Deora & Associates  
Chartered Accountants  
By the hand of

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Partner  
Membership No.087729

May 17, 2017  
New Delhi

Directors

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**PAPILLION BUILDTECH PRIVATE LIMITED**  
 REGD OFFICE :- H-65, CONNAUGHT CIRCUS, NEW DELHI- 11 0001  
**Statement of Changes in Equity for the year ended March 31, 2017**

Particulars	Equity share capital	Other equity	Total equity attributable to equity share holders of the Company
		Reserves and surplus	
		Retained earnings	
	Rs.	Rs.	Rs.
Balance as at April 1, 2015	5,00,000	(3,366)	4,96,634
Profit for the year ended March 31, 2016		32,838	32,838
Balance as at March 31, 2016	5,00,000	29,472	5,29,472
Profit for the year ended March 31, 2017		-	-
Balance as at March 31, 2017	5,00,000	29,472	5,29,472

**SIGNIFICANT ACCOUNTING POLICIES**  
**NOTES TO THE FINANCIAL STATEMENTS**

2  
 3-18

The accompanying notes are an integral part of the financial statements.  
 As per our report of even date attached.

Deora & Associates  
 Chartered Accountants  
 By the hand of

Directors

Arun deora  
 Partner  
 Membership No.087729  
 May 17, 2017  
 New Delhi.

bD  
 Ravinder kumar(DIN 06552789)  
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 Sadh Nagar, Gali no-16, New Delhi-110045

SD  
 Manoj Kumar(DIN 06849530)  
 A-287, DDA Flats Jahangirpuri  
 Delhi-110033

**1 Corporate Information**

Papillion Buildtech Pvt. Ltd. is domiciled in India and incorporated under the provisions of the Companies Act, 1956. It is a wholly owned subsidiary of Green View Buildwell Pvt. Ltd. The Company is engaged in the business of real estate.

**2 SIGNIFICANT ACCOUNTING POLICIES**

**a) BASIS OF PREPARATION AND PRESENTATION OF FINANCIAL STATEMENTS**

**i) Accounting Convention**

The Financial Statements are prepared in accordance with the Indian Accounting Standards (Ind AS) notified under the Companies (Indian Accounting Standards) Rules, 2015 as amended by the Companies (Indian Accounting Standards) Amendments Rules, 2016.

Beginning April 1, 2016 the company has first adopted Ind AS with a transition date of April 1, 2015. For all periods upto and including the year ended March 31, 2016, the company prepared its financial statements in accordance with the accounting standards notified under the section 133 of the Companies Act, 2013 read together with Companies (Accounts) Rules, 2014 (Indian GAAP).

The company has adopted all applicable standards and the adoption was carried out in accordance with Ind AS 101 - 'First Time Adoption Of Indian Accounting Standards'.

**Exemptions availed as per Ind AS 101:**

**1) Fair Value of Financial Assets and Liabilities :**

As per the Ind AS exemption, the Company has not fair valued the financial assets and liabilities retrospectively and has measured the same prospectively.

**2) Investment Property :**

For transition to Ind AS, the Company has elected to continue with the carrying value of its investment property recognised as on

April 1, 2015 (transition date) as per the previous GAAP and use that carrying value as its deemed cost.

Property that is held for long term rental yields or for capital appreciation or both, and that is not used in production of goods and services or for administration purposes is classified as investment property.

**ii) Basis of Measurement**

The Financial Statements have been prepared on an accrual basis and in accordance with the Historical cost convention, unless otherwise stated. These financial statements comply in all material aspects with Indian Accounting Standards (Ind AS) notified under section 133 of the Companies Act, 2013 (the Act) [Companies (Ind AS) Rules, 2015] and other relevant provisions of the Act. All assets and liabilities are classified into current and non-current based on the operating cycle of less than twelve months or based on the criteria of realisation/settlement within twelve months period from the balance sheet date.

**iii) Cash and Cash equivalents**

Cash and cash equivalents for the purpose of Cash Flow Statement comprise cash in hand and bank balances (including cheques in hand), which are free for withdrawal and usage and short term investment with an original maturity of three months or less.

**iv) Functional and Presentation currency**

The functional and presentation currency of the Company is the Indian Rupees

**b) Use of estimates**

The preparation of the financial statements in conformity with Ind AS requires management to make estimates, judgments and assumptions. These estimates, judgments and assumptions affect the application of accounting policies and the reported amounts of assets and liabilities, the disclosures of contingent assets and liabilities at the date of the financial statements and reported amounts of revenues and expenses during the period. 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 circumstances 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.

**c) Recognition of revenue and expenditure**

Income and expenditure are accounted for on accrual basis

**d) Cash flow statement**

Cash flows are reported using the indirect method, whereby profit for the period is adjusted for the effects of transactions of a Non - Cash nature, any deferrals or accruals of past or future operating cash receipts or payments and item of incomes or expense associated with Investing or Financing cash-flows. The Cash flow from operating, investing and financing activities of the company are segregated.

**e) Provisions**

A provision is recognized if, as a result of a past event, the Company has a present legal or constructive obligation that is reasonably estimable, and it is probable that an outflow of economic benefits will be required to settle the obligation. Provisions are determined by discounting the expected future cash flows at a pre-tax rate that reflects current market assessments of the time value of money and the risks specific to the liability.

**f) Contingent Liabilities/Assets**

Contingent Liabilities and contingent assets are not recognised in the books of accounts. Provisions are made for the reliably estimated amount of present obligation to pay for the past events. Contingent liabilities are appropriately disclosed unless the possibility of an outflow of resources embodying economic benefits is remote.

**g) Tax expenses:**

- a) Current income tax is measured and accounted based on the amount expected to be paid to the tax authorities in accordance with the Indian Income Tax Act, 1961 at the tax rates prevailing during the year.
- b) Deferred tax is measured and accounted based on the tax rates and tax laws enacted or substantively enacted at the Balance sheet date.

**h) Exceptional Items**

Exceptional items are disclosed separately in the financial statements where it is necessary to do so to provide further understanding of the financial performance of the Company. They are material items of income or expense that have been shown separately due to the significance of their nature or amount.

	As at March 31, 2017 Rs.	As at March 31, 2016 Rs.	As at April 1, 2015 Rs.
<b>3 CAPITAL WORK IN PROGRESS</b>			
(a) Preoperative expenditure pending capitalisation			
Opening balance	3,12,527	2,95,965	2,78,272
Additions during the year	19,186	16,562	17,693
	<u>3,31,713</u>	<u>3,12,527</u>	<u>2,95,965</u>
<b>4 INVESTMENT PROPERTY</b>			
(a) Land			
Opening balance	3,70,34,202	3,70,34,202	3,70,34,202
Additions during the year	-	-	-
	<u>3,70,34,202</u>	<u>3,70,34,202</u>	<u>3,70,34,202</u>
<b>Estimate of Fair value</b>			
The fair value of Investment property is Rs. 1238.77 Lakh ( Rs. 1238.77 Lakh ) These valuations are based on best evidence of fair value is current prices in the active market of similar properties. The fair valuation of investment property has been determined by the management.			
<b>5 CASH AND CASH EQUIVALENTS</b>			
(a) Balance with bank			
- In current account	36,223	39,544	12,106
(b) Cash on hand	5,500	5,500	5,500
	<u>41,723</u>	<u>45,044</u>	<u>17,606</u>

**6 SHARE CAPITAL****Authorised Share Capital**

Particulars	Equity shares	
	Nos.	Rs.
<b>At April 1, 2015</b>	10,00,000	1,00,00,000
Increase/(decrease) during the year	-	-
<b>At March 31, 2016</b>	10,00,000	1,00,00,000
Increase/(decrease) during the year	-	-
<b>At March 31, 2017</b>	10,00,000	1,00,00,000

**Terms/rights attached to equity shares**

The Company has only one class of equity share having a par value of Rs. 10 per share. Each shareholder of equity shares is entitled to one vote per share. The Company declares and pays 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 each shareholders.

**Issued, subscribed, and fully paid up equity capital**

Equity share of Rs 10 (Rs10)each issued and fully paid	Nos.	Rs.
<b>At April 1, 2015</b>	50,000	5,00,000
Increase/(decrease) during the year	-	-
<b>At March 31, 2016</b>	50,000	5,00,000
Increase/(decrease) during the year	-	-
<b>At March 31, 2017</b>	50,000	5,00,000
<b>Shares held by holding Company, Green View Buildwell Pvt. Ltd.</b>	<b>March 31, 2017</b>	<b>March 31, 2016</b>
50,000 (50,000) equity shares of Rs. 10 each fully paid up.	500000	5,00,000

\*Includes 6 (6) equity shares held by nominees of the holding company, Green View Buildwell Pvt. Ltd.

**Details of shareholders holding more than 5% shares in the Company**

Equity share of Rs 10 (Rs10)each issued and fully paid Green View Buildwell Pvt. Ltd. holding company	As at March 31, 2017		As at March 31, 2016	
	Number	% holding	Number	% holding
	50,000	100%	50,000	100%

	As at March 31, 2017 Rs.	As at March 31, 2016 Rs.	As at April 1, 2015 Rs.
<b>7 OTHER EQUITY</b>			
Retained Earning			
<b>As at April 1, 2015</b>	<b>(3,366)</b>		
Profit/(loss) during the year ended March 31, 2016	<u>32,838</u>		
<b>As at March 31, 2016</b>	<b>29,472</b>		
Profit/(loss) during the year ended March 31, 2017	<u>-</u>		
<b>As at March 31, 2017</b>	<b>29,472</b>		

**8 LONG TERM BORROWINGS**

**(Non Current)**

**Unsecured**

(a) Loans from related party

2,24,05,212	2,24,05,212	2,24,05,212
<u>2,24,05,212</u>	<u>2,24,05,212</u>	<u>2,24,05,212</u>

Loans from related party represent non interest bearing unsecured loan obtained from holding company utilised for meeting developmental costs of a real estate project currently under development, which loan is repayable on divestment of the said project. There is no default in repayment of principal or payment of interest as at the balance sheet date.

**9 OTHER CURRENT LIABILITIES**

(a) Advance for which value to be given

1,44,37,500      1,44,37,500      1,44,37,500

(b) Other payables

- Expenses payables

35,453	19,589	8,427
<u>1,44,72,953</u>	<u>1,44,57,089</u>	<u>1,44,45,927</u>

For the year ended March 31, 2017 Rs.	For the year ended March 31, 2016 Rs.
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**10 OTHER EXPENSES**

(a) Audit fees

8,625      8,588

(b) Filing fee

7,800      4,200

(c) Legal and professional

2,013      3,144

(d) Bank charges

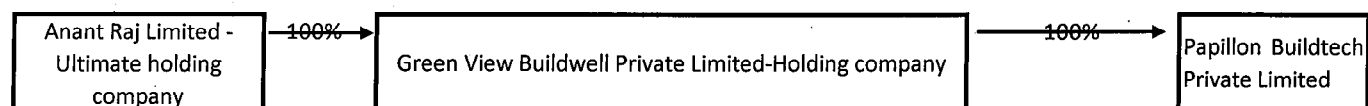
748      630

<u>19,186</u>	<u>16,562</u>
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**11** The Company's application for approval to develop the Industrial Colony on land owned by it and its associate companies is pending consideration before the State Government of Haryana. Expenses incurred by the company during the year considered to enhance the value of the development project, have been transferred to "Preoperative Expenditure Pending Capitalization" to constitute cost of respective projects and the same shall be apportioned over the fixed assets to be created on completion of development in progress.

**12** The Company does not have any operating profit during the year and therefore, earning per share has not been calculated.

**13 Shareholding details as at March 31, 2017:**





**14 Related Party Disclosures:**

Pursuant to Accounting Standard (AS-18) on "Related Party Disclosures" issued by the Institute of Chartered Accountants of India following parties are to be treated as related parties along with their relationships:

a) List of related parties where control exists and other related parties with whom transactions have taken place and relationships:

**Ultimate Holding Company**

Anant Raj Limited

**Fellow Subsidiary Company**

Aakashganga Realty Pvt. Ltd.  
 Advance Buildcon Pvt. Ltd.  
 Anant Raj Cons. & Development Pvt. Ltd.  
 Anant Raj Estate Management Services Ltd.  
 Anant Raj Global Limited #  
 Anant Raj Hotels Ltd.  
 Anant Raj Housing Ltd.  
 Anant Raj Infrastructure Pvt. Ltd.  
 Anant Raj Projects Ltd.  
 AR Login 4 Edu Pvt. Ltd.  
 Artistaan Private Limited [Formerly known as Romano Tiles Pvt. Ltd.]  
 Ankur Buildcon Pvt. Ltd.  
 A-Plus Estates Pvt. Ltd.  
 BBB Realty Pvt. Ltd.  
 Blossom Buildtech Pvt. Ltd.  
 Bolt Properties Pvt. Ltd.  
 Capital Buildcon Pvt. Ltd.  
 Capital Buildtech Pvt. Ltd.  
 Green Valley Builders Pvt. Ltd.  
 Green Way Promoters Pvt. Ltd.  
 Greenline Buildcon Pvt. Ltd.  
 Greenline Promoters Pvt. Ltd.  
 Greenwood Properties Pvt. Ltd.  
 Gujarat Anant Raj Vidhyanagar Ltd.  
 Goodluck Buildtech Pvt. Ltd.  
 Grand Buildtech Pvt. Ltd.  
 Grand Park Estates Pvt. Ltd.  
 Grand Park Buildtech Pvt. Ltd.  
 Grandstar Realty Pvt. Ltd.  
 Hamara Realty Pvt. Ltd.  
 Hemkunt Promoters Pvt. Ltd.  
 High Land Meadows Pvt. Ltd.  
 Jasmine Buildwell Pvt. Ltd.  
 Jubilant Software Services Pvt. Ltd.  
 Kalinga Buildtech Pvt. Ltd.  
 Kalinga Realtors Pvt. Ltd.  
 Krishna Buildtech Pvt. Ltd.  
 Monarch Buildtech Pvt. Ltd.  
 North South Properties Pvt. Ltd.  
 Novel Buildmart Pvt. Ltd.  
 Novel Housing Pvt. Ltd.  
 Oriental Meadows Ltd.  
 Oriental Promoters Pvt. Ltd.  
 Papillon Buildcon Pvt. Ltd.  
 Park Land Construction & Equipment Pvt. Ltd.  
 Park Land Developers Pvt Ltd

# Anant Raj Global Limited becomes wholly-owned subsidiary Company of Anant Raj Limited during the year.

**Holding Company**

Green View Buildwell Private Limited

Carnation Buildtech Pvt. Ltd.  
 Century Promoters Pvt. Ltd.  
 Echo Buildtech Pvt. Ltd.  
 Echo Properties Pvt. Ltd.  
 Elegant Buildcon Pvt. Ltd.  
 Fabulous Builders Pvt. Ltd.  
 Four Construction Pvt. Ltd.  
 Elegant Estates Pvt Ltd.  
 Elevator Buildtech Pvt. Ltd.  
 Elevator Promoters Pvt. Ltd.  
 Elevator Properties Pvt. Ltd.  
 Empire Promoters Pvt. Ltd.  
 Excellent Inframart Pvt. Ltd.  
 Gadget Builders Pvt. Ltd.  
 Gagan Buildtech Pvt. Ltd.  
 Glaze Properties Pvt. Ltd.  
 Greatways Buildtech Pvt. Ltd.  
 Green Retreat and Motels Pvt. Ltd.  
 Park View Promoters Pvt Ltd.  
 Pasupati Aluminium Ltd.  
 Pelikan Estates Pvt. Ltd.  
 Pioneer Promoters Pvt. Ltd.  
 Rapid Realtors Pvt. Ltd.  
 Redsea Realty Pvt. Ltd.  
 Rising Realty Pvt. Ltd.  
 Rolling Construction Pvt. Ltd.  
 Romano Estates Pvt. Ltd.  
 Romano Estate Management Services Ltd.  
 Romano Infrastructure Pvt. Ltd.  
 Romano Projects Pvt. Ltd.  
 Rose Realty Pvt. Ltd.  
 Roseview Buildtech Pvt. Ltd.  
 Roseview Properties Pvt. Ltd.  
 Saiguru Buildmart Pvt. Ltd.  
 Sand Storm Buildtech Pvt. Ltd.  
 Sartaj Developers & Promoters Pvt. Ltd.  
 Sovereign Buildwell Pvt. Ltd.  
 Spring View Developers Pvt. Ltd.  
 Springview Properties Pvt. Ltd.  
 Suburban Farms Pvt. Ltd.  
 Three Star Realty Pvt. Ltd.  
 Townsend Construction & Equipment Pvt. Ltd.  
 Tumhare Liye Realty Pvt. Ltd.  
 Twenty First Developers Pvt. Ltd.  
 Vibrant Buildmart Pvt. Ltd.  
 West Land Buildcon Pvt. Ltd.

**Partnership firm in which ultimate holding company is partner**

Ganga Bishan & Company

**Key management Personnel**

Nutan Nakra

Director

Ravinder Kumar

Director

Manoj Kumar

Director

b) There is no transaction entered by the company with related parties during the financial year

c) Amount outstanding as at March 31, 2017:

Sl. No.	Account Head	Related Party	As at March 31, 2017 Rs.	As at March 31, 2016 Rs.	As at April 1, 2015 Rs.
1	Long term borrowing repayable to holding	Green View Buildwell Pvt. Ltd.	2,24,05,212	2,24,05,212	2,24,05,212

**15 Disclosure on Specified Bank Notes (SBNs)**

During the year, the company had specified bank notes or other denomination notes as defined in the MCA notification G.S.R. 308 (E) dated March 30, 2017 on the details of Specified Bank Notes (SBNs) held and transacted during the period from November 8, 2016 to December 30, 2016, the denomination wise SBNs and other notes as per the notification is given below :


Particulars	SBNs	Other denomination notes	Total
a) Closing cash in hand as on November 8, 2016	-	5,500.00	5,500.00
b) Add: Permitted receipts	-	-	-
c) Less: Permitted payments	-	-	-
d) Less: Amount deposited in Bank account	-	-	-
e) <b>Closing cash in hand as on December 30, 2016</b>	-	5,500.00	5,500.00


16 In the opinion of the management, the current assets, if realized in the ordinary course of business, would realize a sum equal to that stated in the Balance Sheet.

17 Previous year figures have been regrouped or recast, wherever necessary, in order to confirm to this year's presentation.

18 Figures and words in brackets relate to the previous year unless otherwise indicated.

Signatures  
Directors

  
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