



KHANDELWAL PRAKASH MURARI BHANDARI & CO.
CHARTERED ACCOUNTANTS

INDEPENDENT AUDITOR'S REPORT

**TO
THE MEMBERS OF
EDEL LAND LIMITED**

Report on the Financial Statements

We have audited the accompanying financial statements **Edel Land Limited** ("the Company"), which comprise the Balance Sheet as at 31st March, 2017, Statement of Profit and Loss and the Cash Flow Statement for the year then ended, and a summary of the significant accounting policies and other explanatory information.

Management's Responsibility for the Financial Statements

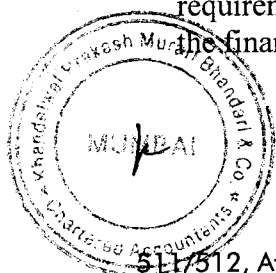
The Company's Board of Directors is responsible for the matters stated in Section 134(5) of the Companies Act, 2013 ("the Act") with respect to the preparation of these financial statements that give a true and fair view of the financial position, financial performance and cash flows of the Company in accordance with the accounting principles generally accepted in India, including the Accounting Standards specified under Section 133 of the Act, read with Rule 7 of the Companies (Accounts) Rules, 2014. This responsibility also includes maintenance of adequate accounting records in accordance with the provisions of the Act for safeguarding the assets of the Company and for preventing and detecting frauds and other irregularities; selection and application of appropriate accounting policies; making judgments and estimates that are reasonable and prudent; and design, implementation and maintenance of adequate internal financial controls, that were operating effectively for ensuring the accuracy and completeness of the accounting records, relevant to the preparation and presentation of the financial 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 have taken into account the provisions of the Act, the accounting and auditing standards and matters which are required to be included in the audit report under the provisions of the Act and the Rules made there under.

We conducted our audit in accordance with the Standards on Auditing specified under Section 143(10) of the Act. 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 the 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 financial control relevant to the Company's preparation of the financial statements that give a true and fair view in order to design audit procedures that are appropriate in the circumstances. An audit also includes evaluating the appropriateness of the accounting policies used and the reasonableness of the accounting estimates made by the Company's Directors, 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 on the financial statements.

Opinion

In our opinion and to the best of our information and according to the explanations given to us, the aforesaid financial statements give the information required by the Act in the manner so required and give a true and fair view in conformity with the accounting principles generally accepted in India, of the state of affairs of the Company as at 31st March, 2017, its Loss and its 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, 2016 ("the Order"), issued by the Central Government of India in terms of sub-section (11) of Section 143 of the Companies Act, 2013, we give in the "**Annexure A**" a statement on the matter specified in the paragraph 3 and 4 of the order.
- 2) As required by Section 143 (3) of the Act, we report, to the extent applicable, that:
 - a) We have sought and obtained all the information and explanations which to the best of our knowledge and belief were necessary for the purposes of our audit.
 - b) In our opinion, proper books of account as required by law have been kept by the Company so far as it appears from our examination of those books.
 - c) The Balance Sheet, Statement of Profit and Loss and the Cash Flow statement dealt with by this Report are in agreement with the books of account.
 - d) In our opinion, the aforesaid financial statements comply with the Accounting Standards specified under Section 133 of the Act, read with Rule 7 of the Companies (Accounts) Rules, 2014, as applicable.

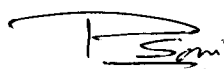


- e) On the basis of the written representations received from the Directors of the company as on 31st March, 2017 taken on record by the Board of Directors, none of the directors is disqualified as on 31st March, 2017 from being appointed as a director in terms of Section 164 (2) of the Act.
- f) With respect to the adequacy of the internal financial controls over financial reporting of the Company and the operating effectiveness of such controls, refer to our Report in "**Annexure B**".
- g) With respect to the other matters to be included in the Auditor's Report in accordance with Rule 11 of the Companies (Audit and Auditors) Rules, 2014, in our opinion and to the best of our information and according to the explanations given to us:
- i. The company does not have any pending litigations which would impact its financial position.
 - ii. The company did not have any long term contracts including derivative contracts for which any provision required for material foreseeable losses.
 - iii. There were no amounts which were required to be transferred to the Investor Education and Protection Fund by the Company.
 - iv. The Company has disclosed the holdings of or dealings in Specified Bank Notes as defined in the Notification S.O. 3407(E) dated the 8 November, 2016 of the Ministry of Finance, during the period from 8 November, 2016 to 30th December, 2016- Refer note 2.34 to the financial statements.

For Khandelwal Prakash Murari Bhandari & Co.

Chartered Accountants

Firm Registration No.102454W



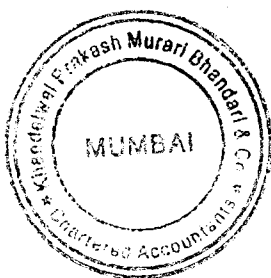
Punit Soni

Partner

Membership No.173087

Mumbai

09 May 2017



M/S EDEL LAND LIMITED

Annexure "A" to Independent Auditor's Report

The Annexure referred to in Independent Auditors' Report to the members of the Company on the standalone financial statements for the year ended 31 March 2017, we report that:

- (i) (a) The Company has maintained proper records showing full particulars, including quantitative details and situation of fixed assets.
- (b) The Company has a regular programme of physical verification of its fixed assets by which fixed assets are verified in a phased manner over a period of three years. In our opinion, this periodicity of physical verification is reasonable having regard to the size of the Company and the nature of its assets;
- (c) According to the information and explanations given to us and records examined by us, the Company does not own any immovable properties as at balance sheet date.
- (ii) Based on our examination of documents and records, the Company did not own any physical inventory at any time during the year. Accordingly, paragraph 3(ii) of the Order is not applicable to the Company.
- (iii) According to the information and explanation given to us, during the year the Company has not granted any loan, secured or unsecured to companies, firms, limited liability partnerships or other parties covered in the register maintained under Section 189 of the Companies Act, 2013. Accordingly, paragraph 3 (iii) of the order is not applicable.
- (iv) The Company has not granted any loans, guarantees, security or has not made any investment which attracts the provisions of section 185 and 186 of the Companies Act 2013. Accordingly, paragraph 3(iv) of the order is not applicable.
- (v) The Company has not accepted any deposits from public.
- (vi) The Central Government has not prescribed the maintenance of Cost records under section 148 (1) of Act, for the Company.
- (vii) (a) According to the information and explanation given to us and records examined by us, the Company is generally regular in deposit of undisputed statutory dues including income tax, Provident fund, service tax and any other material statutory dues applicable to the company. As explained to us the Company does not have any dues on account of Employees' State Insurance, Value Added Tax, Sales Tax, Wealth Tax, duty of custom and duty of excise.

According to the information and explanation given to us, there are no undisputed statutory dues payable in respect of Provident fund, income tax, service Tax and any other material statutory dues applicable to the company which are outstanding as at 31st March, 2017 for a period of more than six months from the date they became payable.

- (b) According to the information and explanations given to us, there are no dues of Income tax, service tax and other material statutory dues applicable to the company which have not been deposited on account of any dispute.

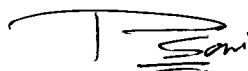


- (viii) Based on the information available and explanations given by the management, the company has not taken any loan from financial institutions, banks, government or debenture holders. Accordingly, paragraph 3(viii) of the order is not applicable.
- (ix) The Company did not raise any money by way of initial public offer or further public offer (including debt instruments) and term loans during the year. Accordingly, paragraph 3 (ix) of the Order is not applicable.
- (x) According to the information and explanations given to us, no material fraud by the Company or on the Company by its officers or employees has been noticed or reported during the course of our audit.
- (xi) The Company has not paid/provided for managerial remuneration. Accordingly, paragraph 3 (xi) of the Order is not applicable.
- (xii) In our opinion and according to the information and explanations given to us, the Company is not a nidhi company. Accordingly, paragraph 3(xii) of the Order is not applicable.
- (xiii) According to the information and explanations given to us and records examined by us, transactions with the related parties are in compliance with sections 177 and 188 of the Act, where applicable and details of such transactions have been disclosed in the financial statements as required by the applicable accounting standards.
- (xiv) According to the information and explanations give to us and records examined by us, the Company has not made any preferential allotment or private placement of shares or fully or partly convertible debentures during the year
- (xv) According to the information and explanations given to us and records examined by us, the Company has not entered into non-cash transactions with directors or persons connected with him. Accordingly, paragraph 3(xv) of the Order is not applicable
- (xvi) The Company is not required to be registered under section 45-IA of the Reserve Bank of India Act 1934.

For Khandelwal Prakash Murari Bhandari & Co.

Chartered Accountants

Firm Registration No.102454W



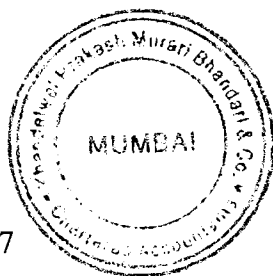
Punit Soni

Partner

Membership No.173087

Mumbai

09 May 2017



Annexure-B to the Independent Auditors' Report

Report on the Internal Financial Controls over financial reporting under Clause (i) of Sub-section 3 of Section 143 of the Companies Act, 2013 ("the Act").

We have audited the internal financial controls over financial reporting of **Edel Land Limited ("the Company")** as at 31st March 2017 in conjunction with our audit of the financial statements of the Company for the year ended and as on that date.

Management's Responsibility for Internal Financial Controls

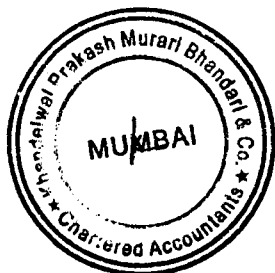
The Company's management is responsible for establishing and maintaining internal financial controls based on the internal control over financial reporting criteria established by the Company considering the essential components of internal control stated in the Guidance Note on Audit of Internal Financial Controls over Financial Reporting issued by the Institute of Chartered Accountants of India ('the Guidance Note'). These responsibilities include the design, implementation and maintenance of adequate internal financial controls that were operating effectively for ensuring the orderly and efficient conduct of its business, including adherence to company's policies, the safeguarding of its assets, the prevention and detection of frauds and errors, the accuracy and completeness of the accounting records, and the timely preparation of reliable financial information, as required under the Act.

Auditors' Responsibility

Our responsibility is to express an opinion on the Company's internal financial controls over financial reporting based on our audit. We conducted our audit in accordance with the Standards on Auditing prescribed under section 143(10) of the Companies Act, 2013 and the Guidance Note, to the extent applicable to an audit of internal financial controls. Those Standards and the Guidance Note require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether adequate internal financial controls over financial reporting was established and maintained and if such controls operated effectively in all material respects.

Our audit involves performing procedures to obtain audit evidence about the adequacy of the internal financial controls system over financial reporting and their operating effectiveness. Our audit of internal financial controls over financial reporting included obtaining an understanding of internal financial controls over financial reporting, assessing the risk that a material weakness exists, and testing and evaluating the design and operating effectiveness of internal control based on the assessed risk. 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.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion on the Company's internal financial controls system over financial reporting.



Meaning of Internal Financial Controls over Financial Reporting

A company's internal financial control over financial reporting is a process designed to provide reasonable assurance regarding the reliability of financial reporting and the preparation of financial statements for external purposes in accordance with generally accepted accounting principles. A company's internal financial control over financial reporting includes those policies and procedures that (1) pertain to the maintenance of records that, in reasonable detail, accurately and fairly reflect the transactions and dispositions of the assets of the company; (2) provide reasonable assurance that transactions are recorded as necessary to permit preparation of financial statements in accordance with generally accepted accounting principles, and that receipts and expenditures of the company are being made only in accordance with authorizations of management and directors of the company; and (3) provide reasonable assurance regarding prevention or timely detection of unauthorized acquisition, use, or disposition of the company's assets that could have a material effect on the financial statements.

Inherent Limitations of Internal Financial Controls over Financial Reporting

Because of the inherent limitations of internal financial controls over financial reporting, including the possibility of collusion or improper management override of controls, material misstatements due to error or fraud may occur and not be detected. Also, projections of any evaluation of the internal financial controls over financial reporting to future periods are subject to the risk that the internal financial control over financial reporting may become inadequate because of changes in conditions, or that the degree of compliance with the policies or procedures may deteriorate.

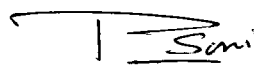
Opinion

In our opinion, to the best of our information and according to the explanations given to us, the Company has, in all material respects, an adequate internal financial controls system over financial reporting and such internal financial controls over financial reporting were operating effectively as at 31st March 2017, based on the internal control over financial reporting criteria established by the Company considering the essential components of internal control stated in the Guidance Note on Audit of Internal Financial Controls Over Financial Reporting issued by the Institute of Chartered Accountants of India.

For **Khandelwal Prakash Murari Bhandari & Co.**

Chartered Accountants

Firm Registration No.102454W



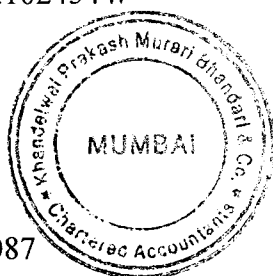
Punit Soni

Partner

Membership No.173087

Mumbai

09 May 2017



Edel Land Limited

Balance Sheet

(Currency : Indian Rupees)

	Note	As at 31 March 2017	As at 31 March 2016
EQUITY AND LIABILITIES			
Shareholders' funds			
(a) Share capital	2.1	2,600,000	2,600,000
(b) Reserves and surplus	2.2	105,824,853	139,478,131
		108,424,853	142,078,131
Non-current liabilities			
(a) Deferred tax liabilities (Net)	2.3	804,832	3,284,192
(b) Long-term provisions	2.4	6,879	384,000
		811,711	3,668,192
Current liabilities			
(a) Short-term borrowings	2.5	126,631,542	140,063,011
(b) Trade payables			
(i) Total Outstanding dues of micro enterprises and small enterprises		-	-
(ii) Total Outstanding dues of creditors other than micro enterprises and small enterprises	2.6	6,076,314	7,091,465
(c) Other current liabilities	2.7	3,122,368	11,312,532
(d) Short-term provisions	2.8	98,248	6,553,081
		135,928,472	165,020,089
TOTAL		245,165,036	310,766,412
ASSETS			
Non-current assets			
(a) Fixed assets			
(i) Property, Plant and Equipment	2.9	40,614	463,188
(ii) Intangible assets	2.9	4,815,303	4,551,598
(iii) Capital work-in-progress		-	1,400,000
(b) Non-current investments	2.10	228,349,681	228,349,681
(c) Long-term loans and advances	2.11	6,650,297	7,949,447
		239,855,895	242,713,914
Current assets			
(a) Trade receivables	2.12	-	1,505,957
(b) Cash and bank balances	2.13	5,237,864	7,299,312
(c) Short-term loans and advances	2.14	31,459	2,079,305
(d) Other current assets	2.15	39,818	57,167,924
		5,309,141	68,052,498
TOTAL		245,165,036	310,766,412

Significant accounting policies and notes to financial statements

1 & 2

As per our report of even date attached.


For Khandelwal Prakash Murari Bhandari & Co.
Chartered Accountants
Firm's Registration No. 102454W

For and on behalf of the Board of Directors

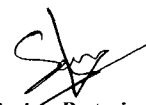

Punit Soni
Partner
Membership No: 173087

Mumbai
09 May 2017




Rujan Panjwani
Director
DIN:00237366

Mumbai
09 May 2017


Sanjeev Rastogi
Director
DIN:00254303

Edel Land Limited

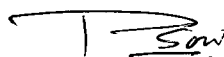
Statement of Profit and Loss

(Currency : Indian Rupees)

	Note	For the year ended 31 March 2017	For the year ended 31 March 2016
INCOME			
Revenue from operations			
Fee and commission income	2.16	(587,890)	5,718,019
Income from treasury operations and investments	2.17	(5,152,536)	27,454,617
Sale of commodities		-	2,067,896,063
Other operating revenue	2.18	210,873	646,060
Other income	2.19	268,740	-
		(5,260,813)	2,101,714,759
EXPENSES			
Purchases of commodities		-	2,010,427,392
Employee benefit expenses	2.20	6,636,700	25,165,053
Finance costs	2.21	14,689,939	21,062,521
Depreciation and amortization expenses	2.9	3,747,506	2,912,647
Other expenses	2.22	5,392,287	12,037,194
		30,466,432	2,071,604,807
(LOSS)/PROFIT BEFORE TAX		(35,727,245)	30,109,952
Tax expense:			
(1) Income tax (includes short provision for earlier year Rs.405,393 /-; previous year Rs. 273,523/-)		405,393	5,797,084
(2) MAT credit entitlement		-	(6,070,607)
(3) Deferred tax (benefit)/charge		(2,479,360)	3,284,192
(LOSS)/PROFIT FOR THE YEAR		(33,653,278)	27,099,283
EARNINGS PER SHARE (Face Value Rs. 10)			
(1) Basic (in Rupees)	2.25	(249.28)	200.74
(2) Diluted (in Rupees)		(249.28)	200.74
Significant accounting policies and notes to financial statements	1 & 2		

As per our report of even date attached.

For Khandelwal Prakash Murari Bhandari & Co.
Chartered Accountants
Firm's Registration No. 102454W



Punit Soni
Partner
Membership No: 173087

Mumbai
09 May 2017



For and on behalf of the Board of Directors



Rujan Panjwani
Director
DIN:00237366



Sanjeev Rastogi
Director
DIN:00254303

Mumbai
09 May 2017

Edel Land Limited

Cash Flow Statement

(Currency : Indian Rupees)

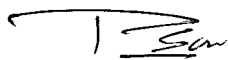
	For the year ended 31 March 2017	For the year ended 31 March 2016
A Cash flow from operating activities		
(Loss)/Profit before taxation	(35,727,245)	30,109,952
Adjustments for		
Depreciation and amortisation	3,747,506	2,912,647
Provision for compensated absences	(223,000)	-
Profit on sale of fixed asset	(146,898)	-
Interest expense	14,569,222	20,520,041
Operating cash flow before working capital changes	(17,780,415)	53,542,640
Add / (Less): Adjustments for working capital changes		
Decrease/ (increase) in trade receivables	1,505,957	(1,426,700)
Decrease in long term loans and advances	1,130,000	1,346,560
Decrease/ (increase) in short term loans and advances	307,236	(108,183)
Decrease/ (increase) in other current assets	57,128,106	(592,579)
(Decrease)/ increase in Trade payables	(1,015,151)	7,477,169
Decrease in other current liabilities	(8,190,164)	-
(Decrease)/ increase in provisions	(255,233)	6,526,558
Cash generated from operations	32,830,336	66,765,465
Income taxes paid	(4,849,354)	(7,143,640)
Net cash generated in operating activities - A	27,980,982	59,621,825
B Cash flow from investing activities		
Purchase of fixed assets	(2,507,352)	(1,517,202)
Sale of fixed asset	465,605	-
Net cash used in investing activities - B	(2,041,747)	(1,517,202)
C Cash flow from financing activities		
Repayment of unsecured loan	(13,431,461)	(32,064,635)
Interest paid	(14,569,222)	(20,520,041)
Net cash used in financing activities - C	(28,000,683)	(52,584,676)
Net (decrease)/increase in cash and cash equivalents (A+B+C)	(2,061,448)	5,519,947
Cash and cash equivalent as at the beginning of the year	7,299,312	1,779,365
Cash and cash equivalent as at the end of the year (Refer note 2.13)	5,237,864	7,299,312

As per our report of even date attached.

For Khandelwal Prakash Murari Bhandari & Co.

Chartered Accountants

Firm's Registration No. 102454W



Punit Soni

Partner

Membership No: 173087

Mumbai

09 May 2017



For and on behalf of the Board of Directors



Rujan Panjwani

Director

DIN:00237366

Mumbai

09 May 2017



Sanjeev Rastogi

Director

DIN:00254303

Edel Land Limited

Notes to the financial statements (Continued)

(Currency : Indian Rupees)

2.1 SHARE CAPITAL

AUTHORISED

	As at 31 March 2017	As at 31 March 2016
21,750,000 (previous year : 1,750,000) Equity Shares of Rs. 10 each	217,500,000	17,500,000
125,000 (previous year : 125,000) Preference Shares of Rs. 10 each	1,250,000	1,250,000
1,250,000 (previous year : 1,250,000) Preference Shares of Re. 1 each	1,250,000	1,250,000
	<u>220,000,000</u>	<u>20,000,000</u>

ISSUED, SUBSCRIBED & PAID UP

135,000 (previous year :135,000) Equity Shares of Rs. 10 each, fully paid-up	1,350,000	1,350,000
125,000 (previous year :125,000) 0.01% Non-cumulative Redeemable Preference Shares of Rs. 10 each, fully paid up	1,250,000	1,250,000
	<u>2,600,000</u>	<u>2,600,000</u>

(The entire equity paid up capital is held by Edelweiss Financial Services Limited , the holding company and its nominees)

(The entire preference share capital is held by Edelweiss Commodities Services Limited)

Movement in the share capital:

	As at 31 March 2017		As at 31 March 2016	
	Number of shares	Amount	Number of shares	Amount
Equity Shares of Rs. 10 each fully paid				
Outstanding at the beginning of the year	135,000	1,350,000	135,000	1,350,000
Issued during the year	-	-	-	-
Outstanding at the end of the year	<u>135,000</u>	<u>1,350,000</u>	<u>135,000</u>	<u>1,350,000</u>
0.01% Non-cumulative Redeemable Preference Shares of Rs. 10 each, fully paid up				
Outstanding at the beginning of the year	125,000	1,250,000	125,000	1,250,000
Outstanding at the end of the year	<u>125,000</u>	<u>1,250,000</u>	<u>125,000</u>	<u>1,250,000</u>

Shares held by holding / ultimate holding company and / or their subsidiaries / associates:

	As at 31 March 2017		As at 31 March 2016	
	Number of shares	Amount	Number of shares	Amount
Equity Shares of Rs. 10 each fully paid				
Edelweiss Financial Services Limited (Including shares held by Nominee)	135,000	1,350,000	135,000	1,350,000
0.01% Non-cumulative Redeemable Preference Shares of Rs. 10 each, fully paid up				
Edelweiss Commodities Services Limited	125,000	1,250,000	125,000	1,250,000

Details of shares held by shareholders holding more than 5% of the aggregate shares in the Company:

	As at 31 March 2017		As at 31 March 2016	
	Number of shares	Percentage Shareholding	Number of shares	Percentage Shareholding
Equity Shares of Rs. 10 each fully paid				
Edelweiss Financial Services Limited (Including shares held by Nominee)	135,000	100%	135,000	100%
0.01% Non-cumulative Redeemable Preference Shares of Rs. 10 each, fully paid up				
Edelweiss Commodities Services Limited	125,000	100%	125,000	100%



Edel Land Limited

Notes to the financial statements (*Continued*)

(Currency: Indian rupees)

1. Significant accounting policies

1.1 Basis of preparation of financial statements

The accompanying financial statements are prepared and presented in accordance with Indian Generally Accepted Accounting Principles (GAAP) under the historical cost convention, on the accrual basis of accounting, unless otherwise stated, and comply with the Accounting Standards as prescribed under Section 133 of the Companies Act, 2013 read with Rule 7 of the Companies (Accounts) rules, 2014. The provision of the Companies Act, 2013 (to the extent notified) (hereinafter referred to as 'the Act') and the Schedule III to the Act. The financial statements are presented in Indian rupees.

1.2 Use of estimates

The preparation of the financial statements in conformity with the generally accepted accounting principles requires the management to make estimates and assumptions that affect the reported amounts of assets, liabilities, revenues and expenses and disclosure of contingent liabilities on date of the financial statements. Actual results could differ from the estimates. Any revision to the accounting estimates is recognised prospectively in current and future periods.

1.3 Current-non-current classification

All assets and liabilities are classified into current and non-current.

Assets

An asset is classified as current when it is expected to be realized in, or is intended for sale or consumption in, the company's normal operating cycle or it is held primarily for the purpose of being traded or it is expected to be realized within 12 months after the reporting date or it is cash or cash equivalent unless it is restricted from being exchanged or expected to be used to settle a liability for at least 12 months after the reporting date. Current assets include the current portion of non-current assets. All other assets are classified as non-current.

Liabilities

A liability is classified as current when it is expected to be settled in the company's normal operating cycle or it is held primarily for the purpose of being traded or it is due to be settled within 12 months after the reporting date or the company does not have an unconditional right to defer settlement of the liability for at least 12 months after the reporting date. Terms of the liability that could, at the option of the counterparty, result in its settlement by the issue of equity instruments do not affect its classification. Current liabilities include current portion of non-current liabilities. All other liabilities are classified as non-current.



Edel Land Limited

Notes to the financial statements (Continued)

(Currency : Indian rupees)

1.4 Revenue recognition

- i) Interest income is recognised on accrual basis.
- ii) Income from treasury operations comprises of profit/loss on sale of securities and commodities and profit/loss on commodity and currency derivative instruments.
 - a) Profit/loss on sale of securities and commodities is determined based on the weighted average cost of the securities/commodities sold.
 - b) Realised profit/ loss on closed positions of derivative instruments is recognised on final settlement on squaring-up of the contracts. Outstanding derivative contracts in the nature of forwards / futures / options are measured at fair value as at the balance sheet date. Fair value is determined using quoted market prices in an actively traded market, for the instrument, wherever available, as the best evidence of fair value. In the absence of quoted market prices in an actively traded market, a valuation technique is used to determine the fair value. In most cases the valuation techniques use observable market data as input parameters in order to ensure reliability of the fair value measure.
- iii) Fee income including advisory fees is accounted for on an accrual basis in accordance with the terms and contracts entered into between the Company and the counterparty.
- iv) In case of franchise agreement entered by the company, one time franchisee fee received is recognised as income at the time of signing of franchise agreement and annual recurring fees are recognised on accrual basis as per the terms and conditions of franchise agreement. Referral revenue is recognised when the services have been substantially performed or satisfied.

1.5 Investments

Investments are classified into non-current investments and current investments. Investments which are intended to be held for one year or more are classified as non- current investments and investments which are intended to be held for less than one year are classified as current investments.

Non-current investments are carried at cost less diminution in value which is other than temporary, determined separately for each investment.

Current investments are carried at lower of cost or fair value. The comparison of cost and fair value is done separately in respect of each category of investment. In case of investments in mutual funds, the net asset value of units declared by the mutual fund is considered as the fair value.

1.6 Property, Plant and Equipment and depreciation/amortisation

Property, Plant and Equipment and Capital work in progress

Property, Plant and Equipment (Fixed assets) acquired by the Company are reported at acquisition cost, with deductions for accumulated depreciation and impairment losses, if any. The cost of fixed assets comprises purchase price and any attributable cost of bringing the asset to its working condition for its intended use. Capital work in progress comprises the cost of fixed assets that are not ready for its intended use at the reporting date.

Depreciation is provided on a written down value basis from the date the asset is ready for its intended use or put to use whichever is earlier. In respect of assets sold, depreciation is provided upto the date of disposal.



Edel Land Limited

Notes to the financial statements (Continued)

(Currency : Indian rupees)

1.6 Property, Plant and Equipment and depreciation/amortisation (Continued)

As per the requirement of Schedule II of the Companies Act, 2013, the Company has evaluated the useful lives of the respective fixed assets which are as per the provisions of Part C of the Schedule for calculating the depreciation. The useful lives of the fixed assets are as follows:

Nature of assets	Useful Life
Motor Vehicles	8 years
Office Equipment	5 years
Computers and data processing units - Servers and networks	6 years
Computers and data processing units - End user devices, such as desktops, laptops, etc.	3 years

Intangibles such as software are amortised over a period of 3 years based on its estimated useful life.

1.7 Employee benefits

The accounting policy followed by the Company in respect of its employee benefit schemes in accordance with Accounting Standard 15 (revised 2005) is set out below:

Provident fund

The Company contributes to a recognized provident fund which is a defined contribution scheme. The contributions are accounted for on an accrual basis and recognized in the profit and loss account.

Gratuity

The Company's gratuity scheme is a defined benefit plan. The Company's net obligation in respect of the gratuity benefits scheme is calculated by estimating the amount of future benefit that the employees have earned in return for their service in the current and prior periods. This benefit is discounted to determine its present value and the fair value of any plan assets, if any, is deducted.

The present value of the obligation under such benefit plan is determined based on actuarial valuation carried out by an independent actuary using the Projected Unit Credit Method which recognizes each period of service that give rise to additional unit of employee benefit entitlement and measures each unit separately to build up the final obligation.

The obligation is measured at present values of estimated future cash flows. The discounted rates used for determining the present value are based on the market yields on Government Securities as at the balance sheet date.

Compensated Absences

The eligible employees of the Company are permitted to carry forward certain number of their annual leave entitlement to subsequent years, subject to a ceiling. The Company recognises the charge to the Profit & Loss account and corresponding liability on account of such non-vesting accumulated leave entitlement based on a valuation by an independent actuary.



Edel Land Limited

Notes to the financial statements (Continued)

(Currency : Indian rupees)

1.8 Impairment of assets

The Company assesses at each balance sheet date whether there is any indication that an asset may be impaired based on internal/external factors. If any such indication exists, the Company estimates the recoverable amount of the asset. If such recoverable amount of the asset is less than its carrying amount, the carrying amount is reduced to its recoverable amount. The reduction is treated as an impairment loss and is recognized in the statement of profit and loss. If at the balance sheet date there is an indication that a previously assessed impairment loss no longer exists, the recoverable amount is reassessed and the asset is reflected at the recoverable amount subject to a maximum of the depreciable historical cost.

1.9 Tax

Tax expense comprises current tax (i.e. amount of tax for the period determined in accordance with the Income-Tax Act, 1961) , deferred tax charge or benefit (reflecting the tax effect of timing differences between accounting income and taxable income for the year).

Current tax

Provision for income tax is recognised based on estimated tax liability computed after adjusting for allowances, disallowances and exemptions in accordance with the Income Tax Act, 1961.

Deferred taxation:

The deferred tax charge or benefit and the corresponding deferred tax liabilities and assets are recognized using the tax rates that have been enacted or substantially enacted as at the balance sheet date. Deferred tax assets are recognised only to the extent there is reasonable certainty that the asset can be realised in future, however, where there is unabsorbed depreciation or carried forward loss under taxation laws, deferred tax assets are recognised only if there is a virtual certainty of realisation of the assets. Deferred tax assets are reviewed as at each balance sheet date and written down or written up to reflect the amount that is reasonably/virtually certain (as the case may be) to be realised. No deferred tax assets have been recognised during the year.

Minimum Alternative Tax (MAT)

MAT credit asset is recognized where there is convincing evidence that the asset can be realized in future. MAT credit assets are reviewed at balance sheet date and written down or written up to reflect the amount that is reasonably certain to be realised.

1.10 Earnings per share

The Company reports basic and diluted earnings per share in accordance with Accounting Standard 20 - Earnings Per Share. Basic earnings per share is computed by dividing the net profit after tax attributable to the equity shareholders by the weighted average number of equity shares outstanding for the year.

Diluted earnings per share reflect the potential dilution that could occur if securities or other contracts to issue equity shares were exercised or converted during the year. Diluted earnings per share is computed by dividing the net profit after tax by the weighted average number of equity shares and dilutive potential equity shares outstanding during the year.



Edel Land Limited

Notes to the financial statements (*Continued*)

(Currency : Indian rupees)

1.11 Provisions and contingencies

The Company creates a provision when there is present obligation as a result of a past event that probably requires an outflow of resources and a reliable estimate can be made of the amount of the obligation. A disclosure for a contingent liability is made when there is a possible obligation or a present obligation that may, but probably will not, require an outflow of resources. When there is a possible obligation or a present obligation in respect of which the likelihood of outflow of resources is remote, no provision or disclosure is made.

Provisions are reviewed at each balance sheet date and adjusted to reflect the current best estimate. If it is no longer probable that the outflow of resources would be required to settle the obligation, the provision is reversed.

Contingent assets are not recognised in the financial statements. However, contingent assets are assessed continually and if it is virtually certain that an economic benefit will arise, the asset and related income are recognised in the period in which the change occurs.

1.12 Operating leases

Lease payments for assets taken on operating lease are recognised as an expense in the statement of profit and loss on a straight-line basis over the lease term.



Edel Land Limited

Notes to the financial statements (Continued)

(Currency : Indian Rupees)

2.1 SHARE CAPITAL (Continued)

Terms/rights attached to equity shares:

The Company has only one class of shares referred to as equity shares having a par value of Rs 10. Each holder of equity shares is entitled to one vote per share.

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

Terms of conversion/repayment of 0.01 % Non-cumulative Redeemable Preference Shares:

The Preference Shares of the face value of Rs. 10 each were issued at the rate of Rs. 1,000 per share. The Preference Shares carry a Non-cumulative dividend of 0.01%. The Preference Shares will be redeemed at Rs. 1,000 per share at the end of 5 years from the date of allotment but before 10 years from the date of allotment.

80,000 Preference Shares were allotted on October 22, 2009.

45,000 Preference Shares were allotted on January 19, 2010

2.2 RESERVES AND SURPLUS

	As at 31 March 2017	As at 31 March 2016
Securities Premium Account	(A) 123,750,000	123,750,000
Opening Balance in Statement of Profit and loss	15,728,131	(11,371,152)
Add: (Loss)/Profit for the year	(33,653,278)	27,099,283
Closing Balance in Statement of Profit and Loss	(B) (17,925,147)	15,728,131
	(A+B) 105,824,853	139,478,131



Edel Land Limited

Notes to the financial statements (*Continued*)

(Currency : Indian Rupees)

	As at 31 March 2017	As at 31 March 2016
2.3 DEFERRED TAX LIABILITIES (Net)		
Deferred tax liabilities on account of :		
Difference between book and tax depreciation	807,213	766,397
Unrealised Gain	-	2,663,503
Total (A)	807,213	3,429,900
Deferred tax assets on account of :		
Disallowances under section 43B of the Income Tax Act, 1961	2,381	145,708
Total (B)	2,381	145,708
Net Deferred tax Liabilities (A-B)	804,832	3,284,192
2.4 LONG-TERM PROVISIONS		
Provision for employee benefits(Refer Note 2.26)		
Gratuity	4,879	195,000
Compensated leave absences	2,000	189,000
	6,879	384,000
2.5 SHORT-TERM BORROWINGS		
<u>Unsecured</u>		
Loans and advances from related parties(repayable on demand) (Due within one year, unless otherwise stated)	126,631,542	140,063,011
	126,631,542	140,063,011



Edel Land Limited

Notes to the financial statements (Continued)

(Currency : Indian Rupees)

	As at 31 March 2017	As at 31 March 2016
2.6 TRADE PAYABLES		
- To others (Refer Note 2.33) (includes sundry creditors and provision for expenses)	2,682,519	3,044,817
- To related parties (Refer Note 2.23)	3,393,795	4,046,648
	<u>6,076,314</u>	<u>7,091,465</u>
2.7 OTHER CURRENT LIABILITIES		
Interest accrued and due on borrowings	1,021,966	2,043,706
Income received in advance	-	1,104,163
Other Payables		
Accrued salaries and benefits	1,563,122	5,063,122
Withholding taxes and other taxes payable	144,530	2,879,925
Advances payable	289,941	-
Others	102,809	221,616
	<u>3,122,368</u>	<u>11,312,532</u>
2.8 SHORT-TERM PROVISIONS		
Provision for employee benefits(Refer Note 2.26)		
Gratuity	-	1,000
Compensated leave absences	1,000	37,000
Provison for Capex	-	64,112
Provision for taxation (net of advance tax and tax deducted at source Rs.533,020/-; Previous Year Rs. 99,159/-)	97,248	6,450,969
	<u>98,248</u>	<u>6,553,081</u>



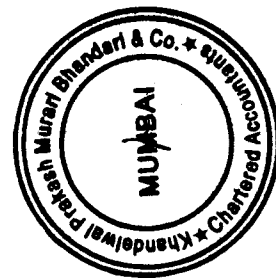
Edel Land Limited

Notes to the financial statements (Continued)

(Currency : Indian Rupees)

2.9 FIXED ASSETS

Description of Assets	Gross Block			Depreciation			Net Block	
	As at 01 April 2016	Additions during the year	Deductions during the year 31 March 2017	As at 01 April 2016	Additions during the year	Deductions during the year 31 March 2017	As at 31 March 2017	As at 31 March 2016
Property, Plant and Equipment								
Vehicles	608,078	-	608,078	-	-	289,371	-	395,963
Office equipment	65,327	55,793	-	121,120	54,225	-	38,734	37,167
Computers	69,800	(56,800)	-	13,000	(28,622)	-	1,880	30,058
Total : A	743,205	(1,007)	608,078	134,120	102,859	289,371	40,614	463,188
Intangible assets								
Computer software	8,000,000	3,908,352	-	11,908,352	3,644,647	-	4,815,303	4,551,598
Total : B	8,000,000	3,908,352	-	11,908,352	3,644,647	-	4,815,303	4,551,598
Grand Total [A+B]	8,743,205	3,907,345	608,078	12,042,472	3,747,506	289,371	4,855,917	5,014,786



Edel Land Limited

Notes to the financial statements (Continued)

(currency : Indian Rupees)

2.9 FIXED ASSETS

Description of Assets	Gross Block			Depreciation			Net Block	
	As at April 1, 2015	Additions during the year	Deductions during the year	As at March 31, 2016	As at April 1, 2015	Additions during the year	As at March 31, 2016	As at March 31, 2015
Property, Plant and Equipment								
Vehicles	608,078	-	-	608,078	32,261	179,853	395,963	575,816
Office equipment	17,925	47,402	-	65,327	1,775	26,385	37,167	16,150
Computers	-	69,800	-	69,800	-	39,742	30,058	-
Total : A	626,003	117,202	-	743,205	34,037	245,980	463,188	591,966
Intangible assets								
Computer software	8,000,000	-	-	8,000,000	781,735	2,666,667	4,551,598	7,218,265
Total : B	8,000,000	-	-	8,000,000	781,735	2,666,667	4,551,598	7,218,265
Grand Total [A+B]	8,626,003	117,202	-	8,743,205	815,772	2,912,647	5,014,786	7,810,231



Edel Land Limited

Notes to the financial statements (*Continued*)

(Currency : Indian Rupees)

2.10 NON-CURRENT INVESTMENTS

Investment in Land

As at 31 March 2017	As at 31 March 2016
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228,349,681	228,349,681
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<u>228,349,681</u>	<u>228,349,681</u>
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Edel Land Limited

Notes to the financial statements (Continued)

(Currency : Indian Rupees)

	As at 31 March 2017	As at 31 March 2016
2.11 LONG-TERM LOANS AND ADVANCES		
<u>Unsecured</u>		
Security Deposits		
Rental deposits	-	1,200,000
Deposits placed with/ for exchange/ depositories	70,000	-
Advance income taxes (net of provision for taxation Rs.120,578/-; previous year Rs.1,085,000/-)	509,690	678,840
MAT credit entitlement	6,070,607	6,070,607
	6,650,297	7,949,447
2.12 TRADE RECEIVABLES		
- Other debts		
Unsecured, considered good	-	534,548
- From related parties	-	971,409
	-	1,505,957
2.13 CASH AND BANK BALANCES		
Cash in hand	180	4,380
Balances with banks		
- in Current accounts	5,237,684	7,294,932
	5,237,864	7,299,312
2.14 SHORT-TERM LOANS AND ADVANCES		
Prepaid expenses	19,226	133,950
Loans and advances to employees	2,960	109,799
Vendor - Advance	9,273	55,273
Cenvat Assets	-	39,673
Advance income tax	-	1,740,610
	31,459	2,079,305
2.15 OTHER CURRENT ASSETS		
Accrued interest on margin	15	26,431
Margin placed with broker	39,803	57,141,493
	39,818	57,167,924



Edel Land Limited

Notes to the financial statements (Continued)

(Currency : Indian Rupees)

	For the year ended 31 March 2017	For the year ended 31 March 2016
2.16 FEE AND COMMISSION INCOME		
Advisory and other fees	(587,890)	5,718,019
	<u>(587,890)</u>	<u>5,718,019</u>
2.17 INCOME FROM TREASURY OPERATIONS AND INVESTMENTS		
Profit on trading of securities (net)	3,153,759	-
Profit on trading in commodity derivative instruments (net)	-	4,005,000
(Loss)/Profit on trading in currency derivative instruments (net)	(8,306,293)	23,449,617
	<u>(5,152,536)</u>	<u>27,454,617</u>
2.18 OTHER OPERATING REVENUE		
Interest income on margin with brokers	210,873	646,060
	<u>210,873</u>	<u>646,060</u>
2.19 OTHER INCOME		
Profit on sale of fixed assets (net)	146,898	-
Interest Income - Others	121,842	-
	<u>268,740</u>	<u>-</u>
2.20 EMPLOYEE BENEFIT EXPENSES		
Salaries and wages (refer note 2.32)	6,236,386	23,956,628
Contribution to provident and other funds (Refer note 2.26)	323,155	975,194
Staff welfare expenses	77,159	233,231
	<u>6,636,700</u>	<u>25,165,053</u>
2.21 FINANCE COSTS		
Interest on loan from holding company	409,352	20,520,041
Interest on loan from fellow subsidiaries	14,159,870	62,842
Financial and bank charges	115	117
Interest on shortfall in payment of advance income tax	120,602	479,521
	<u>14,689,939</u>	<u>21,062,521</u>





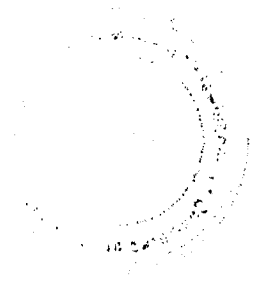
Edel Land Limited

Notes to the financial statements (Continued)

(Currency : Indian Rupees)

	For the year ended 31 March 2017	For the year ended 31 March 2016
2.22 OTHER EXPENSES		
Advertisement and business promotion	14,103	324,991
Auditors' remuneration (refer note below)	109,500	77,900
Bad- debts and advances written off	38,300	-
Commission and brokerage	971,223	1,155,602
Communication	28,045	449,741
Computer expenses	4,531	46,755
Computer software	17,015	-
Clearing and custodian charges	63,100	187,825
Electricity charges (refer note 2.32)	30,319	386,196
Legal and professional fees	399,168	442,460
Membership and subscription	10,974	-
Postage and courier	7,580	8,645
Rates and taxes	5,000	5,000
Rent (refer note 2.32)	396,475	3,212,762
Repairs and maintenance	7,687	205,044
ROC Expenses	1,513,600	-
Service tax expenses	760,655	2,141,373
Stamp duty	306,282	813,988
Travelling and conveyance	19,120	484,279
Miscellaneous expenses	689,610	2,094,633
	5,392,287	12,037,194
Note: Auditors' Remuneration:		
As auditor	102,000	72,000
For reimbursement of expenses	7,500	5,900
	109,500	77,900





Edel Land Limited

Notes to the financial statements

(Currency : Indian rupees)

2.23 Related Parties

In accordance with Accounting Standard 18 on Related party transactions notified under section 133 of the Companies Act 2013, read with Rule 7 of the Companies (Accounts) Rules, 2014.

i. List of related parties and relationship:

<u>Relationship</u>	<u>Name of related parties</u>
Holding Company	Edelweiss Financial Services Limited
Fellow Subsidiaries (with whom transactions have taken place)	Edelweiss Securities Limited Edel Investments Limited Edelweiss Broking Limited Edelweiss Business Services Limited (Formerly known as Edelweiss Web Services Limited) Eternity Business Centre Limited Edelweiss Commodities Services Limited Edelweiss Tokio Life Insurance Company Limited



Edel Land Limited

Notes to the financial statements

(Currency : Indian rupees)

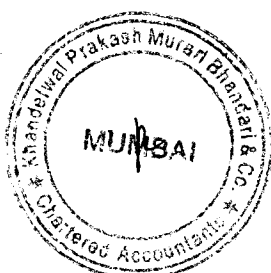
2.23 Related Parties (Continued)

ii. Transactions with related parties :

Sr. No.	Nature of Transaction	Related Party Name	31 March 2017	31 March 2016
<u>Current account transactions</u>				
1	Short term loans taken from	Edelweiss Financial Services Limited (Note 1) Edelweiss Commodities Services Limited	- 2,252,587,526	2,054,287,262 100,000,000
2	Short term loan repaid to	Edelweiss Financial Services Limited (Note 1) Edelweiss Commodities Services Limited	40,063,011 2,225,955,984	2,186,351,897 -
3	Margin placed with	Edelweiss Securities Limited (Note 1)	12,601,681	42,527,864
4	Margin withdrawn from	Edelweiss Securities Limited (Note 1)	70,674,782	39,546,443
<u>Current account transactions</u>				
5	Interest expense on loan from	Edelweiss Financial Services Limited Edelweiss Commodities Services Limited	409,352 14,159,870	20,520,041 62,842
6	Interest received on margin placed with	Edelweiss Securities Limited	210,873	646,060
7	Cost Reimbursement	Edelweiss Financial Services Limited Edelweiss Business Services Limited (Formerly known as Edelweiss Web Services Limited)	2,237,394 773,571	5,050,670 1,940,256
8	Reimbursement paid to	Edelweiss Commodities Services Limited Eternity Business Centre Limited	161,877 283,661	911,359 -
9	Cost Sharing Expense	Edelweiss Securities Limited	-	500,000
10	Processing Fees paid to	Edelweiss Business Services Limited (Formerly known as Edelweiss Web Services Limited)	9,038	17,790
11	Clearing charges Paid	Edelweiss Securities Limited	63,100	45,000
12	Income from Trading in Commodity forward contracts (net)	Edel Investments Limited	-	4,005,000
13	Brokerage Paid to	Edelweiss Securities Limited	170,685	569,708
<u>Balances with related parties</u>				
14	Short term borrowings	Edelweiss Financial Services Limited Edelweiss Commodities Services Limited	- 126,631,542	40,063,011 100,000,000
15	Trade Payables	Edelweiss Securities Limited Edelweiss Tokio Life Insurance Company Limited Edelweiss Commodities Services Limited Edelweiss Broking Limited Edelweiss Business Services Limited (Formerly known as Edelweiss Web Services Limited)	- 17,000 3,363,309 4,000 9,489	559,750 - 3,363,307 - 123,591
16	Trade Receivables	Edelweiss Securities Limited	-	971,409
17	Margin Money receivable	Edelweiss Securities Limited	39,803	57,141,493
18	Nomination deposits - Payables	Edelweiss Financial Services Limited	100,000	100,000
19	Interest accrued and due on borrowings	Edelweiss Financial Services Limited Edelweiss Commodities Services Limited	- 1,021,966	1,987,148 56,558
20	Accrued interest on margin	Edelweiss Securities Limited	15	26,431

Note :

- Loan given/taken to/from parties and margin money placed / refund received with/ from related parties are disclosed based on the maximum incremental amount given/taken and placed / refund received during the reporting period.



Edel Land Limited

Notes to the financial statements

(Currency : Indian rupees)

2.24 Segment reporting

The Company's business is organised and management reviews the performance based on the business segments as mentioned below:

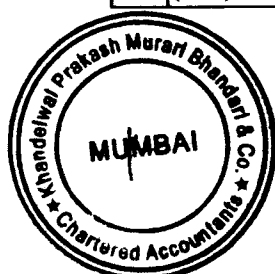
Segment	Activities covered
Capital based business	Income from treasury operations and investments
Agency business	Real Estate Brokerage and Franchise Income

Income for each segment has been specifically identified. Expenditure, assets and liabilities are either specifically identified with individual segments or have been allocated to segments on a systematic basis. Based on such allocations, segment disclosures relating to revenue, results, assets and liabilities have been prepared.

Since the business operations of the Company are primarily concentrated in India, the Company is considered to operate only in the domestic segment and therefore there is no reportable geographic segment.

The following table gives information as required under the Accounting Standard -17 on Segment Reporting

	Particulars	For the Year Ended 31 March 2017	For the Year Ended 31 March 2016
I	Segment Revenue		
	a) Capital based business	(4,807,293)	2,095,996,740
	b) Agency Business	(453,520)	5,718,019
	c) Unallocated	-	-
	Total	(5,260,813)	2,101,714,759
	Less : Inter Segment Revenue	-	-
	Total Income	(5,260,813)	2,101,714,759
II	Segment Results		
	a) Capital based business	(29,544,827)	32,160,476
	b) Agency Business	(6,067,918)	(1,967,624)
	c) Unallocated	(114,500)	(82,900)
	Total	(35,727,245)	30,109,952
	(Loss)/Profit before taxation	(35,727,245)	30,109,952
	Less : Provision for taxation	(405,393)	(5,797,084)
	Add : MAT availed	-	6,070,607
	Less: Deffered Tax	2,479,360	(3,284,192)
	(Loss)/Profit after taxation	(33,653,278)	27,099,283



Edel Land Limited

Notes to the financial statements

(Currency : Indian rupees)

2.24 Segment reporting (Continued)

	Particulars	As at 31 March 2017	As at 31 March 2016
III	Segment Assets		
	a) Capital based business	233,255,094	285,572,878
	b) Agency Business	5,326,685	9,294,366
	c) Unallocated	6,583,257	15,899,168
	Total	245,165,036	310,766,412
IV	Segment Liabilities		
	a) Capital based business	134,640,656	148,406,205
	b) Agency Business	659,167	4,166,165
	c) Unallocated	1,440,360	16,115,910
	Total	136,740,184	168,688,280
V	Capital Expenditure (Including Capital Work-In-Progress)		
	a) Capital based business	-	-
	b) Agency Business	2,507,345	1,517,202
	c) Unallocated	-	-
	Total	2,507,345	1,517,202
VI	Depreciation and Amortisation		
	a) Capital based business	-	-
	b) Agency Business	3,747,506	2,912,647
	c) Unallocated	-	-
	Total	3,747,506	2,912,647
VII	Significant Non-Cash Expenses Other than Depreciation and Amortisation		
	a) Capital based business	(324,233)	284,225
	b) Agency Business	(30,588)	775
	c) Unallocated	-	-
	Total	(354,821)	285,000

2.25 Earnings per share

In accordance with AS 20 as prescribed under Section 133 of the Companies Act, 2013 read with Rule 7 of the Companies (Accounts) Rules, 2014.

Particulars	For the year ended 31 March 2017	For the year ended 31 March 2016
a) Shareholders earnings (as per statement of profit and loss)	(33,653,278)	27,099,283
b) Calculation of weighted average number of equity shares of Rs 10 each:		
- Number of equity shares at the beginning of the year	135,000	135,000
- Equity Shares issued during the year	-	-
Total number of equity shares outstanding at the end of the year.	135,000	135,000
Weighted average number of equity shares outstanding during the year (based on the date of issue of shares)	135,000	135,000
c) Basic and diluted earnings per share (in rupees) (a/b)	(249.28)	200.74

The basic and diluted earnings per share are the same as there are no dilutive potential equity shares.



Edel Land Limited

Notes to the financial statements

(Currency : Indian rupees)

2.26 Disclosure pursuant to Accounting Standard 15 (Revised) - Employee Benefits

A) Defined contribution plan (Provident fund):

Amount of Rs.323,587/- (Previous year: Rs. 974,258/-) is recognised as expenses and included in "Employee benefit expenses" – note 2.20 in the statement of profit and loss.

B) Defined benefit plan - Gratuity

The following tables summarize the components of the net benefit expenses recognized in the profit and loss account and the funded status and amounts recognized in the balance sheet for the Gratuity benefit plan.

Statement of Profit and Loss

Net employee benefits expenses:

Particulars	For the year ended 31 March 2017	For the year ended 31 March 2016
Current service cost	2,000	156,000
Interest on defined benefit obligation	13,000	3,000
Actuarial gains	(185,000)	(2,000)
Total included in 'Employee Benefit Expense'	(170,000)	157,000

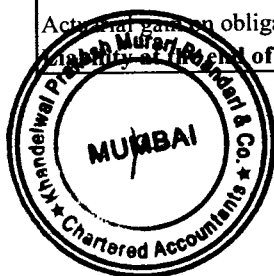
Balance Sheet

Details of provision for gratuity:

Particulars	As at 31 March 2017	As at 31 March 2016
Liability at the end of the year	5,000	196,000
Fair value of plan assets at the end of the year	-	-
Net Liability	5,000	196,000
Amount in Balance Sheet	5,000	196,000
Of which, Short term Provision	11	1,000

Reconciliation of the defined benefit obligation (DBO) are as follows:

Particulars	As at 31 March 2017	As at 31 March 2016
Liability at the beginning of the year	196,000	39,000
Transfer Out	(21,000)	-
Current service cost	2,000	156,000
Interest Cost	13,000	3,000
Actuarial gain on obligations	(185,000)	(2,000)
Liability at the end of the year	5,000	196,000



Edel Land Limited

Notes to the financial statements

(Currency : Indian rupees)

2.26 Disclosure pursuant to Accounting Standard 15 (Revised) - Employee Benefits (Continued)

Experience Adjustment:

Particulars	For the year ended 31 March 2017	For the year ended 31 March 2016
Defined Benefit Obligation	5,000.00	196,000.00
Surplus / (Deficit)	5,000.00	(196,000.00)
On Plan Liabilities: (Gain)/ Loss	(185,000.00)	(9,000.00)
On Plan Assets: Gain/ (Loss)	-	-
Estimated Contribution for next year	-	-

Principle actuarial assumptions at the balance sheet date:

Particulars	As at 31 March 2017	As at 31 March 2016
Discount rate current	6.80%	7.40%
Salary escalation current	7.00%	7.00%
Employees attrition rate (based on categories) :		
Senior	13.00%	13.00%
Mid	18.00%	18.00%
Junior	25.00%	25.00%
Expected Average remaining working lives of employees	3 years	5 years

2.27 Operating leases

The Company has taken a premise on operating lease. Gross rental expenses for the year aggregated to Rs. Nil/- (Previous Year Rs. 2,407,420/-) which has been included under the head Other expenses – Rent in the statement of profit and loss.

2.28 Earnings and expenditure in foreign currency

The Company did not have any earnings or expenditure in foreign currency during the year (previous year Rs. Nil).

2.29 Capital commitments and contingent liabilities

The Company has Rs. Nil/- capital commitments (previous year Rs. 518,000) and contingent liabilities as at the balance sheet date Rs. Nil (previous year Rs. Nil).

2.30 Details of purchase, sales and change in stock in trade of Securities:

Particulars	For the year ended 31 March 2017	For the year ended 31 March 2016
Opening Stock	-	-
Purchase	5,557,961	2,010,427,392
Sales	8,711,720	2,067,896,063
Closing Stock	-	-
Profit/(Loss) on trading of Securities	3,153,759	57,468,671



Edel Land Limited**Notes to the financial statements**

(Currency: Indian Rupees)

2.31 The following currency futures have open interest as on the balance sheet date

Name of currency future	As at 31 March 2017		As at 31 March 2016	
	Number of contracts	Number of units involved	Number of contracts	Number of units involved
Short position – USDINR	-	-	6000	6000,0000

2.32 Cost sharing

Edelweiss Financial Services Limited, being the holding company along with fellow subsidiaries incurs expenditure like common senior management compensation cost (FY 2015-16), Group mediclaim, insurance, rent, electricity charges etc. which is for the common benefit of itself and its certain subsidiaries, fellow subsidiaries including the Company. This cost so expended is reimbursed by the Company on the basis of number of employees, time spent by employees of other companies, actual identifications etc. On the same lines, employees' costs expended (if any) by the Company for the benefit of fellow subsidiaries is recovered by the Company. Accordingly, and as identified by the management, the expenditure heads in note 2.20 and 2.22 include reimbursements paid and are net of reimbursements received based on the management's best estimate.

2.33 Details of dues to micro and small enterprise

Trade Payables includes Rs. Nil (previous year: Rs. Nil) payable to "Suppliers" registered under the Micro, Small and Medium Enterprises Development Act, 2006. No interest has been paid / is payable by the Company during the year to "Suppliers" registered under this act. The aforementioned is based on the responses received by the Company to its inquiries with suppliers with regard to applicability under the said act.

2.34 Disclosure on Specified Bank notes (SBN's) pursuant to notification as per amended Schedule III of the Companies Act, 2013

Particular	SBN	Other denomination	Total
Closing cash in hand as on 8 November 2016	16,000	180	16,180
(+) Permitted receipts	-	-	-
(-) Permitted payments	-	-	-
(-) Amount deposited in Banks	16,000	-	16,000
Closing cash in hand as on 30 December 2016	-	180	180

Note: The amount in receipts (SBN) represents cash returned by employees given to them as advances to meet expenses on behalf of the Company.

2.35 Previous year comparatives

Previous year's figures have been regrouped and rearranged wherever necessary to confirm to current year's presentation/classification.

As per our report of even date attached.

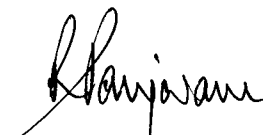
For Khandelwal Prakash Murari Bhandari & Co.
Chartered Accountants
Firm's Registration No. 102454W


Punit Soni
Partner
Membership No: 173087



Mumbai
09 May 2017

For and on behalf of the Board of Directors


Rujan Panjwani
Director
DIN:00237366


Sanjeev Rastogi
Director
DIN:00254303