
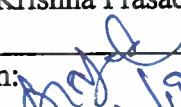
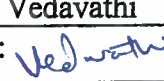



Sale Agreement Authorization Form-PMR II

Check List

Items to be checked	Mention details here		Sale Agreement, booking form & plan tally?
Project Name	PARAMOUNT AVENUE		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Vendor	PARAMOUNT ESTATES		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Flat no.	226		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Land area (sq. yds.)	38.50		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Built-up-area (sft)	840		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Car Parking No			<input type="checkbox"/> Yes <input type="checkbox"/> No
Type	<input type="checkbox"/> Semi-deluxe <input type="checkbox"/> Deluxe		<input type="checkbox"/> Yes <input type="checkbox"/> No
Buyers name, age, address, etc.	Check with booking form.		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Schedule of flat	Check with booking form.		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Boundaries: North	Open to sky		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
South	Open to sky		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
East	6'-6" wide corridor		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
West	Open to sky		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Total sale Consideration (as per declaration form)	23,00,000/-		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
PPT No.	192		N A
Sale Deed value	23,00,000/-		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Construction contract value			<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Installments	Check with booking form.		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Date of completion	28-02-2019		<input type="checkbox"/> Yes <input type="checkbox"/> No
Remarks			
Prepared by (Ch. Venkat Ramana Reddy):	Checked by (K.Krishna Prasad):	Checked by (Accountant): Mrs. Vedavathi	Approved by (MD):
Sign: 	Sign: 	Sign: 	Sign: 
Date: 24/1/19	Date: 24/1/19	Date: 24/1/19	Date: 74 JAN 2019

APPROVED BY
74 JAN 2019
SUNAM MOJJI
MANAGING DIRECTOR

SALE DEED AUTHORIZATION FORM

Project	M/S.PARAMOUNT ESTATES - PARAMOUNT AVENUE		
Buyer Name	MS. K. VENKATA YAMUNA		
Flat / Bungalow No.	226	Area	840.00
Land Area	46.29		Semi / Deluxe / Luxury
Car Parking No.		2 wheeler parking no	

Payment & Agreement Details:

A	Total Sale Consideration	23,00,000
B	Add : Stamp duty & registration charges, Mutation exp	4,300
C	Add: Service Tax & VAT @ 4.5%	2,76,000
D	Add: GST @ 18%	-
E	Total Taxes (B + C + D)	2,80,300
F	Total amount payable (A+E)	25,80,300
G	Total Amount Paid	25,18,500
H	Balance Amount Payable (F-G)	61,800

K	Sale Deed Value	23,00,000
L	Construction Contact value	-

		Total amount	Cheq.released	Chq. Ready
M	Housing Loan Sanctioned	-	-	-
N	Own contribution (including taxes)	25,80,300	25,18,500	61,800

Security Cheque Details:

	Cq. No.	Amount	Security cq.received
1st Installment of HL		-	<input checked="" type="checkbox"/> Not required
			<input type="checkbox"/> Collect cq.at the time of registration
Own contribution		61,800	<input checked="" type="checkbox"/> Security cq.received
			<input type="checkbox"/> Not required
Balance HL Amount		-	<input checked="" type="checkbox"/> Collect cq.at the time of registration
			<input type="checkbox"/> Security cq.received

Remarks:

58,000/- on time payment discount given:
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Authorised by:

Name	Accountant	CR Manager	Prabhakar Reddy
Sign		<i>[Signature]</i>	<i>[Signature]</i>
Date		15/5/19	15/5/19




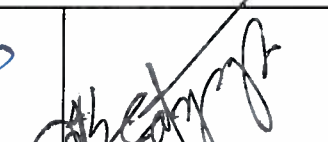


Authorization form for handing over the possession of Flat in 'Paramount Avenue'

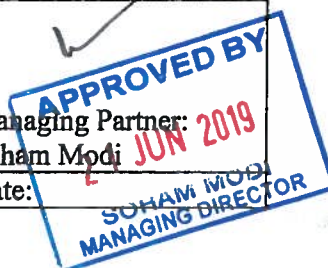
Flat /Villa No.	226
Name of Buyer	K.V.YAMUNA

A.	Total sale consideration.	Rs. 23,00,000/-
B.	Less: Discount for on time payments.	Rs. NIL
C.	Less: Other discounts	Rs. NIL
D.	Add: Reg. Charges	Rs. 1,38,000/- + 12 ✓
E.	Add: VAT	Rs. NIL
F.	Add: Service Tax	Rs. NIL
G.	Add: GST	Rs. 2,76,000 + 1,386 = 2,77,386 ✓
H.	Add: Extra Specs Charges	Rs. 7,700
I.	Add: Misc. Charges	Rs. 4,300 + 390 = 4,690
J.	Less: Amount paid	Rs. 27,18,690
K.	Balance amount Due	Rs. 9,086 9098 ✓
L.	Refund	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Rs. NIL
M.	Interest Payable	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Rs. (10,977)
M	Maintenance charges due from	1 st July 2019
N	Buyer Info database balance	Rs. 9086 - 9098 ✓
O	Tally balance	Rs. 9086 - 9098 ✓
P	Remarks:	
	Corpus Fund Rs. 15,000/- collected	
	Maintenance charges @Rs.1.50 per sft per month (Rs. 7,560) collected	
	Membership fee Rs.50/- collected.	

	Check List	Yes / No
1.	Buyer has signed the Association Membership Form & Undertaking	✓
2.	No Due Certificate signed	✓
3.	6 PDC for Maintenance Charges collected	✓
4.	Buyer has signed Electricity Transfer form & Affidavit on stamp paper	✓
5.	Corpus fund collected	✓
6.	VAT / Service Tax charged on other amounts	✓

Authorized by:

 K. Krishna Prasad Date: 20/6/19	 Accountant Date: 20/6/19	 Samba Siva Rao Date: 21/6/19	 Managing Partner: Soham Modi Date: 21 JUN 2019
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- Note: 1. Update Sale Completed as 'Yes' in the database.
2. Give a copy of Owners Association rule to the buyer.