

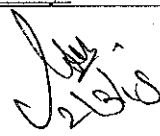
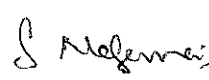


Authorization form for handing over the possession of Flat in 'Villa Orchids'

Flat No.	59
Name of Buyer	Mrs. M. Sireesha

A.	Total sale consideration.	Rs. 37,68,000/-
B.	Less: Discount for on time payments.	Rs. Nil
C.	Less: Other discounts	Rs. Nil
D.	Add: Reg. Charges	Rs. 2,26,280/- + 3,768/- (GHMC mutation charges)
E.	Add: VAT	Rs. 47,100/-
F.	Add: Service Tax	Rs. 1,69,560/-
G.	Add: Extra Specs Charges	Rs. Nil
H.	Add: Misc. Charges	Rs. 5,300/-
I.	Less: Amount paid	Rs. 42,20,000/-
J.	Balance amount Due	Rs. 8 ✓
K.	Refund	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No Rs.
L.	Interest Payable	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No Rs. 40320 ✓ for MD's Affidavit.
M.	Maintenance charges due from	October 2017
N.	Buyer Info database balance	Rs. 8/-
O.	Tally balance	Rs. -
P.	Remarks:	
	Corpus Fund Rs.30,000/- to be collected	
	Maintainance charges @Rs.2500/- to be collected wef Oct 17 to March 18	
	Membership fee Rs.50/- to be collected	

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

Authorized by:

 G. B. Ram Babu	 Accountant	 Samba Siva Rao	 Managing Partner Soham Modi
Date: 2/3/18	Date: 2/3/18	Date: 7/3/18	Date: 07/MAR 2018

- Note: 1. Update Sale Completed as 'Yes' in the database.
2. Give a copy of Owners Association rule to the buyer.

Interest calculation for delayed payments.

Project Name: Villa Orchids
 Flat no. 59
 Customer Name : Mrs. M. Sireesha
 Booked by Suresh
 Prepared by Pavan
 Date 23.02.2018
 Sign
 Interest rate 18.00 % p.a.

Date	Instal / Paym	Remarks	Days	Principal	Interest	Balance
14-Oct-15	25000	Booking amount	-	-	-	25,000
19-Oct-15	-25000	chq recd	5	25,000	62	-
29-Oct-15	200000	1st installment	10	-	-	200,000
14-Nov-15	562000	2nd installment	16	200,000	1,578	762,000
26-Nov-15	-200000	chq recd	12	762,000	4,509	562,000
11-Apr-16	-1402000	chq recd	137	562,000	37,970	(840,000)
03-Aug-16	840500	on completion of footing	114	(840,000)	(47,224)	500
03-Nov-16	840500	on completion of RCC wc	92	500	23	841,000
04-Mar-17	-1391000	payment recd	121	841,000	50,184	(550,000)
20-Mar-17	550000	on completion of civil wd	16	(550,000)	(4,340)	-
03-Jul-17	-12000	payment recd	105	-	-	(12,000)
03-Jul-17	-40000	payment recd	-	(12,000)	-	(52,000)
03-Jul-17	-50000	payment recd	-	(52,000)	-	(102,000)
03-Jul-17	-200000	payment recd	-	(102,000)	-	(302,000)
03-Jul-17	-50000	payment recd	-	(302,000)	-	(352,000)
03-Jul-17	-50000	payment recd	-	(352,000)	-	(402,000)
03-Jul-17	-50000	payment recd	-	(402,000)	-	(452,000)
03-Jul-17	-300000	payment recd	-	(452,000)	-	(752,000)
03-Jul-17	-243000	payment recd	-	(752,000)	-	(995,000)
05-Jul-17	550000	on completion of flooring	2	(995,000)	(981)	(445,000)
05-Jul-17	200000	on completion	-	(445,000)	-	(245,000)
17-Jul-17	-207000	payment recd	12	(245,000)	(1,450)	(452,000)
	(452000)			Approx Interest Payable	40,330	

Note:
 Column A, B & C: Enter Installemnts & payments received
 Column B: Enter receivables as positive amounts & payments received as negative amounts.
 Cloumns D to G: Do not change.
 Sort columns A , B & C in accending order.
 Calculate sum of Installments / Payments & Interest

Charge Interest of Rs. (or) Interest waived

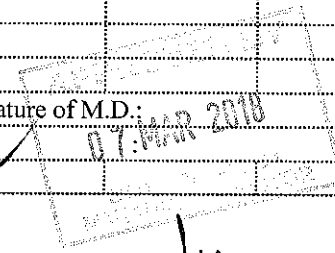
Allow on-time payment discount (or) Reduce on-time payment discount to Rs. 25000

Signature of Manager:

Date :

Signature of M.D.:

Date



Dis.
 - Please work off
 - NO O/P A

23/18