

Authorization form for handing over the possession of Flat in 'Vista Homes'

Flat No.	I-006
Name of Buyer	Mr. B. Kalyan & Mr. B. Srikanth

A.	Total sale consideration.	Rs. 27,50,000/-
B.	Less: Discount for on time payments.	Rs. Nil
C.	Less: Other discounts	Rs. nil
D.	Add: Reg. Charges	Rs. 1,65,000/- + 2,750/-
E.	Add: VAT	Rs. 11,872/-
F.	Add: Service Tax	Rs. 39,740/-
G.	Add: Extra Specs Charges	Rs. (-29,000)/-
H.	Add: Misc. Charges	Rs. 4,900/-
I.	Less: Amount paid	Rs. 29,76,860 /-
J.	Balance amount Due	Rs. (-31,598) /-
K.	Refund	<input type="checkbox"/> Yes <input type="checkbox"/> No Rs.
L.	Interest Payable	<input type="checkbox"/> Yes <input type="checkbox"/> No Rs.
M.	Maintenance charges due from	June 2017
N.	Buyer Info database balance	Rs. -31,598 /-
O.	Tally balance	Rs. 81,598 /-
P.	Remarks: Corpus Fund & Maint charges adjusted in refund amt	
	Corpus fund Rs.15,000/- to be collected.	B. 31,598 - 24050 = 7548/
	Maintenance charges to be collected for initial six months	
	Membership fee of Rs.50/- collected.	

details !
N. Rajyalakshmi
9/6/17

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

APPROVED BY
 10 MAY 2017
 MANAGER FOR

Authorized by:

<i>G.B. Ram Babu</i> G. B. Ram Babu	<i>N. Rajyalakshmi</i> Accountant	<i>Samba Siva Rao</i> Samba Siva Rao	<i>Soham Modi</i> Managing Partner:
Date: <i>8/5/17</i>	Date: <i>8/5/17</i>	Date: <i>10/5/17</i>	Date: <i>10/5/17</i>

APPROVED BY
 08 MAY 2017
 MANAGER FOR

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

Verified By: *[Signature]*
 Date: *[Date]*
M. JAYA PRAKASH
 Manager-Finance & Accounts

SALE DEED AUTHORIZATION FORM

Project	M/S. PANKAJ SANGHVI - INVESTOR SHARE FLAT		
Buyer Name	MRS. B. KALYAN		
Flat / Bungalow No.	I-006	Area	950
Land Area	57.71		Semi / Deluxe / Luxury
Car Parking No.			

Payment & Agreement Details:

A	Total Sale Consideration	27,50,000
B	Add : Stamp duty & registration charges and mutation exp	1,72,250
C	Add: Service Tax @4.5%	-
D	Add: VAT @1.25%	34,375
E	Total Taxes (B + C + D)	2,06,625
F	Total amount payable (A+E)	29,56,625
G	Total Amount Paid	5,01,860
H	Balance Amount Payable (F-G)	24,54,765

I	Sale Deed Value	27,50,000
J	Construction Contact value	-

		Total amount in	cheque released / Paid	Cheq ready
K	Housing Loan Sanctioned	24,75,000	-	24,75,000
L	Own contribution (including taxes)	4,81,625	5,01,860	(20,235)

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		(20,235)	<input checked="" type="checkbox"/> Not required
			<input type="checkbox"/> Collect cq.at the time of registration
Balance HL Amount		24,75,000	<input type="checkbox"/> Not required
			<input checked="" type="checkbox"/> Collect cq.at the time of registration

Remarks:

Registration exp paid in favour of M/s Vista Homes
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Authorised by:

Name	Accountant	CR Manager	Prabhakar Reddy	MD
Sign	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>
Date	13/04/17	13/04/17	13/04/17	13/04/17