

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	M/s. Paramount Estates	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Flat no.	602	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Land area (sq. yds.)	46.29	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Built-up-area (sft)	1010	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Car Parking No	Single	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Type	<input type="checkbox"/> Semi-deluxe <input checked="" type="checkbox"/> Deluxe <input type="checkbox"/> Luxury	<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	23,03,500	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
PPT No.	131	N A	
Discount (in Rs. per sft.)	150/- per sft	N A	
On time payment discount ((in Rs. per sft.)	50/- per sft		
Total Discount (in Rs. per sft.)	200/- per sft		
Sale Consideration Calculation	Check booking form with price list	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Sale Deed value	23,03,500/-	<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	31.12.2015	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Remarks 1) Discount not shown in sale Consideration.			
2) First installment not received.			
Prepared by Ch. Venkat Ramana Reddy	Checked by (K. Krishna Prasad):	Checked by (Accountant):	Approved by (MD):
Sign:	Sign:	Sign:	Sign:
Date: 10/1/15	Date: 12/01/15	Date: 12/01/15	Date:

APPROVED
14 JAN 2015
SUDAM M...
MANAGING DIRECTOR

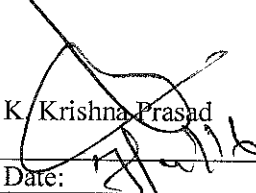
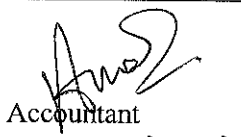
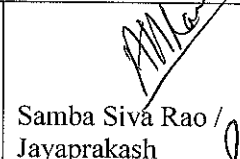
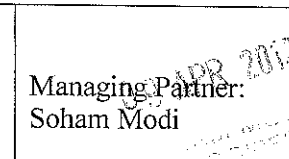


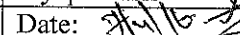

Authorization form for handing over the possession of Flat in 'Paramount Avenue'

Flat No.	602
Name of Buyer	Mr. G. SREEKANTH

A.	Total sale consideration.	23,03,500
B.	Less: Discount for on time payments.	50,500
C.	Less: Other discounts – Discount not shown in sale consideration.	1,51,500
D.	Add: Reg. Charges	1,38,240
E.	Add: VAT	28,794 + 313 = 29,107
F.	Add: Service Tax.	74,130 + 227 = 74,357
G.	Add: Extra Specs Charges (revised)	6,257
H.	Add: Misc. Charges	4,300 + 156 + 390 + 152 + 15,000 + 6,060 + 50 = 31,108
I.	Less: Amount paid	23,56,500
J.	Add: Interest Amount to be charged	NIL
K.	Balance amount Due	19,069
L.	Refund if any	NIL
Remarks:		
1) Corpus fund Rs.15,000/- included in the above statement.		
2) Initial 6 maintenance charges included in the above statement (Rs.6,060/-) .		
3) Membership fee Rs.50/- included in the above statement.		
M	Interest Amount as calculated	(-) 23,249
N	Service Tax paid to department	
O	Service Tax security deposit to be collected	
P	Maintenance charges due from	April 2016 @ Rs.1.00 per sft.

	Check List	Yes / No
1.	Buyer has been informed that Maintenance Charges are due from date of completion & not occupation.	✓
2.	Buyer has signed the Association Membership Form.	✓
3.	No Due Certificate signed	✓
4.	6 PDC for Maintenance Charges collected	✓
5.	Buyer has signed Electricity Transfer form & Affidavit on stamp paper	✓
6.	Service Tax Undertaking collected	✓

Authorized by:

 K. Krishna Prasad	 Accountant	 Samba Siva Rao / Jayaprakash	 Managing Partner: Soham Modi
Date: 	Date: 	Date: 	Date: 

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

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

Flat No.	602
Name of Buyer	Mr. G. SREEKANTH

A.	Total sale consideration.	23,03,500
B.	Less: Discount for on time payments.	50,500
C.	Less: Other discounts – Discount not shown in sale consideration.	1,51,500
D.	Add: Reg. Charges	1,38,240 ✓
E.	Add: VAT	28,794 + 313 = 29,107
F.	Add: Service Tax.	74,130 + 227 = 74,357
G.	Add: Extra Specs Charges (revised)	6,257
H.	Add: Misc. Charges	4,300 + 156 + 390 + 152 + 20,000 + 50 = 31,108
I.	Less: Amount paid	23,56,500
J.	Add: Interest Amount to be charged	NIL
K.	Balance amount Due	14,069
L.	Refund if any	NIL
Remarks:		
1) Corpus fund Rs.15,000/- included in the above statement.		
2) Initial 6 maintenance charges included in the above statement (Rs.6,060/-) .		
3) Membership fee Rs.50/- included in the above statement.		
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	Check List	Yes / No
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3.	No Due Certificate signed	
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5.	Buyer has signed Electricity Transfer form & Affidavit on stamp paper	
6.	Service Tax Undertaking collected	

Authorized by:

K. Krishna Prasad	Accountant	Samba Siva Rao / Jayaprakash	Managing Partner: Soham Modi
Date:	Date:	Date:	Date:

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