

SILVER OAK REALTY

g/c

5-4-187/3&4, II Floor,
Soham Mansion, M.G Road,
Secunderabad – 500 003.
Phone: +91-40-66335551

Date: 21st April 2017.

To
Mr. Anand Sagar,
Architectural Associates,
Secunderbad.

**Sub: Consultancy fees for Silver Oak Bungalows Phase – IX (Silver Oak Realty)
situated at Sy. Nos. 11, 12, 14 to 18 & 294 Cherlapally Village, Kapra Mandal,
GHMC Kapra Circle, Medchal - Malkazgiri District.**

Ref: Our letter dated 16.11.2015.

Dear Mr. Anand Sagar,

As per our above referred letter the total consultancy charges payable to you for our proposed project Silver Oak Bungalows Phase – IX (Silver Oak Realty) is as follows:

Consultancy charges for Architectural designs for 68 bungalows @ Rs.10,000/- per bungalow:	Rs. 6,80,000
Club House design charges @ Rs. 10/- per S.ft (69,720 S.ft)	Rs. 69,720
Lay-out design charges	Rs. 50,000

Total	Rs. 7,99,720

Rounded Off to Rs. 8,00,000/- (Rupees Eight Lakhs only).

We have already paid a sum of Rs. 2,00,000/- (Rupees Two Lakhs only) on the following dates:

1. Rs. 1,00,000/- (Rupees One Lakh only) has been paid on 07.11.2015.
2. Rs. 1,00,000/- (Rupees One Lakh only) has been paid on 22.07.2016.

Please find enclosed herewith cheque for Rs. 1,20,000/- (Rupees One Lakh and Twenty Thousand only) vide cheque No. 0001 dated 24.04.17 drawn on HDFC Bank, S. D. Road, Sec'bad.

The balance amount of Rs.4,80,000/- (Rupees Four Lakhs and Eighty Thousand only) shall be paid in 8 (eight) quarterly installments from July 2017 (Rs. 60,000/- per quarter). Applicable TDS shall be deducted and Service tax, Krishi Kalyan Cess, Swachha Bharat Cess shall be paid extra.

Scope of work:

- a. Preparation of all relevant drawings like presentation drawings, perspective views, working drawings and sanction plans for:
 - i. East, west and north facing villas for plot sizes of 125 & 150 sq yds. Each villa type will have 3/4 options like single floor, duplex, double, single floor without staircase.

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- ii. Type design for plots of other sizes that cannot accommodate standard designs.
 - iii. Clubhouse
 - iv. Entrance arch & security kiosk
 - v. Overhead tank
- b. One perspective view of clubhouse, single floor villas (east & west type), duplex villas (east & west type) and bird's eye view of site (about 9 views). Cost for additional perspective views shall be paid extra.
- c. Scope of work shall not include:
- i. Structural designs
 - ii. Landscape designs
 - iii. MEP consultancy (electrical and bathroom layouts of individual villas shall fall in your scope) for layout related works.
 - iv. Consultancy for interior design of model villas and clubhouse.

I hope you will find the above in order.

Please sing a copy of this letter as confirmation of the above.

Thank you,

Yours sincerely,
For Silver Oak Realty,

(Soham Modi).
Managing Partner.

cl no. 000018 dt 24.4.2017

Agreed and Accepted by:

Architecture Associates,
Architects, Interior Designers, Engineers,
8-1-383, R.P. Road, Secunderabad-3.
Sign: 02085, (Fax)27700826
(Anand Sagar)