

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.	314	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Land area (sq. yds.)	24.75	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Built-up-area (sft)	540	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Car Parking No		<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 checked="" 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	6'-6" wide corridor	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
East	Staircase	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
West	6'-6" wide corridor	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Total sale Consideration (as per declaration form)	12,83,000/-	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
PPT No.		N A	
Sale Deed value	12,83,000/-	<input type="checkbox"/> Yes <input type="checkbox"/> No	
Construction contract value	150	<input type="checkbox"/> Yes <input type="checkbox"/> No	
Installments	Check with booking form.	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Date of completion	30.11.2017	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Remarks			
Prepared by Ch. Venkat Ramana Reddy	Checked by (K. Krishna Prasad):	Checked by (Accountant): Amar	Approved by (MD)
Sign:	Sign:	Sign:	Sign:
Date: 9/8/16	Date: 12/8/16	Date: 10/08/16	Date: 10/08/16

APPROVED BY
10/08/16
SOHAM MOH...
MANAGING DIR...


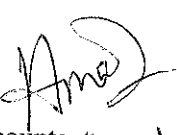


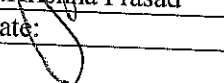
Authorization form for handing over the possession of flat in 'Paramount Avenue'

Villa / Flat No.	314
Name of Buyer	Dilip kumar

A.	Total sale consideration.	Rs 12,83,000/-
B.	Less: Discount for on time payments.	Rs. 27,000/-
C.	Less: Other discounts-Discout not shown in sale consideration amount.	Rs. NIL
D.	Add: Reg. Charges	Rs.76,980/-
E.	Add: VAT	Rs. 16,038/-
F.	Add: Service Tax	Rs.57,225 /-
G.	Add : GST	Rs.460 + 1404
H.	Add: Extra Specs Charges	Rs. 7,800/-
I.	Add: Misc. Charges	Rs.4,300 +390=4,690 + 600
J.	Less: Amount paid	Rs.14,44,163
K.	Balance amount Due	Rs. nil
L.	Refund	<input type="checkbox"/> Yes <input type="checkbox"/> No
M.	Interest Payable	Rs. 24,970 22,966 /-
M	Maintenance charges due from	<input type="checkbox"/> Yes <input type="checkbox"/> No
N	Buyer Info database balance	Rs. - 22,966 /-
O	Tally balance	Rs. Cr, 22,966 /-
P	Remarks: Corpus fund & advance 6 months maintenance charges & Membership fee to be collected.	

Check List		Yes / No
1.	Buyer has signed the Association Membership Form /paid fees	
2.	No Due Certificate signed	
3.	6 PDC for Maintenance Charges collected (from 1 st February 2018)	
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	 Accountant	 Samba Siva Rao	 Managing Director
Date: 	Date: 23/03/18	Date: 24/2/18	Date: 27 MAR 2018

- Note: 1. Update Sale Completed as 'Yes' in the database.
2. Give a copy of Owners Association rule to the buyer.
3. Mention details of eligibility of special offers in remarks column.

27 MAR 2018
SUNAM MODI
MANAGING DIRECTOR

SALE DEED AUTHORIZATION FORM

Project	M/s. PARAMOUNT ESTATES - PARAMOUNT AVENUE		
Buyer Name	MR. DILIP KUMAR RAMINEDI		
Flat / Bungalow No.	314	Area	540
Land Area	24.75		Semi / Deluxe / Luxury
Car Parking No.			

Payment & Agreement Details:

A	Total Sale Consideration	12,83,000
B	Add : Stamp duty & registration charges	81,480
C	Add: Service Tax @4.5%	57,735
D	Add: VAT @1.25%	16,038
E	Total Taxes (B + C + D)	1,55,253
F	Total amount payable (A+E)	14,38,253
G	Total Amount Paid	2,25,000
H	Balance Amount Payable (F-G)	12,13,253

I	Sale Deed Value	12,83,000
J	Construction Contact value	-

	Total amount in Rs.	cheq ready	Balance amount
K	Housing Loan Sanctioned 11,00,000	6,49,163	4,50,837
L	Own contribution (including taxes) 3,38,253	2,25,000	1,13,253

Security Cheque Details:

	Cq. No.	Amount	Security cq.received
1st Installment of HL		6,49,163	Not required
			Collect cq.at the time of registration
			Security cq.received
Own contribution		1,13,253	Not required
			Collect cq.at the time of registration
			Security cq.received
Balance HL Amount		4,50,837	Not required
			Collect cq.at the time of registration
			Security cq.received

Remarks:

No Triparty agreement, based on registration
27,000/-on time payment discount given:

Authorised by:

Name	Accountant	CR Manager	Prabhakar Reddy	APPROVED BY MD SOHAM ME MANAGING
Sign	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>	
Date	10/9/16	10/9/16	10/9/16	