

Sale Agreement Authorization Form-VISTA

Check List

Items to be checked	Mention details here	Sale Agreement, booking form & plan tally?	
Project Name	VISTA HOMES	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Vendor	M/s. Vista Homes	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Flat no.	B-307	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Land area (sq. yds.)	57.71	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Built-up-area (sft)	950	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Car Parking No		<input 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 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' wide corridor	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
West	Open to sky	<input type="checkbox"/> Yes <input type="checkbox"/> No	
Total sale Consideration	22,84,000/-	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
PPT No.	115	N A	
Discount (in Rs. per sft.)	50	N A	
On time payment discount ((in Rs. per sft.)	—		
Total Discount (in Rs. per sft.)	50		
Sale Consideration Calculation	Check booking form with price list	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Sale Deed value	22,84,000/-	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Construction contract value		<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	26.05.2015	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Remarks			
Prepared by (Pavan):	Checked by (G. B. Ram/Babu):	Checked by (Accountant):	Approved by (MD):
Sign: <i>[Signature]</i>	Sign: <i>[Signature]</i>	Sign: <i>[Signature]</i>	Sign: <i>[Signature]</i>
Date: 28/12/13	Date: 28/12/13	Date: 30/12/13	Date: 30 DEC 2013

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

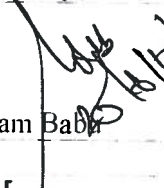
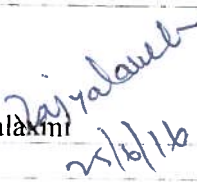
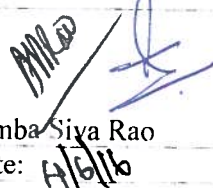

Flat No.	B-307
Name of Buyer	Sqn Ldr B Harika

A.	Total sale consideration.	22,84,000/-
B.	Less: Discount for on time payments.	Nil
C.	Less: Other discounts	Nil
D.	Add: Reg. Charges	1,37,040/-
E.	Add: VAT	28,550/-
F.	Add: Service Tax.	70,577/-
G.	Add: Extra Specs Charges (revised)	Nil
H.	Add: Misc. Charges	9,080/-
I.	Less: Amount paid	25,48,000/-
J.	Add: Interest Amount to be charged	
K.	Balance amount Due	
L.	Refund if any	18,753/-
Remarks:		
Corpus fund Rs.15,000/- to be collected		
Maintenance charges @ Rs.1000/- pm to be collected from April 15 to Dec 15 - 9000		
Maintenance charges @ Rs.1250/- pm to be collected from Jan 16 to June 16 - 7500		
Membership fee of Rs.50/- to be collected.		
M	Interest Amount as calculated	43,080/-
N	Service Tax paid to department	No
O	Service Tax security deposit to be collected	Yes
P	Maintenance charges due from	April 2015

16500
50
16550

Check List	Yes / No
1. Buyer has been informed that Maintenance Charges are due from date of completion & not occupation.	Yes
2. Buyer has signed the Association Membership Form & Undertaking	--
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 & VAT Undertaking collected	--

Authorized by:

 G. B. Ram Babu Date:	 Rajyalaxmi Date: 25/6/16	 Samba Siya Rao Date: 11/6/16	 Managing Partner: Sonam Modi Date:
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APPROVED BY
11 JUL 2016
MANAGING DIRECTOR

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