

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

Flat No.	A-004
Name of Buyer	Mr. Kushal Anand Semiwal

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.	70,576/-
G.	Add: Extra Specs Charges (revised)	Nil
H.	Add: Misc. Charges	5,735/-
I.	Less: Amount paid	25,24,666/-
J.	Add: Interest Amount to be charged	
K.	Balance amount Due	1,235/-
L.	Refund if any	
Remarks: Service tax charged @ 3.09% on sale consideration		
Vat charged @ 1.25% on sale consideration.		
Corpus fund Rs.15,000/- collected.		
Maintenance charges @ Rs.1000/- pm collected wef August 14 to December 2015		
Membership fee Rs.50/- collected.		
M	Interest Amount as calculated	27,451/- <i>not finalized</i>
N	Service Tax paid to department	No
O	Service Tax security deposit to be collected	Yes
P	Maintenance charges due from	August 2014

	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:

<i>[Signature]</i> G. B. Ram Babu	<i>[Signature]</i> Rajalaxmi	<i>[Signature]</i> Samba Siva Rao	<i>[Signature]</i> Managing Partner: Sohan Modi
Date: 9/12/15	Date: 9/12/15	Date: 9/12/15	Date: 9/12/15

APPROVED BY
MANAGING DIRECTOR

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