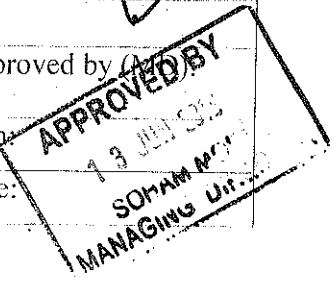


Check List

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	VISTA HOMES	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Flat no.	C-203	<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	Open to sky	<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	25,93,000	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
PPT No.	159	N A
Discount (in Rs. per sft.)	125	N A
On time payment discount ((in Rs. per sft.)	50	
Total Discount (in Rs. per sft.)	175	
Sale Consideration Calculation	Check booking form with price list	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Sale Deed value	25,93,000	<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 type="checkbox"/> Yes <input type="checkbox"/> No
Date of completion	13.06.2017	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Remarks		

Prepared by (Pavan): Sign: <i>[Signature]</i> Date: 13/6/17	Checked by (G. B. Ram Babu): Sign: <i>[Signature]</i> Date: 13/6/17	Checked by (Accountant): Sign: <i>[Signature]</i> Date: 13/6/17	Approved by Sign: <i>[Signature]</i> Date: 13/6/17
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**SALE DEED AUTHORIZATION FORM**

Project	M/S.VISTA HOMES - VISTA HOMES		
Buyer Name	MR. IMRAN KHAN		
Flat / Bungalow No.	C-203	Area	950
Land Area	57.71		Semi / Deluxe / Luxury
Car Parking No.			

**Payment & Agreement Details:**

A	Total Sale Consideration	25,93,000
B	Add : Stamp duty & registration charges and mutation exp	1,62,673
C	Add: Service Tax @4.5%	1,16,685
D	Add: VAT @1.25%	32,413
E	Total Taxes (B + C + D)	3,11,771
F	Total amount payable (A+E)	29,04,771
G	Total Amount Paid	26,57,371
H	Balance Amount Payable (F-G)	2,47,400

I	Sale Deed Value	25,93,000
J	Construction Contact value	-

		Total amount in	cheque released / Paid	Cheq ready
K	Housing Loan Sanctioned	23,29,900	21,30,000	1,99,900
L	Own contribution (including taxes)	5,74,871	5,27,371	47,500

**Security Cheque Details:**

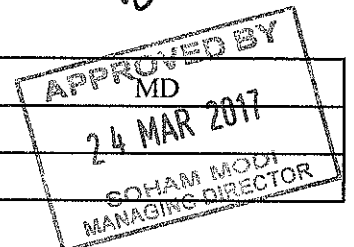
	Cq. No.	Amount	Security cq.received
1st Installment of HL		-	<input checked="" type="checkbox"/> Not required
			<input type="checkbox"/> Collect cq.at the time of registration
			<input type="checkbox"/> Security cq.received
Own contribution		47,500	<input checked="" type="checkbox"/> Not required
			<input type="checkbox"/> Collect cq.at the time of registration
			<input type="checkbox"/> Security cq.received
Balance HL Amount		1,99,900	<input checked="" type="checkbox"/> Not required
			<input type="checkbox"/> Collect cq.at the time of registration
			<input type="checkbox"/> Security cq.received

**Remarks:**

# 47,500/- on time payment discount given:
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**Authorised by:**

Name	Accountant	CR Manager	Prabhakar Reddy
Sign			
Date	24/3	22/3/17	23/03/17




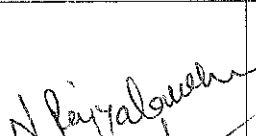


**Authorization form for handing over the possession of Flat in 'Vista Homes'**

Flat No.	C-203
Name of Buyer	Mr. Imran Khan

A.	Total sale consideration.	Rs. 25,93,000/-
B.	Less: Discount for on time payments.	Rs. 47,500/-
C.	Less: Other discounts	Rs. Nil
D.	Add: Reg. Charges	Rs. 1,55,580/- + 2,593/- ( GHMC )
E.	Add: VAT	Rs. 32,413/- + 2,984/-(GST)
F.	Add: Service Tax	Rs. 1,16,685/-
G.	Add: Extra Specs Charges	Rs. 16,575/- <i>Subject To approval.</i>
H.	Add: Misc. Charges	Rs. 5,080/- + 10
I.	Less: Amount paid	Rs. 28,57,271/-
J.	Balance amount Due	Rs. 20,139/- + 10 = 20,149/-
K.	Refund	<input type="checkbox"/> Yes <input type="checkbox"/> No Rs.
L.	Interest Payable	<input type="checkbox"/> Yes <input type="checkbox"/> No Rs.
M.	Maintenance charges due from	October 2017
N.	Buyer Info database balance	Rs. 20,149/-
O.	Tally balance	Rs. 20,149/-
P.	Remarks:	
	Corpus fund Rs.15,000/- to be collected.	
	Maintenance charges @ Rs. 1500/- to be collected for initial six months	
	Membership fee of Rs.50/- to be collected.	

	Check List	Yes / No
1.	Buyer has signed the Association Membership Form & Undertaking	No
2.	No Due Certificate signed	No
3.	6 PDC for Maintenance Charges collected	No
4.	Buyer has signed Electricity Transfer form & Affidavit on stamp paper	No
5.	Corpus fund collected	No
6.	VAT / Service Tax charged on other amounts	Yes

Authorized by:

 G. B. Ram Babu	 Accountant	 Samba Siya Rao	 Managing Partner
Date: 27/8/17	Date: 27/8/17	Date: 28/8/17	Date: 25 AUG 2017

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