

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

Flat No.	B-203
Name of Buyer	Mr. Anand Ram Chander Parsa

A.	Total sale consideration.	16,79,000/-
B.	Less: Discount for on time payments.	Nil
C.	Less: Other discounts	95,000/- (shifted from Luxury to Deluxe)
D.	Add: Reg. Charges	1,00,740/-
E.	Add: VAT	20,988/-
F.	Add: Service Tax.	(58,765/-) 51,900/-
G.	Add: Extra Specs Charges (revised)	Nil
H.	Add: Misc. Charges	5,500/- + 15,000/- (corpus fund) + Rs.10,050/- (Mcharges + M fee)
I.	Less: Amount paid	21,12,094/-
J.	Add: Interest Amount to be charged	
K.	Balance amount Due	
L.	Refund if any	3,17,051/- + 6865 - 3,23,916/-
Remarks: Service tax charged @3.5% on sale consideration		
Vat charged @ 1.25% on sale consideration.		
Corpus fund Rs.15,000/- collected.		
Maintenance charges @ Rs.1000/- pm collected wef March 15 to December 15		
Membership fee of Rs.50/- collected.		
M	Interest Amount as calculated	2,02,180/-
N	Service Tax paid to department	Yes <i>(waived off)</i>
O	Service Tax security deposit to be collected	Yes
P	Maintenance charges due from	March 2015

	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> Rajyalaxmi	<i>[Signature]</i> Samba Siva Rao	<i>[Signature]</i> Managing Partner Soham Modi
Date: <i>[Date]</i>	Date: 12/9/15	Date: 12/9/15	Date: SOHAM MODI MANAGING DIRECTOR

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