

Sale Agreement Authorization Form- PMR-II

**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.	414	<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)	640	<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)	13,10,000/-	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
PPT No.		N/A	
Sale Deed value	13,10,000/-	<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	01.10.2016	<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: 7/9/16	Date: 2/9/16	Date: 09/09/16	Date:

**APPROVED BY**  
13 SEP 2016  
SUHAM MOU.  
MANAGING DIR.




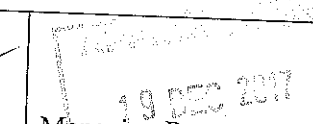
**Authorization form for handing over the possession of Flat in 'Paramount Avenue'**

Villa / Flat No.	414
Name of Buyer	G. SATISH

A.	Total sale consideration.	Rs. 13,10,000/-
B.	Less: Discount for on time payments.	Rs. 13,500/-
C.	Less: Other discounts	Rs. NIL
D.	Add: Reg. Charges	Rs. 78,600/-
E.	Add: VAT	Rs. 14,154/-
F.	Add: Service Tax	Rs. 50,954
G.	Add : GST	Rs. 21,324 + 162 = 21,486 /-
H.	Add: Extra Specs Charges	Rs. 900/-
I.	Add: Misc. Charges	Rs. 4,300 + 390 + 15,000 + 4050 + 50 = 23,790
J.	Less: Amount paid	Rs. 14,66,032
K.	Balance amount Due	Rs. 20,352/-
L.	Refund	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
M.	Interest Payable	<input type="checkbox"/> Yes <input type="checkbox"/> No
M	Maintenance charges due from	Rs. <del>(2000)</del> /- (29,543)
		1 <sup>st</sup> February 2018
N	Buyer Info database balance	Rs. 20,352 /-
O	Tally balance	Rs. 20,352 /-
p	Remarks: Corpus fund & advance 6 months maintenance charges & Membership fee added in the above statement..	

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 <sup>st</sup> February 2017)	✓
4.	Buyer has signed Electricity Transfer form & Affidavit on stamp paper	✓
5.	Corpus fund collected <i>only Rs 15,000/-</i>	✓
6.	VAT / Service Tax charged on other amounts	✓

Authorized by:

 K. Krishna Prasad Date: 17/12/17	 Accountant Date: 18/12/17	 Samba Siva Rao Date: 18/12/17	 Managing Partner: Soham Modi Date: 19 Dec 2017
--	---	---	--

- 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.

**SALE DEED AUTHORIZATION FORM**

Project	M/S. PARAMOUNT ESTATES - PARAMOUT AVENUE		
Buyer Name	MR. GANJI SATISH		
Flat / Bungalow No.	414	Area	540
Land Area	24.75		Semi / Deluxe / Luxury
Car Parking No.			

**Payment & Agreement Details:**

A	Total Sale Consideration	
B	Add : Stamp duty & registration charges and mutation exp	13,10,000
C	Add: Service Tax & VAT @5.75% on 11,32,300/-	82,900
D	Add: GST @ 12% on 1,77,700/-	65,107
E	Total Taxes (B + C + D)	21,324
F	Total amount payable (A+E)	1,69,331
G	Total Amount Paid	14,79,331
H	Balance Amount Payable (F-G)	14,66,032
		13,299

I	Sale Deed Value	
J	Construction Contact value	13,10,000

	Total amount in	cheque released / Paid	Cheq ready
K	Housing Loan Sanctioned		
L	Own contribution (including taxes)		

**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
Own contribution			<input type="checkbox"/> Security cq.received
		13,299	<input checked="" type="checkbox"/> Not required
Balance HL Amount			<input type="checkbox"/> Collect cq.at the time of registration
			<input type="checkbox"/> Security cq.received
			<input checked="" type="checkbox"/> Not required
			<input type="checkbox"/> Collect cq.at the time of registration

**Remarks:**

# Rs.13,500/- on time payment discount given:
---

**Authorised by:**

Name	Accountant	CR Manager	Prabhakar Reddy
Sign	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>
Date	24/08/17	24/08/17	24/08/17

