

Kadakia And Modi housing

#5-4-187/3&4, II Floor, Soham Mansion, M.G. Road, Secunderabad - 500003

07-12-2020 4:54:19 PM

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Flat History Document

Block No A
Flat No 34
CIS No 0

Buyer Name And Address

Mr Birendra Kumar Sinha
ARK Homes, House No-3-4-301,D-214,Daffodil 214 Bollarium,Near Rly Station
Sec-bad500010
Phone : 9032184851/9441132641
Occupation : Banker
Flat Owner : Kadakia and Modi Housing

Sold	Area	Bkg Date	Booked by	App Made	HL Approved	Pre HL Info	Pay Scheme	Parking
Yes	178	07-04-18	M Suresh	Yes	Yes	Yes	HL	1605

HL Req	HL Sanctioned	HL Release	HL Balance	From	Sale Completed
Yes	4000000	4000000	0	IOB staff	No

NOC / OCR	Doc Complete	Reg Done	Agr Executed	Agr Date	Flat Type
Yes	Yes	Yes	Yes	14-09-2017	Deluxe

Sale Amount	Other Amount	Total Amount	Total Receipts	Balance
4650000	367985	5017985	5017985	0

Net Sale Consideration	Value of Sale Deed	Val Agr Const	Oth Taxabl Receipts
4600000.00	0.00	4600000.00	0.00

VAT, Reg Charges	Oth Non Taxable Rcpts	Excess / Check
0.00	0.00	0.00

VAT Return Month	VAT Return Year	VAT Paid	VAT Cheque No	VAT Cheque Date
1	0	0.00	0	0

Sale Deed Date	Date Of Possession	Maintainence From	Booking after OC	OC Date
01-01-1601	01-01-1601	1 0	Yes	01-01-1601

Payment Terms

Date	Description	Amount	ChqNo / Taken	Paid/ Work
07-04-2018	Booking AMount	25,000	599516	Yes
22-04-2018	Within 15days if Booking	200,000	599517	Yes
07-05-2018	15% of sale consideration within 30days of booki	698,000	599518	Yes
01-12-2018	With in 7days On Completion Of Footings&Plinth B	1,048,000	.	Yes
01-03-2019	With in 7days On Completion of RCC Structure	1,048,000	.	Yes
01-06-2019	With in 7days on Completion of Brick work and pl	709,000	277187	Yes
01-09-2019	With in 7days On Completion of Flooring Bathroom	722,000	294296 paid	Yes
01-12-2019	On Completion	200,000	.	Yes

Other Payments

Date	Description	Amount	ChqNo / Taken	Paid/ Work
31-12-2018	GST AMOUNT	95,625	.	No
30-06-2019	GST AMOUNT	95,625	.	No
30-11-2019	GST AMOUNT	95,625	.	Yes
11-11-2020	Refund for Electricity meter TSSPDCL	-10,109	.	No
07-12-2020	GST AMOUNT	131,625	.	Yes
07-12-2020	Discount on ontime payment	-50,000	.	No
07-12-2020	Reg charges	9,204	.	No
07-12-2020	Stamp paper	390	.	No

Receipts

Date	Description	Amount	ChqNo / Taken	Paid/ Work
07-04-2018	Rec No : 2950 / Booking Amount	25,000	599516	Yes
04-05-2018	Rec No : 2953 / Installment Amount	200,000	599517	Yes
10-07-2018	Rec No : 2241 / Installment Amount	698,000	599518	Yes

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4 / Installment Amount	148,000	281988	Yes
296 / Installment Amount	900,000	281989	Yes
2348 / Installment amount	148,000	276623	Yes
2349 / Installment Amount	900,000	276620	Yes
No : 101024 / Installment Amount (21-11-2019)	709,000	277187	Yes
c No : 101020 / Installment Amount-15-11-2019	427,704	522994	Yes
Rec No : 101051 / Being DD No.687058 dt.25.06.2020	722,000	687058	Yes
Rec No : 101081 / Installment	140,281	523000	Yes

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Date	Description	Amount	ChqNo / Taken	Paid / Work
04-2018	1 .Booked under PPT No-284, 2.Deluxe, 3.Housing Loan,4. Registration ,GST As Applicable,5.Discount-2,00,000/-On Time Discount -50000/- CIS No-89852	0	M Suresh	No

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