

**Authorization form for handing over the possession of Villa in 'Nilgiri Estate'**

|               |              |
|---------------|--------------|
| Villa No.     | 77           |
| Name of Buyer | Dr. Sreedevi |

|    |                                                                                                                         |                                                                                 |
|----|-------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------|
| A. | Total sale consideration.                                                                                               | Rs. 28,75,000/-                                                                 |
| B. | Less: Discount for on time payments.                                                                                    | Rs. NIL                                                                         |
| C. | Less: Other discounts-                                                                                                  | Rs. NIL                                                                         |
| D. | Add: Reg. Charges                                                                                                       | Rs. 1,72,500                                                                    |
| E. | Add: VAT                                                                                                                | Rs. 35,938                                                                      |
| F. | Add: Service Tax                                                                                                        | Rs.1,51,238                                                                     |
| G. | Add : GST                                                                                                               | Rs.2,250                                                                        |
| H. | Add: Extra Specs Charges                                                                                                | Rs.12,500                                                                       |
| I. | Add: Misc. Charges                                                                                                      | Rs. 5,300 +390+115 +50,000=55,805                                               |
| J. | Less: Amount paid                                                                                                       | Rs. 33,05,231                                                                   |
| K. | Balance amount Due                                                                                                      | Rs. NIL                                                                         |
| L. | Refund                                                                                                                  | <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Rs.NIL      |
| M. | Interest Payable                                                                                                        | <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Rs.50,000/- |
| M  | Maintenance charges due from                                                                                            | 1 <sup>st</sup> October 2018                                                    |
| N  | Buyer Info database balance                                                                                             | Rs. <i>AKC</i>                                                                  |
| O  | Tally balance                                                                                                           | Rs.                                                                             |
| P  | Remarks:                                                                                                                |                                                                                 |
|    | Corpus fund Rs.30,000/-, 6 months advance maintenance charges @ Rs.1,500/- p.m & Membership fee Rs.50/-to be collected. |                                                                                 |
|    |                                                                                                                         |                                                                                 |
|    |                                                                                                                         |                                                                                 |

|    | Check List                                                            | Yes / No                            |
|----|-----------------------------------------------------------------------|-------------------------------------|
| 1. | Buyer has signed the Association Membership Form /paid fees           | <input checked="" type="checkbox"/> |
| 2. | No Due Certificate signed                                             | <input checked="" type="checkbox"/> |
| 3. | 6 PDC for Maintenance Charges collected                               | <input checked="" type="checkbox"/> |
| 4. | Buyer has signed Electricity Transfer form & Affidavit on stamp paper | <input checked="" type="checkbox"/> |
| 5. | Corpus fund collected .                                               | <input checked="" type="checkbox"/> |
| 6. | VAT / Service Tax charged on other amounts                            | <input checked="" type="checkbox"/> |

Authorized by:

|                                                                  |                                                           |                                                               |                                                                                 |
|------------------------------------------------------------------|-----------------------------------------------------------|---------------------------------------------------------------|---------------------------------------------------------------------------------|
| <i>[Signature]</i><br>K. Krishna Prasad<br>Date: <i>29/10/19</i> | <i>[Signature]</i><br>Accountant<br>Date: <i>29/10/19</i> | <i>[Signature]</i><br>Samba Siva Rao<br>Date: <i>31/10/19</i> | <i>[Signature]</i><br>Managing Partner<br>Soham Modi<br>Date: <i>31/10/2019</i> |
|------------------------------------------------------------------|-----------------------------------------------------------|---------------------------------------------------------------|---------------------------------------------------------------------------------|



- 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.