

Customer Profile Info

Personal Details

Title	First Name	Last Name	Customer Full Name
MR	Vegesaw	Srinivas	Vegesaw Srinivas
Date of Birth (DOB)	Marital Status	Customer ID	Created Date
09 Jul 1977	Married	1962	04 Aug 2020
Spouse Title	First Name	Last Name	Spouse Full Name
MRS	Sowjanya	D	Sowjanya D
DOB Spouse	Anniversary Date		
15 Apr 1971	04 Oct 2002		

Status And Assignment Details

Customer Status	Lead Status	Prospect Status	Contact Type
Buyer	Active	Excellent	Phone Call
Source of Enquiry	Broucher Sent/Given	Visit Card Obtained	Executive Meet Customer
Modi Properties Website	Yes	yes	yes
Customer Visited Site	Smart Summary	Prepared By	Assigned To
yes	sale closed 302		
Re Assigned To	Remarks		
Nagi Reddy. K. V	sale closed 302		

Occupation Details

Bussiness/Occupation Profession	Company Type	Company Name	Designation	Company Address
Bussiness	Other	self Bussiness		

Communication Details

Address			Code		Primary Mobile Number				Email	
Work Phone Number			Home Phone Number		Alt mobile Number				Other	
SNo	Address Type	Address Line 1	Address Line 2	Address Line 3	City	State	Country	Pincode	Primary	
1	Home - Present	Houne No:42-399/1/A,Street No-2,Hanuman Temple Road, Gayatri Nagar,Moulali,Hyderabad-500040		Houne No:42-399/1/A,Street No-2,Hanuman Temple Road, Gayatri Nagar,Moulali,Hyderabad-500040	Moulali	TG	ind	500040	Yes	
SNo		Phone Type	Code	Phone Number			Primary			
1		Mobile		9849130399			Yes			
SNo		Email Type	Email Address					Primary		

1	Personal	srinivas.vegesan@outlook.com	Yes
---	----------	------------------------------	-----

Project Investment & Interest & Visit Details

Purpose		Investment Dtls			Site Visited With			Customer Requirement		
Investment		house			Family			2 BHK - Flat		
Projects Visited		Projects Liked			Projects Interested			Discount Expected		
Discount Offered		Queries			Special Requirements			Home Town		
					East facing			Hyderabad		
Other Information		Decision Makers								
		family								
Project Name	Block Name	Unit No	Quoted Price	Expected Price	Visited Date	Visited Time	Liked	Visited	Interested	Is Active
Morning Glory Apartments	I	302					Yes	Yes	Yes	

Customer Calls

Made By	Type Of Call	Call Date	Outcome Of Call	Next Call Date	Next Call Time	Target	Shall Remind
No Entries							

Purchase Property Details

Project Name	Block Name	Unit No	Booking Date	Remarks
Morning Glory Apartments	A	302	16 Dec 2019	

Customer Property Summary

Project Name	Block No - Unit No	Unit Area (Square Area)	Land Area (Square Yards)	Customer Name
Morning Glory Apartments	A - 302	800	37.50	Vegesaw Srinivas
Sale Amount	Total Other Amount	Total Amount	Total Received	Balance
2,300,000	205,155	2,505,155	2,516,700	-11,545

Flat Villa Info

Unit Type	Sold	Mortgaged	Booked By
Deluxe	Yes	No	Nagi Reddy. K. V
Parking	First Payment Date	Booking After OC	OC Date
		No	01 Jan 2050
Owner Category	Owned By		
Builder	Aedis		

Tax Info

Value Of Sale Deed	Value Of Agreement Of Construction	Land Development Charges	Other Taxable Amounts
2,300,000	0	0	0
Other Non-Taxable Amounts	GST Amount	VAT Amount	Service Tax Amount
0	23,000	0	0
Registration Charges	Maintenance charges From	Others	Sale Deed Date (D/Y/M)
181,140		1,015	
Date Of Possession	Agreement Of Sale Date		
	18 Dec 2019		

Housing Loan Info

Is Housing Loan Required	Yes		
HL Amount Required	HL Pre-sanction Obtained	HL Referred To Banker	
	Yes	Yes	
Sanctioned Amount	HL Released amount	HL Bank/Company	
2,070,000	968,700	HDFC	
Pre-approved Housing Loan	HL Application Made	HL Application Approved	NOC Obtained
Yes	Yes	Yes	Yes
Tripartited Agr Executed	HL Documentation Completed	Sale Deed/Registration Done	I Tranche of HL Released
Yes	Yes	No	Yes
Possession Given/Sale Completed	No		

Customer Payment Terms

Payment Type	Installment Date	Description	Amount	Due Amount	Status	Towards
Payment Terms	16 Dec 2019	Booking Amount	25,000		Paid	Sale Deed
Payment Terms	31 Dec 2019	I Installment Within 15days of booking	200,000		Paid	Sale Deed
Payment Terms	30 Jan 2020	II Installment Within 30days of booking	273,000		Paid	Sale Deed
Payment Terms	30 Mar 2020	III Within 7days of Comple of plinth beam	165,000		Paid	Sale Deed
Other Payment Terms	31 Mar 2020	GST Amount	6,630		Paid	GST
Payment Terms	30 Sep 2020	IV Within 7days of casting slab	635,000		Paid	Sale Deed
Other Payment Terms	30 Sep 2020	GST SEP 2020	6,350		Paid	GST
Payment Terms	30 Dec 2020	V Within 7days of completing brick work and internal plastering	480,000		Paid	Sale Deed
Payment Terms	28 Feb 2021	VI Within 7days of Com flooring bathroom tiles doors windows & first coat of paint	322,000		Paid	Sale Deed
Payment Terms	30 Apr 2021	On completion/possession	200,000		Paid	Sale Deed

Payment Type	Installment Date	Description	Amount	Due Amount	Status	Towards
Other Payment Terms	31 Jul 2021	GST for the month of July-2021	4,800		Paid	GST
Other Payment Terms	30 Sep 2021	GST for the month of Sep-21	3,220		Paid	GST
Other Payment Terms	30 Sep 2021	GST for the month of Sep-21	2,000		Paid	GST
Other Payment Terms	28 Dec 2021	Registration Charges	5,428		Paid	Registration Charges
Other Payment Terms	28 Dec 2021	Document Charges	390		Paid	Other
Other Payment Terms	28 Dec 2021	Registration Charges	175,712		Paid	Registration Charges
Other Payment Terms	28 Dec 2021	Eletracity bill	625		Paid	Other
Total Amount			2,505,155	0		

Customer Receipts

Receipt Type	Receipt Num	Receipt Date	Description	Amount	Paid Date	Cheque No	Cheque Cleared
payment_terms	102009	24 Dec 2019	Installment Amount	185,000	24 Dec 2019	Neft	Yes
payment_terms	101022	30 Jan 2020	Installment Amount (07-11-2019)	25,000	30 Jan 2020	IMPS	Yes
payment_terms	102015	03 Mar 2020	Installment amount	20,000	03 Mar 2020	Neft	Yes
payment_terms	102027	19 Jun 2020	Installment Amount	433,000	19 Jun 2020	Neft	Yes
payment_terms	102043	25 Sep 2020	Installment Amount	535,700	25 Sep 2020	Neft	Yes
payment_terms	103011	07 Aug 2021	Installemt amount received	600,000	07 Aug 2021	Neft	Yes
payment_terms	103016	21 Sep 2021	Installemt amount received	322,000	21 Sep 2021	Neft	Yes
payment_terms	103032	30 Nov 2021	Balance Payment	41,000	30 Nov 2021	Neft	Yes
payment_terms	103041	22 Dec 2021	Balance Payment	179,300	22 Dec 2021	Neft	Yes
payment_terms	103042	09 Dec 2021	Balance Payment	175,700	09 Dec 2021	Neft	Yes

Customer Remarks

Remarks By	Remarks Date	Remarks
Praveen Raj	16 Dec 2019	GST & Registration charges Applicable,Discount -50,000/-CIS NO-97017

Customer Document Details

SNo	Document Name	Remarks	Last Update Date	Document Name
1	Booking form	Booking form 302	22 Mar 2022	23971_ADLLP_MGA_cust.docs_2019-11-07.pdf
2	Booking declaration form	BDF 302	22 Mar 2022	23976_ADLLP_MGA_cust.docs_2019-12-16.pdf
3	CIS copy	A - 302-CIS copy		
4	Aadhar Cards	A - 302-Aadhar Cards		
5	Pan Cards	A - 302-Pan Cards		

SNo	Document Name	Remarks	Last Update Date	Document Name
6	Letter of confirmation(special offer)	A - 302-Letter of confirmation(special offer)		
7	Agreement of sale authorisation form	A302-Agreement of sale authorisation form	22 Mar 2022	76671_ADLLP_MGA_cust.docs_2021-06-05.pdf
8	Agreement of sale	AOS 302	22 Mar 2022	23967_ADLLP_MGA_cust.docs_2019-12-18.pdf
9	Signed carpet area plan	A302-Signed carpet area plan	22 Mar 2022	62772_ADLLP_MGA_cust.docs_2021-01-22.pdf
10	Housing loan sanction letter	A302-Housing loan sanction letter	22 Mar 2022	51857_ADLLP_MGA_cust.docs_2020-10-06.pdf
11	Housing loan documents	A - 302-Housing loan documents		
12	Tripartite agreement	A - 302-Tripartite agreement		
13	Additions & alterations signed copy	A - 302-Additions & alterations signed copy		
14	Sale deed authorisation form	A - 302-Sale deed authorisation form		
15	Copy of sale deed	A302-Copy of sale deed	22 Mar 2022	100232_ADLLP_MGA_cust.docs_2022-03-22.pdf
16	Copy of construction agreement	A - 302-Copy of construction agreement		
17	Possession authorisation form	A302-Possession authorisation form	22 Mar 2022	100233_ADLLP_MGA_cust.docs_2022-03-22.pdf
18	Possession letter	A302-Possession letter	22 Mar 2022	94675_ADLLP_MGA_cust.docs_2022-01-15.pdf
19	No due certificate	A302-No due certificate	22 Mar 2022	100234_ADLLP_MGA_cust.docs_2022-03-22.pdf
20	Membership authorisation form	A302-Membership authorisation form	22 Mar 2022	100235_ADLLP_MGA_cust.docs_2022-03-22.pdf
21	Undertaking on possession	A302-Undertaking on possession	22 Mar 2022	100236_ADLLP_MGA_cust.docs_2022-03-22.pdf
22	Car parking allotment letter	A - 302-Car parking allotment letter		
23	QC stage III inspection report	A - 302-QC stage III inspection report		
24	Customer complaints	A - 302-Customer complaints		
25	Notices sent	Reminder Notice 302	22 Mar 2022	18150_ADLLP_MGA_cust.docs_2020-01-25.pdf
26	Correspondences/ Emails	A - 302-Correspondences/ Emails		
27	Invoices	A - 302-Invoices		
28	Others	A302-Others	22 Mar 2022	100237_ADLLP_MGA_cust.docs_2022-03-22.pdf
29	Old buyer info data	A302-Old buyer info data	22 Mar 2022	56540_ADLLP_MGA_cust.docs_2020-11-26.pdf
30	Monthly maintenance records	A - 302-Monthly maintenance records		
31	Association related documents	A - 302-Association related documents		
32	Case related documents	A - 302-Case related documents		
33	Other1	A - 302-Other1		
34	Other2	A - 302-Other2		
35	Other3	A - 302-Other3		

*** The End ***