

Customer Profile Info

Personal Details

Title	First Name	Last Name	Customer Full Name
MR	P.S.Hari	Krishna	P.S.Hari Krishna
Date of Birth (DOB)	Marital Status	Customer ID	Created Date
05 Apr 1969	Married	1958	04 Aug 2020
Spouse Title	First Name	Last Name	Spouse Full Name
MRS	Manjula	J N	Manjula J N
DOB Spouse	Anniversary Date		
02 Mar 1974			

Status And Assignment Details

Customer Status	Lead Status	Prospect Status	Contact Type
Buyer	Sale Closed	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 403		
Re Assigned To	Remarks		
Suresh M	sale closed 403		

Occupation Details

Bussiness/Occupation Profession	Company Type	Company Name	Designation	Company Address
NRI	MNC		Software	Pataya

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	Flat No-A-113,Anuradha Enclave,Adikmet,Vidya Nagar,Hyderabad		Flat No-A-113,Anuradha Enclave,Adikmet,Vidya Nagar,Hyderabad	Vidya Nagar	TG	ind	500062	Yes	
SNo		Phone Type	Code	Phone Number				Primary		
1		Mobile		7032214508				Yes		
SNo		Email Type	Email Address					Primary		

1	Personal	jnmanjula@yahoo.com	Yes
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Project Investment & Interest & Visit Details

Purpose	Investment Dtls	Site Visited With	Customer Requirement
Investment	house	Not Visited	2 BHK - Flat
Projects Visited	Projects Liked	Projects Interested	Discount Expected
Discount Offered	Queries	Special Requirements	Home Town
		East facing only	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	403					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	403	02 Jan 2020	

Customer Property Summary

Project Name	Block No - Unit No	Unit Area (Square Area)	Land Area (Square Yards)	Customer Name
Morning Glory Apartments	A - 403	800	37.50	P.S.Hari Krishna
Sale Amount	Total Other Amount	Total Amount	Total Received	Balance
2,400,000	213,118	2,613,118	2,612,764	354

Flat Villa Info

Unit Type	Sold	Mortgaged	Booked By
Deluxe	Yes	No	Suresh M
Parking	First Payment Date	Booking After OC	OC Date
14		No	01 Jan 2050
Owner Category	Owned By		
Land Owner	Vishal Goel		

Tax Info

Value Of Sale Deed	Value Of Agreement Of Construction	Land Development Charges	Other Taxable Amounts
2,400,000	0	0	0
Other Non-Taxable Amounts	GST Amount	VAT Amount	Service Tax Amount
0	24,000	0	0
Registration Charges	Maintenance charges From	Others	Sale Deed Date (D/Y/M)
183,300		5,818	
Date Of Possession	Agreement Of Sale Date		

Housing Loan Info

Is Housing Loan Required	No
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Customer Payment Terms

Payment Type	Installment Date	Description	Amount	Due Amount	Status	Towards
Payment Terms	02 Jan 2020	Booking Amount	25,000		Paid	Sale Deed
Payment Terms	17 Jan 2020	I Installment Within 15days of booking	200,000		Paid	Sale Deed
Payment Terms	01 Feb 2020	II Installment Within 30days of booking	298,000		Paid	Sale Deed
Payment Terms	15 Feb 2020	III Within 7days of Comple of plinth beam	180,000		Paid	Sale Deed
Payment Terms	17 Apr 2020	IV Within 7days of casting slab	675,000		Paid	Sale Deed
Payment Terms	17 Aug 2020	V Within 7days of completing brick work and internal plastering	480,000		Paid	Sale Deed
Payment Terms	17 Jan 2021	VI Within 7days of Com flooring bathroom tiles doors windows & first coat of paint	342,000		Paid	Sale Deed
Payment Terms	17 Jun 2021	On completion/possession	200,000		Paid	Sale Deed
Other Payment Terms	10 Nov 2021	GST Amount	24,000		Paid	GST
Other Payment Terms	10 Nov 2021	Registration Charges	183,300		Paid	Registration Charges
Other Payment Terms	10 Nov 2021	Document Charges	5,428		Paid	Other
Other Payment Terms	10 Nov 2021	Legal Charges	390	354	Unpaid	Other
Total Amount			2,613,118	354		

Customer Receipts

Receipt Type	Receipt Num	Receipt Date	Description	Amount	Paid Date	Cheque No	Cheque Cleared
payment_terms	101001	30 Jan 2020	Installment Amount	25,000	30 Jan 2020	500192	Yes

Receipt Type	Receipt Num	Receipt Date	Description	Amount	Paid Date	Cheque No	Cheque Cleared
payment_terms	101003	25 Feb 2020	Installment Amount	298,000	25 Feb 2020	847577	Yes
payment_terms	101002	25 Feb 2020	Installment Amount	200,000	25 Feb 2020	846924	Yes
payment_terms	101006	15 May 2020	installment Amount	180,000	15 May 2020	847579	Yes
payment_terms	101009	12 Oct 2020	Installment Amount	675,000	12 Oct 2020	096926	Yes
payment_terms	101017	03 May 2021	Installemt amount received	480,000	03 May 2021	096927	Yes
payment_terms	101026	09 Oct 2021	Installemt amount received	200,000	09 Oct 2021	096939	Yes
payment_terms	101027	09 Oct 2021	Installemt amount received	342,000	09 Oct 2021	096938	Yes
payment_terms	101028	09 Oct 2021	Installemt amount received	183,300	09 Oct 2021	096940	Yes
payment_terms	101029	29 Oct 2021	Documentation charges	5,464	19 Oct 2021	508082	Yes
payment_terms	101030	29 Oct 2021	GST Amount	24,000	19 Oct 2021	508084	Yes

Customer Remarks

Remarks By	Remarks Date	Remarks
No Entries		

Customer Document Details

SNo	Document Name	Remarks	Last Update Date	Document Name
1	Booking form	Booking form 402	22 Mar 2022	23573_ADLLP_MGA_cust.docs_2020-02-24.pdf
2	Booking declaration form	BDF 403	22 Mar 2022	23618_ADLLP_MGA_cust.docs_2020-01-09.pdf
3	CIS copy	A - 403-CIS copy		
4	Aadhar Cards	A - 403-Aadhar Cards		
5	Pan Cards	A - 403-Pan Cards		
6	Letter of confirmation(special offer)	A - 403-Letter of confirmation(special offer)		
7	Agreement of sale authorisation form	A403-Agreement of sale authorisation form	22 Mar 2022	76738_ADLLP_MGA_cust.docs_2021-06-07.pdf
8	Agreement of sale	AOS 403	22 Mar 2022	23621_ADLLP_MGA_cust.docs_2020-01-14.pdf
9	Signed carpet area plan	A403-Signed carpet area plan	22 Mar 2022	62821_ADLLP_MGA_cust.docs_2021-01-22.pdf
10	Housing loan sanction letter	A - 403-Housing loan sanction letter		
11	Housing loan documents	A - 403-Housing loan documents		
12	Tripartite agreement	A - 403-Tripartite agreement		
13	Additions & alterations signed copy	A403-Additions & alterations signed copy	22 Mar 2022	100269_ADLLP_MGA_cust.docs_2022-03-22.pdf
14	Sale deed authorisation form	A403-Sale deed authorisation form	22 Mar 2022	100270_ADLLP_MGA_cust.docs_2022-03-22.pdf
15	Copy of sale deed	A403-Copy of sale deed	22 Mar 2022	100271_ADLLP_MGA_cust.docs_2022-03-22.pdf
16	Copy of construction agreement	A - 403-Copy of construction agreement		
17	Possession authorisation form	A403-Possession authorisation form	22 Mar 2022	100272_ADLLP_MGA_cust.docs_2022-03-22.pdf
18	Possession letter	A403-Possession letter	22 Mar 2022	100273_ADLLP_MGA_cust.docs_2022-03-22.pdf
19	No due certificate	A403-No due certificate	22 Mar 2022	100274_ADLLP_MGA_cust.docs_2022-03-22.pdf
20	Membership authorisation form	A403-Membership authorisation form	22 Mar 2022	100275_ADLLP_MGA_cust.docs_2022-03-22.pdf

SNo	Document Name	Remarks	Last Update Date	Document Name
21	Undertaking on possession	A403-Undertaking on possession	22 Mar 2022	100276_ADLLP_MGA_cust.docs_2022-03-22.pdf
22	Car parking allotment letter	A403-Car parking allotment letter	22 Mar 2022	100277_ADLLP_MGA_cust.docs_2022-03-22.pdf
23	QC stage III inspection report	A - 403-QC stage III inspection report		
24	Customer complaints	A - 403-Customer complaints		
25	Notices sent	A - 403-Notices sent		
26	Correspondences/ Emails	A - 403-Correspondences/ Emails		
27	Invoices	A - 403-Invoices		
28	Others	A403-Others	22 Mar 2022	94250_ADLLP_MGA_cust.docs_2022-01-08.pdf
29	Old buyer info data	A403-Old buyer info data	22 Mar 2022	56545_ADLLP_MGA_cust.docs_2020-11-26.pdf
30	Monthly maintenance records	A - 403-Monthly maintenance records		
31	Association related documents	A - 403-Association related documents		
32	Case related documents	A - 403-Case related documents		
33	Other1	A403-Other1	22 Mar 2022	100278_ADLLP_MGA_cust.docs_2022-03-22.pdf
34	Other2	A - 403-Other2		
35	Other3	A - 403-Other3		

*** The End ***