

Villas at Silver Creek

(Owned & Developed by M/s. Mehta & Modi Homes)
Sy. No. 74 & 75, Cherlapally,
Hyderabad - 500 051.
Phone: 040-65167555.

Marketed by:



MODI

PROPERTIES &
INVESTMENTS PVT. LTD.

5-4-187/3&4, II Floor, M. G. Road
Secunderabad - 500 003.
Phone: +91-40-66335551
Fax: +91-40-27544058
Email: info@modiproperties.com

Ashab
Bhatta

BOOKING FORM

No.

1163

Name of the Purchaser :		Rachin Kapoor & Alok Bhatta		29	
Name of father / spouse :		Mr. K.C. Kapoor		Age	33
Address :		Flat No. 810, SMR Hills Miyapur, Hyderabad			
Occupation :		Analyst - Novartis, Senior Associate - Genfact			
Phone :	Office			Home	9886179179
	Mobile	8886406567 / 9886179179		Email	alok.g.bhatta@gmail.com
Plot No.	12	Plot Area	1731	Sq. yds.	Built-up Area 1849 Sq. Ft.
Total Sale Consideration :		Rs. FOURTY SEVEN LAKHS AND FIFTY THOU			
(in words)		Rupees 47,50,000/-			
Payment Terms		Booking Amount	Rs. 25,00,000/-	Receipt No. & Date :	
Installment No.	Due Date	Amount			
1.	16-11-13	RS 200,000/-			
2.	16-12-13	RS 4,75,000/-			
3.	06-01-14	RS 22,80,000/-			
4.	26-02-14	RS 5,70,000/-			
5.	ON COMPLETION OF FUNDING	RS 9,50,000/-			
6.	5-11-15	P.T.C.			
7.					
8.	ON COMPLETION	RS 2,50,000/-			
9.					
10.					
Payment Scheme		☒ Housing Loan ☐ Installment Scheme			
Remarks 1) FULLY VIND 2) FREE REGISTRATION + SERVICE TAX + VV + APP CRASH					
				PPT No.	202

I HEREBY DECLARE THAT I HAVE GONE THROUGH AND UNDERSTOOD THE TERMS AND
CONDITIONS MENTIONED OVERLEAF AND SHALL ABIDE BY THE SAME

Date: 02-11-13

Place: SEC - EDD

Booked by: M/CP/2010

Signature of Purchaser: [Signature]

For Modi Properties & Investments Pvt. Ltd.

Signature: [Signature]

Name: PANKAJ

Note: M/s. Mehta & Modi Homes, (a partnership firm) & Smt. Sarojini L. Rohit & others are the Owners & Developers of Villas at Silver Creek (HUDA sanction vide file no. 0149/CSC/TP1/2008). Modi Properties & Investments Pvt. Ltd., are duly appointed as the sole Marketing Agents of M/s. Mehta & Modi Homes & Smt. Sarojini L. Rohit & others. All payments however shall be made directly in favour of M/s. Mehta & Modi Homes & Smt. Sarojini L. Rohit & others for their respective share of bungalows. The term Builder shall mean and include both Modi Properties & Investments Pvt. Ltd., and M/s. Mehta & Modi Homes & Smt. Sarojini L. Rohit & others.

Booking details declaration form

Name of customer	RICHA KAPOOR	Date of Birth	17-07-80
Spouse Name	ADAR BHATIA	Date of Birth	21-01-84
Spouse Company	GENPACT	Spouse designation	SENIOR-ASSOCIATE
Wedding anniversary	24 APR.	Date of completion	JULY 2014
Project	VSL	Flat/Bungalow No.	12
Booking taken by	NASARJUNA	Booking amount received on	01-11-13
Booking Amount	25,000/-	Cheque No. / Cash	ON LINE TRANSFER.
Booking form no.	1169	Booking form date	02-11-13
PPT No.	202	PPT base price (Rs. Per sft)	1899/sft / 7000/sq yrd
List price	\$1,68,000/-	Sale consideration	47,50,000/-
Discount in Rs. per sft	226/-	Discount in Rs.	4,18,000/-
On time payment discount in Rs. per sft		On time payment discount in rupees	
HL required	SBI	Preferred bank	SBI
Type	☐ Semi deluxe ☒ Deluxe ☐ Luxury		
Relaxation in payment terms that have been agreed to	N/A		
If booking form is not made / signed, explain why?	N/A		
Additions & alteration to be done free of cost	N/A		
Additions and alteration required at extra cost (included above)	STAIR TO THE ROOF @ RS 1000/- SFT FOR 121 SFT. SALE CONSIDERATION IS INCLUSIVE OF STAIR		
Special request of customer at extra cost if possible	KITCHEN TO BE EXTENDED INCL OF SERVANT QTY BATHROOM. ADDITIONAL WINDOW IN KITCHEN		
Adjustment in land area	N/A		
Additional information / remarks	① FREE REGISTRATION + S.T + VAT OFFER. ② DEIVY BUNGLOW		
Sales Executive	Sales Manager	Project Accountant	M.D.
Name: NASARJUNA	Name: PATHAK	Name:	Name:
Sign:	Sign:	Sign:	Sign:
Date: 05-11-13	Date: 5-11-13	Date:	Date:

Notes: 1. This form to be filed by sales executive/manager for every booking taken. 2. Accountants shall block flats/villa only on receipt of this form. 3. In case booking form is being signed on later date, this form must be sent to respective accountant at the time of booking or blocking a flat/villa.

06 NOV 2013

SALES MANAGER
SUPERVISOR

Check List

Items to be checked	Mention details here	Sale Agreement, booking form & plan tally?
Project Name	VSC	☒ Yes ☐ No
Vendor	Mehta & Modi Homes	☒ Yes ☐ No
Plot no.	12	☒ Yes ☐ No
Land area (sq. yds.)	173	☒ Yes ☐ No
Built-up-area (sft)	1849	☒ Yes ☐ No
Car Parking No		☐ Yes ☐ No
Scooter Parking No		☐ Yes ☐ No
Type	☐ Standard ☐ Semi ☒ Deluxe	☒ Yes ☐ No
Buyers name, age, address, etc.	Check with booking form.	☒ Yes ☐ No
Schedule of flat / plot	Check with booking form.	☒ Yes ☐ No
Boundaries: North	Plot No. 11	☒ Yes ☐ No
South	Plot No. 13	☒ Yes ☐ No
East	Plot No. 22	☒ Yes ☐ No
West	30" wide road	☒ Yes ☐ No
Total sale Consideration	47,50,000/-	☒ Yes ☐ No
PPT No.	202	N A
Discount (in Rs. per sft.)	B. 2201	N A
On time payment discount ((in Rs. per sft.))	-	
Total Discount (in Rs. per sft.)	B. 2201	
Sale consideration calculation	Check booking form with price list	☐ Yes ☐ No
Sale Deed value	19,00,000/-	☒ Yes ☐ No
Land Value		☐ Yes ☐ No
Construction contract value	28,50,000/-	☒ Yes ☐ No
Agr. for Development charges value		☐ Yes ☐ No
Installments	Check with booking form.	☒ Yes ☐ No
Date of completion	31.07.2014	☒ Yes ☐ No
Remarks		
Prepared by Venkatramana Reddy	Checked by (K. Krishna Prasad):	Checked by (Accountant):
Sign:	Sign:	Sign:
Date: 25-11-13	Date: 02/12/13	Date: 02/12/13
		Approved by (MD): APPROVED BY Sign: Date: 02 DEC 2013 SUDHANU MODI MANAGING DIRECTOR