

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

BOOKING FORM

No. **1104**

Name of the Purchaser :	MR. A. THANGAVILU / MRS JYOTI M		
Name of father / spouse :	ANMIYAPPAN	Age	48/50
Address :	JAVAHAR NAVODAYA VIDYALAYA, TALODHI (BALLAPUR) TALUK NAGBHIR, DIST. CHANDRAPUR, MAHARASHTRA - 441 221		
Occupation :	ASST. COMMISSIONER		
Phone :	Office	Home	09421725910
	Mobile	Email	L_vishkame vidy@modi.com
Plot No.	21	Plot Area	173
	Sq. yds.	Built-up Area	1835 Sft.
Total Sale Consideration :	Rs. 38,25,000/-		
(in words)	Rupees THIRTY EIGHT LAKHS TWENTY FIVE THOUSAND ONLY		
Payment Terms	Booking Amount	Rs. 25,000/-	Receipt No. & Date :
Installment No.	Due Date	Amount	
1.	13-08-12	2,00,000	
2.	30-08-12	5,50,000	
3.	23-09-12	18,30,000	
4.	23-10-12	4,57,500	
5.	On Completion flooring		
6.	Doors, windows etc.	762,500	
7.			
8.			
9.			
10.			
Payment Scheme	☒ Housing Loan ☐ Installment Scheme		
Remarks	Registration vat & ST as applicable		
	PPT No.	176	

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

Date: 24/12/2012
Place: SECUNDERABAD
Booked by: MODI

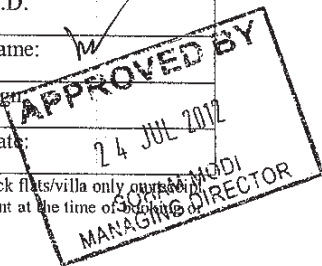
Signature of Purchaser: [Signature]
For Modi Properties & Investments Pvt. Ltd.
Signature: [Signature]
Name: ROHIT L. ROHIT

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	MY A. THAKRAYEID / MYS	Date of Birth	19.05.64
Spouse Name	MYS JYOTI M.	Date of Birth	26-02-1964
Spouse Company	NAVDDA VIDYADAXA	Spouse designation	PRINLIPA/
Wedding anniversary	20 JAN	Date of completion	30 JUNE
Project	VSL	Flat/Bungalow No.	21
Booking taken by	PATIL	Booking amount received on	25-06-12
Booking Amount	25.000/-	Cheque No. / Cash	264896
Booking form no.	1104	Booking form date	23-07-12
PPT No.	176	PPT base price (Rs. Per sft)	19500 + CAM 10000/sq ft
List price	42,47,000/-	Sale consideration	38,25,000/-
Discount in Rs. per sft	230/- per sft	Discount in Rs.	4,22,000/-
On time payment discount in Rs. per sft	—	On time payment discount in rupees	—
HL required	YES	Preferred bank	HDFC
Type	☐ Semi deluxe ☒ Deluxe ☐ Luxury		
Relaxation in payment terms that have been agreed to	DOWN CONTRIBUTION OF RS. 550,000/- TO COME IN SEPTEMBER		
If booking form is not made / signed, explain why?	—		
Additions & alteration to be done free of cost	OPEN KITCHEN EXTENDING TO BE MADE SERVANT QTY & BATH ROOM NOT REQUIRED		
Additions and alteration required at extra cost	WICKET SAFE FOR PET		
Special request of customer	/		
Adjustment in land area	/		
Additional information / remarks	FREE REGISTRATION + FREE MODULAR KITCHEN VPA & SERVICE TAX AS APPLICABLE		
Sales Executive	Sales Manager	Project Accountant	M.D.
Name:	Name: PATIL	Name: G. JAGDISH	Name: W
Sign:	Sign: [Signature]	Sign: [Signature]	Sign: [Signature]
Date:	Date: 23/07/12	Date: 24/07/12	Date: 24 JUL 2012

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 a flat/villa.



Sale Deed Authorization Form

Project	M/s. MEHTA & MODI HOMES - VILLAS @ SILVER CREEK		
Buyer name	MR. T. THANGAVELU & OTHERS		
Flat / Bungalow No.	21	Area	1835
Land Area	173	Type	Semi / Deluxe / Luxury
Car parking no.	-	2 wheeler parking no.	-

Payment & Agreement details

A.	Total sale consideration	38,25,000
B.	Stamp duty & registration charges	119,250
C.	Service tax @ 3.09% on SC or @ 4.94% on CA, whichever is higher	118,193
D.	VAT @ 1.25% on Sale Agreement	47,813
E.	Total taxes (B + C + D)	285,255
F.	Interest agreed to be paid	-
G.	Other charges / extra specs charges.	-
H.	Total amount payable (A + E + F + G)	41,10,255
I.	Total amount paid	7,75,000
J.	Balance amount payable (H - I)	33,35,255

K.	Amount for Sale Deed	15,30,000
L.	Amount for Construction Contract	22,95,000
M.	Amount for Agreement for Development Charges	-
N.	Housing Loan Sanctioned	30,00,000
O.	Margin Money (A - N)	8,25,000

Housing Loan Details

Payment Scheme	☒ Housing Loan ☐ Installment Scheme ☐ Other:			
Details 1 st installment	HL Bank	HL Cq. Date	HL Cq. No.	HL Cq. Amount
	HDFC			10,00,000

Security Cheque Details

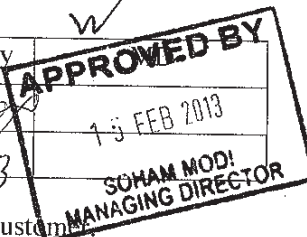
1 st installment of HL	Cq. No.	Amount	☐ Security cq. received ☒ Not required ☒ Collect cq. at the time of registration
		10,00,000	
Balance Margin Money (O-I)	Cq. No.	Amount	☐ By PDC ☐ Security cq. received. ☐ Not required ☒ Collect cq. at the time of registration
		50,000	
Balance HL amount	Cq. No.	Amount	☐ Security cq. received. ☐ Not required ☒ Collect cq. at the time of registration
	367648	20,00,000	
Total Taxes Amount (E)	Cq. No.	Amount	☐ Paid ☐ Through HL ☐ By PDC ☐ Security cq. received. ☐ Not required ☒ Collect cq. at the time of registration
		119,250	

Remarks:

Free Registration offer & Free Modular Kitchen offer

Authorized by:

Name	Accountant	CR Manager	Prabhakar Reddy
Sign	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>
Date:	15/2/13	15/2/13	15/3/13



Note: 1. (a) Here only include service tax remitted to government on behalf of customer.
(b) Inform customer that undertaking for payment of balance service tax along with security deposit and / or PDC's will be required at the time of taking possession.