

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. **1158**

Name of the Purchaser :	MANDADI PRASAD.				
Name of father / spouse :	MANDADI DEVAIYA.		Age	35.	
Address :	QIV. NO 4/1/1, PLS JYOTI NAGAR, NIPU, RAMASUNDAM 505215.				
Occupation :	MANAGER.				
Phone :	Office		Home	9441078175	
	Mobile	9440909141	Email	mandadiprasadreddy@vsnl.com	
Plot No.	38	Plot Area	174	Sq. yds.	Built-up Area 1835 Sft.
Total Sale Consideration :	Rs. FORTY ONE LAKHS ONLY.				
(in words)	Rupees 41,00,000/-				
Payment Terms	Booking Amount	Rs.	Receipt No. & Date :		
Installment No.	Due Date	Amount			
1.	20-03-2013	RS 2,00,000/-			
2.	20-04-2013.	RS 4,75,000/-			
3.	07-05-2013	RS 19,20,000/-			
4.	07-06-2013	RS 6,40,000/-			
5.	07-07-2013	RS 6,40,000/-			
6.	ON COMPLETION	RS 2,00,000/-			
7.					
8.					
9.					
10.					
Payment Scheme	☒ Housing Loan ☐ Installment Scheme				
Remarks	DELUX BUNGLOW @ RESIGNATION + SERVICE TAX + VP AS APPLICABLE.				
	PPT No.	189/			

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

Date: 03-03-13

Place: SEC-BAD.

Booked by:

PATIL.

Signature of Purchaser: [Signature]

For Modi Properties & Investments Pvt. Ltd.

Signature: [Signature]

Name: DEVEN PATIL

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.

Sale Deed Authorization Form

Project	M/s. MEHTA & MODI HOMES – SHAH & OTHERS – VSC		
Buyer name	MR. MANDADI PRASAD		
Flat / Bungalow No.	38	Area	1400 Sft
Land Area	173	Type	Semi / Deluxe / Luxury
Car parking no.	-	2 wheeler parking no.	-

Payment & Agreement details

A.	Total sale consideration	41.00.000
B.	Stamp duty & registration charges	190.500
C.	Service tax @ 3.09% on SC or @ 4.94% on CA, whichever is higher	49660
D.	VAT @ 1.25% on Sale Agreement	51520
E.	Total taxes (B + C + D)	291190
F.	Interest agreed to be paid	-
G.	Other charges / extra specs charges.	-
H.	Total amount payable (A + E + F + G)	43.91.190
I.	Total amount paid	1105000
J.	Balance amount payable (H – I)	32.86.190

K.	Amount for Sale Deed	31.00.000
L.	Amount for Construction Contract	10.00.000
M.	Amount for Agreement for Development Charges	-
N.	Housing Loan Sanctioned	2800000
O.	Margin Money (A – N)	13.00.000

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
	180 Ae			2800.000

Copy to
25/07/13

Security Cheque Details

1 st installment of HL	Cq. No.	Amount	☐ Security cq. received ☒ Not required ☒ Collect cq. at the time of registration
		28.00.000	
Balance Margin Money (O-I)	Cq. No.	Amount	☐ By PDC ☐ Security cq. received. ☒ Not required ☒ Collect cq. at the time of registration
		195000	
Balance HL amount	Cq. No.	Amount	☐ Security cq. received. ☒ Not required ☐ Collect cq. at the time of registration
		-	
Total Taxes Amount (E)	Cq. No.	Amount	☐ Paid ☐ Through HL ☐ By PDC ☐ Security cq. received. ☐ Not required ☒ Collect cq. at the time of registration
		291190	

Remarks:

Rs. 2,00,000/- on time payment discount given

Authorized by:

Name	Accountant	CR Manager	Prabhakar Reddy	
Sign				
Date:	22/07/13		22/07/13	

APPROVED BY
22 JUL 2013
SOHAM MODI
MANAGING DIRECTOR

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.