

Authorization form for handing over the possession of Flat in 'Vista Homes'

Flat No.	I-108
Name of Buyer	Mr. S. A Raju

A.	Total sale consideration.	30,87,000/-
B.	Less: Discount for on time payments.	45,750/- (only 50% of 75/- per sft allowed)
C.	Less: Other discounts	Nil
D.	Add: Reg. Charges	1,85,220/- + 14,400/-
E.	Add: VAT	38,588/-
F.	Add: Service Tax.	Nil
G.	Add: Extra Specs Charges (revised)	8,100/-
H.	Add: Misc. Charges	6,430/- + 150/- + 300/-
I.	Less: Amount paid	31,93,250/-
J.	Add: Interest Amount to be charged	
K.	Balance amount Due	1,01,188/-
L.	Refund if any	
Remarks: No Service tax charged as occupancy certificate recd before booking		
Vat charged @ 1.25% on sale consideration.		
Corpus fund Rs.20,000/- to be collected. - Chq. no. 139372 dt 7/10/15 collected.		
Maintenance charges @ Rs.1200/- pm to be collected for initial six months. 72,501/-		
Membership fee of Rs.50/- to be collected.(JULY 15 to DEC 15)		
M	Interest Amount as calculated	55,799/-
N	Service Tax paid to department	No
O	Service Tax security deposit to be collected	Yes
P	Maintenance charges due from	July 2015

	Check List	Yes / No
1.	Buyer has been informed that Maintenance Charges are due from date of completion & not occupation.	Yes
2.	Buyer has signed the Association Membership Form & Undertaking	--
3.	No Due Certificate signed	--
4.	6 PDC for Maintenance Charges collected	--
5.	Buyer has signed Electricity Transfer form & Affidavit on stamp paper	--
6.	Service Tax & VAT Undertaking collected	--

Authorized by:

G. B. Ram Babu	Rajyalaxmi	Samba Siva Rao	APPROVED BY Managing Partner: Soham Mohan, MANAGING DIRECTOR
Date: 9/9/15	Date: 9/9/15	Date: 11/9/15	Date: 11/9/15

- Note: 1. Update Sale Completed as 'Yes' in the database.
2. Give a copy of Owners Association rule to the buyer.