

Check List

Items to be checked	Mention details here	Sale Agreement, booking form & plan tally?
Project Name	MAYFLOWER GRANDE	☒ Yes ☐ No
Vendor	M/s. B&C Estates	☒ Yes ☐ No
Flat no.	A-305	☒ Yes ☐ No
Land area (sq. yds.)	35.60	☒ Yes ☐ No
Built-up-area (sft)	1150	☒ Yes ☐ No
Car Parking No		☐ Yes ☐ No
Type	☐ Semi-deluxe ☒ Deluxe	☒ Yes ☐ No
Buyers name, age, address, etc.	Check with booking form.	☒ Yes ☐ No
Schedule of flat	Check with booking form.	☒ Yes ☐ No
Boundaries: North	Open to sky	☒ Yes ☐ No
South	Open to sky	☒ Yes ☐ No
East	Open to sky	☒ Yes ☐ No
West	6'-6" wide corridor	☒ Yes ☐ No
Total sale Consideration	3389000	☒ Yes ☐ No
PPT No.	103	N A
Discount (in Rs. per sft.)	N/A	N A
On time payment discount ((in Rs. per sft.)	N/A	
Total Discount (in Rs. per sft.)	N/A	
Sale Consideration Calculation	Check booking form with price list	☒ Yes ☐ No
Sale Deed value	3389000	☒ Yes ☐ No
Construction contract value	N/A	☒ Yes ☐ No
Installments	Check with booking form.	☒ Yes ☐ No
Date of completion	31.01.2016	☒ Yes ☐ No
Remarks	* Received Rs 200,000/- 1st Installment	
Prepared by (Vineela):	Checked by (G. B. Ram Babu):	Checked by (Accountant):
Sign:	Sign:	Sign:
Date: 30/1/14	Date: 30/1/14	Date: 31/1/14
Approved by (MD):		
Sign:		
Date: 31 JAN 2014		

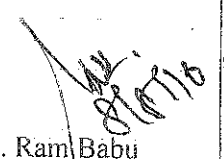
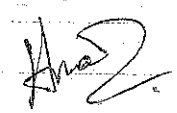
Authorization form for handing over the possession of Flat in 'Mayflower Grande'

Flat No.		A-305	
Name of Buyer		Mr. C. Ananth	

A.	Total sale consideration.	Rs. 33,89,000/- ✓	
B.	Less: Discount for on time payments.	Rs.nil	
C.	Less: Other discounts	Rs.nil	
D.	Add: Reg. Charges	Rs.2,03,340/- + 3,389/- (0.1% of mutation charges) ✓	
E.	Add: VAT	Rs.42,363/- ✓	
F.	Add: Service Tax	Rs.1,07,155/- + 167/- ✓	
G.	Add: Extra Specs Charges	Rs.nil ✓	
H.	Add: Misc. Charges	Rs.4,600/- + 25,000/- (c fund) + 8,100/- (maint charges + m fee) ✓	
I.	Less: Amount paid	Rs.37,95,098/-	
J.	Balance amount Due	Rs.	
K.	Refund	☒ Yes ☐ No	Rs. (1894) 11,986/- ✓
L.	Interest Payable	☐ Yes ☐ No	Rs.
M.	Maintenance charges due from	February 2016	
N.	Buyer Info database balance	Rs. -11,986/- ✓	
O.	Tally balance	Rs. -11,986/- ✓	
P.	Remarks:		
	Corpus fund Rs.25,000/- collected		
	Maintenance charges @ Rs.1150/- pm collected wef from Feb 16 to Aug 16		
	Membership fee of Rs.50/- collected		

	Check List	Yes / No
1.	Buyer has signed the Association Membership Form & Undertaking	Yes
2.	No Due Certificate signed	--
3.	6 PDC for Maintenance Charges collected	--
4.	Buyer has signed Electricity Transfer form & Affidavit on stamp paper	--
5.	Corpus fund collected	--
6.	VAT / Service Tax charged on other amounts	--

Authorized by:

			
G. B. Ram Babu	Accountant	Samba Siva Rao	Managing Partner: Sonam Modi
Date: 08/08/16	Date: 08/08/16	Date: 8/8/16	Date:

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

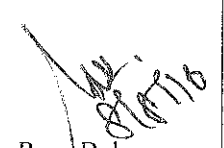
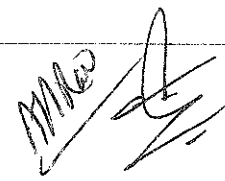
Authorization form for handing over the possession of Flat in 'Mayflower Grande'

Flat No.	A-305
Name of Buyer	Mr. C. Ananth

A.	Total sale consideration.	Rs. 33,89,000/- ✓
B.	Less: Discount for on time payments.	Rs. nil
C.	Less: Other discounts	Rs. nil
D.	Add: Reg. Charges	Rs. 2,03,340/- + 3,389/- (0.1% of mutation charges)
E.	Add: VAT	Rs. 42,363/-
F.	Add: Service Tax	Rs. 1,07,155/- + 167/-
G.	Add: Extra Specs Charges	Rs. nil ✓
H.	Add: Misc. Charges	Rs. 4,600/- + 25,000/- (c fund) + 8,100/- (maint charges + m fee)
I.	Less: Amount paid	Rs. 37,95,098/-
J.	Balance amount Due	Rs.
K.	Refund	☒ Yes ☐ No Rs. (1894) 11,986/-
L.	Interest Payable	☐ Yes ☐ No Rs.
M.	Maintenance charges due from	February 2016
N.	Buyer Info database balance	Rs. - 11,986/- ✓
O.	Tally balance	Rs. - 11,986/- ✓
P.	Remarks:	
	Corpus fund Rs. 25,000/- collected	
	Maintenance charges @ Rs. 1150/- pm collected wef from Feb 16 to Aug 16	
	Membership fee of Rs. 50/- collected	

	Check List	Yes / No
1.	Buyer has signed the Association Membership Form & Undertaking	Yes
2.	No Due Certificate signed	--
3.	6 PDC for Maintenance Charges collected	--
4.	Buyer has signed Electricity Transfer form & Affidavit on stamp paper	--
5.	Corpus fund collected	--
6.	VAT / Service Tax charged on other amounts	--

Authorized by:

 G. B. Ram Babu	 Accountant	 Samba Siva Rao	 Managing Partner: Soham Modi
Date: 08/08/16	Date: 08/08/16	Date: 8/8/16	Date: 8/8/16

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

SALE DEED AUTHORIZATION FORM

Project	M/S. B & C ESTATES - MAYLFLOWER GRANDE		
Buyer Name	MR. C. ANANTH		
Flat / Bungalow No.	A-305	Area	1150
Land Area	35.60		
Car Parking No.		2 Wheeler Parking	Semi / Deluxe / Luxury

Payment & Agreement Details:

A	Total Sale Consideration	33,89,000
B	Stamp duty & registration charges	2,07,640
C	Service Tax @ 4.50% on Sale Deed	1,52,505
D	VAT @ 1.25% on Sale Consideration / CTO, M. G. Road Circle, Secbad	42,363
E	Mutation Charges @ 0.10% on Sale Deed / Commissioner, GHMC	3,389
F	Total Taxes (B+C+D+E)	4,05,897
G	Interest agreed to be paid	-
H	Other charges / extra specs charges	-
I	Total amount payable (A+F+G+H)	37,94,897
J	Total Amount Paid	37,95,098
K	Balance Amount Payable (I-J)	(202)

L	Amount for Sale Deed	33,89,000
M	amount for Construction Contact	-
N	Amount for Agreement for Development Charges	-
O	Housing Loan Sanctioned	-
P	Margin Monety (A-O)	-

Housing Loan Details:

Payment scheme	Housing Loan	Installeme Scheme	Other:
	HL Bank	HL Cq. Date	HL Cq. No.
Deails of 1st Installment			HL Cq. Amount

Security Cheque Details:

1st Installment of HL	Cq. No.	Amount	Security cq.received
			✓ Not required
Balance Margin Money (O-J)	Cq. No.	Amount	Collect cq.at the time of registration
			✓ Security cq.received
Balance HL Amount	Cq. No.	Amount	Collect cq.at the time of registration
			✓ Security cq.received
Total Taxes Amount (F)	Cq. No.	Amount	Collect cq.at the time of registration
		4,05,897	✓ Paid Through HL
			Security cq.received
			Collect cq.at the time of registration

Remarks:

Auhorised by:

Name	Accountant	CR Manager	Prabhakar Reddy
Sign	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>
Date	6/10/16	8/07/16	

