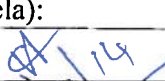
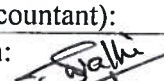


Check List

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-706	☒ Yes ☐ No
Land area (sq. yds.)	43.34	☒ Yes ☐ No
Built-up-area (sft)	1400	☒ 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	6'-6" wide corridor	☒ Yes ☐ No
West	Open to sky	☒ Yes ☐ No
Total sale Consideration	4138600	☒ Yes ☐ No
PPT No.	104	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	4138600	☒ Yes ☐ No
Construction contract value		☐ Yes ☐ No
Installments	Check with booking form.	☒ Yes ☐ No
Date of completion	31.01.2016	☒ Yes ☐ No
Remarks	Received 1st Instalment Rs 2,00,000/-	
Prepared by (Vineela):	Checked by (G. B. Ram Babu):	Checked by (Accountant):
Sign: 	Sign: 	Sign: 
Date: 05/13/14	Date: 05/13/14	Date: 05/13/14
		Approved by (MD): 
		Sign: 
		Date: 05/13/14

APPROVED BY

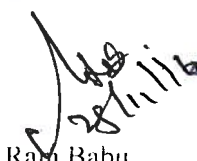
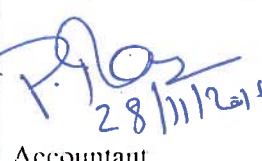
 MANAGING DIRECTOR

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

Flat No.	A-706		
Name of Buyer	Mr. Rajan Chandu		
A.	Total sale consideration.	Rs. 41,38,600/-	
B.	Less: Discount for on time payments.	Rs. nil	
C.	Less: Other discounts	Rs. nil	
D.	Add: Reg. Charges	Rs. 2,48,350 + 4,139/- (0.1% mutation charges)	
E.	Add: VAT	Rs. 51,733/- + 75/-	
F.	Add: Service Tax	Rs. 1,35,275/- + 68/- + 194/-	
G.	Add: Extra Specs Charges	Rs. 1,500/-	
H.	Add: Misc. Charges	Rs. 4,600/-	
I.	Less: Amount paid	Rs. 45,97,313/-	
J.	Balance amount Due	Rs.	
K.	Refund	☒ Yes ☐ No	Rs. 12,779/-
L.	Interest Payable	☐ Yes ☐ No	Rs. <i>Not finalised</i>
M.	Maintenance charges due from	February 2016	
N.	Buyer Info database balance	Rs. = 12779	
O.	Tally balance	Rs. - 12779	
P.	Remarks:		
	Corpus fund Rs. 25,000/- to be collected		
	Maintenance charges @ Rs. 1400/- pm to be collected wef Feb 16 to Dec 16		
	Membership fee of Rs. 50/- to be collected		

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

Authorized by:

 G. B. Ram Babu Date: 28/11/16	 Accountant Date: 28/11/2016	 Samba Siva Rao Date: 29/11/16	 Managing Partner: Soham Modi Date: 30 NOV 2016
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Note: 1. Update Sale Completed as 'Yes' in the database.
2. Give a copy of Owners Association rule to the buyer.

Interest calculation for delayed payments.

Project Name Mayflower Grande
 Flat no. A-706
 Customer Name Mr. Rajan Chandu
 Booked by Jagdishwar Reddy
 Prepared by Pavan
 Date 25.11.2016
 Sign
 Interest rate 18.00 % p.a.

Date	Instal / Payment	Remarks	Days	Principal	Interest	Balance
01-Feb-14	25000	Booking Amount	-	-	-	25,000
01-Feb-14	-25000	Booking Amount	-	25,000	-	-
15-Feb-14	200000	1st Installment	14	-	-	200,000
05-Mar-14	-200000	Payment received	18	200,000	1,775	-
16-Mar-14	700000	2nd Installment	11	-	-	700,000
02-Apr-14	-700000	Payment received	17	700,000	5,868	-
15-Mar-15	1606800	3rd Installment- slab	347	-	-	1,606,800
04-May-15	-1606800	Payment received	50	1,606,800	39,620	-
24-Jul-15	964080	4th Installment-BW & PLS dtd 2	81	-	-	964,080
21-Sep-15	-943080	Payment recd	59	964,080	28,051	21,000
21-Sep-15	-21000	payment recd	-	21,000	-	-
17-Nov-15	442720	5th Installment	57	-	-	442,720
31-Dec-15	-190000	Payment recd	44	442,720	9,606	252,720
31-Dec-15	-190000	Payment recd	-	252,720	-	62,720
31-Dec-15	-190000	payment recd	-	62,720	-	(127,280)
31-Dec-15	-79304	payment recd	-	(127,280)	-	(206,584)
31-Dec-15	-190000	Payment recd	-	(206,584)	-	(396,584)
01-Feb-16	200000	On Completion	32	(396,584)	(6,258)	(196,584)
18-Nov-16	-262129	Payment received	291	(196,584)	(28,211)	(458,713)
	(458713)			Approx Interest Payab	50,451	

Note:

Column A, B & C: Enter Installments & payments received

Column B: Enter receivables as positive amounts & payments received as negative amounts.

Columns D to G: Do not change.

Sort columns A, B & C in ascending order.

Calculate sum of Installments / Payments & Interest

☐ Charge Interest of Rs. _____ (or) ☒ Interest waived

☐ Allow on-time payment discount (or) ☒ Reduce on-time payment discount to Rs. _____

Signature of Manager:

Date :

Signature of M.D.:

Date :

APPROVED BY
 30 NOV 2016
 MANAGING DIRECTOR

Sir,
 - customer NRI, asked A.I.S.
 - Must delay, no on-time payment discount
 - Pl. waive the interest on delayed payment