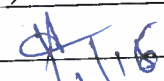
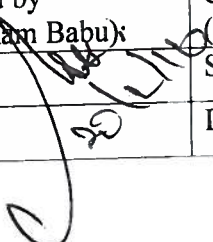
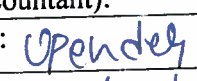
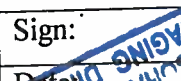
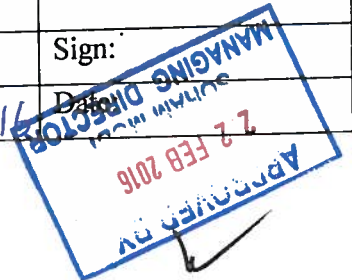


Check List

| Items to be checked                                                                       | Mention details here                                                                      | Sale Agreement, booking form & plan tally?                                                 |                                                                                             |
|-------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------|
| Project Name                                                                              | MAYFLOWER GRANDE                                                                          | <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No                        |                                                                                             |
| Vendor                                                                                    | M/s. B&C Estates                                                                          | <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No                        |                                                                                             |
| Flat no.                                                                                  | B-402                                                                                     | <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No                        |                                                                                             |
| Land area (sq. yds.)                                                                      | 35.60                                                                                     | <input type="checkbox"/> Yes <input type="checkbox"/> No                                   |                                                                                             |
| Built-up-area (sft)                                                                       | 1150                                                                                      | <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No                        |                                                                                             |
| Car Parking No                                                                            |                                                                                           | <input type="checkbox"/> Yes <input type="checkbox"/> No                                   |                                                                                             |
| Type                                                                                      | <input checked="" type="checkbox"/> Semi-deluxe <input type="checkbox"/> Deluxe           | <input type="checkbox"/> Yes <input type="checkbox"/> No                                   |                                                                                             |
| Buyers name, age, address, etc.                                                           | Check with booking form.                                                                  | <input type="checkbox"/> Yes <input type="checkbox"/> No                                   |                                                                                             |
| Schedule of flat                                                                          | Check with booking form.                                                                  | <input type="checkbox"/> Yes <input type="checkbox"/> No                                   |                                                                                             |
| Boundaries: North                                                                         | Open to sky                                                                               | <input type="checkbox"/> Yes <input type="checkbox"/> No                                   |                                                                                             |
| South                                                                                     | Open to sky                                                                               | <input type="checkbox"/> Yes <input type="checkbox"/> No                                   |                                                                                             |
| East                                                                                      | Open to sky                                                                               | <input type="checkbox"/> Yes <input type="checkbox"/> No                                   |                                                                                             |
| West                                                                                      | 6'-6" wide corridor                                                                       | <input type="checkbox"/> Yes <input type="checkbox"/> No                                   |                                                                                             |
| Total sale Consideration                                                                  | 3505000                                                                                   | <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No                        |                                                                                             |
| PPT No.                                                                                   | 133                                                                                       | NA                                                                                         |                                                                                             |
| Discount (in Rs. per sft.)                                                                | Rs. 200/- per sft                                                                         | NA                                                                                         |                                                                                             |
| On time payment discount ((in Rs. per sft.)                                               | Rs. 75/- per sft                                                                          |                                                                                            |                                                                                             |
| Total Discount (in Rs. per sft.)                                                          | Rs. 275/- per sft                                                                         |                                                                                            |                                                                                             |
| Sale Consideration Calculation                                                            | Check booking form with price list                                                        | <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No                        |                                                                                             |
| Sale Deed value                                                                           | 3505000                                                                                   | <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No                        |                                                                                             |
| Construction contract value                                                               |                                                                                           | <input type="checkbox"/> Yes <input type="checkbox"/> No                                   |                                                                                             |
| Installments                                                                              | Check with booking form.                                                                  | <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No                        |                                                                                             |
| Date of completion                                                                        | 31.01.2017                                                                                | <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No                        |                                                                                             |
| Remarks                                                                                   |                                                                                           |                                                                                            |                                                                                             |
|                                                                                           |                                                                                           |                                                                                            |                                                                                             |
|                                                                                           |                                                                                           |                                                                                            |                                                                                             |
|                                                                                           |                                                                                           |                                                                                            |                                                                                             |
| Prepared by (vineela):                                                                    | Checked by (G. B. Ram Babu):                                                              | Checked by (Accountant):                                                                   | Approved by (MD):                                                                           |
| Sign:  | Sign:  | Sign:  | Sign:  |
| Date: 18/1/16                                                                             | Date: 22/02/2016                                                                          | Date: 22/02/2016                                                                           | Date: 22/02/2016                                                                            |



| Stamp duty, registration charges, service tax & VAT calculator |                                                                        |           |                 |                                                |
|----------------------------------------------------------------|------------------------------------------------------------------------|-----------|-----------------|------------------------------------------------|
| Project: Mayflower Grande                                      |                                                                        |           |                 |                                                |
| Date: _____                                                    |                                                                        |           |                 |                                                |
| S No.                                                          | Registration type                                                      | Amount    | Units           | Formula                                        |
|                                                                | Flat No.                                                               | B-402     |                 |                                                |
|                                                                | Registration of construction contract required?                        | No        | Yes / No        |                                                |
|                                                                | Service tax payable?                                                   | Yes       | Yes / No        |                                                |
| A                                                              | Built-up-area                                                          | 1,150     | sft             |                                                |
| B                                                              | Undivided share of land                                                | 35.60     | sq yds          | A X Ratio                                      |
| C                                                              | No of car parking                                                      | 1         | nos             |                                                |
| D                                                              | No. of two wheeler parking                                             | -         | nos             |                                                |
| E                                                              | Total Sale Consideration                                               | 3,505,000 | Rs.             |                                                |
| F                                                              | Registrars value of undivided share of land                            | 427,209   | Rs.             | B X Land Rate                                  |
| G                                                              | Registrars Const. Value                                                | 1,725,000 | Rs.             | A X Const. rate                                |
| H                                                              | Registrars Car Parking Value                                           | 50,000    | Rs.             | C X 100 sft X Parking Rate                     |
| I                                                              | Registrars two wheeler parking value                                   | -         | Rs.             | D X 15 sft X Parking Rate                      |
| K                                                              | Registrars Total Value                                                 | 1,775,000 | Rs.             | G + H + I                                      |
| L                                                              | Sale Deed Amount                                                       | 3,505,000 | Rs.             | Percentage of E or K for semi finished, else E |
| N                                                              | Construction Contract Amount                                           | -         | Rs.             | E - L                                          |
| O                                                              | Reg. Charges                                                           | 214,800   | Rs.             | L X rate + N X rate + incidental charges       |
| P                                                              | Service tax                                                            | 122,675   | Rs.             | E @ rate or N @ rate                           |
| Q                                                              | VAT                                                                    | 43,813    | Rs.             | E X rate                                       |
| R                                                              | Total Taxes                                                            | 381,288   | Rs.             | O + P + Q                                      |
| P                                                              | Total Tax Percentage                                                   | 10.88     | %               | R/E                                            |
| Notes                                                          |                                                                        |           |                 |                                                |
| 1                                                              | Registrars rates and other values:                                     |           |                 |                                                |
|                                                                | Land                                                                   | 12,000    | Rs. per sq. yd. |                                                |
|                                                                | Construction                                                           | 1,500     | Rs. per sft     |                                                |
|                                                                | Parking                                                                | 500       | Rs. per sft     |                                                |
|                                                                | Stamp duty & reg charges                                               | 6.00      | percent         | on sale deed                                   |
|                                                                | Stamp duty & reg charges                                               | 1.00      | percent         | on agr. of const.                              |
|                                                                | Incidental charges - sale deed                                         | 4,500     | Rs.             |                                                |
|                                                                | Reg. Charges - const. agr.                                             | 1,000     | Rs.             |                                                |
|                                                                | Undivided share of land                                                | 3.096     | sq yds          | per 100 sft of SBUA                            |
|                                                                | Sale deed ratio                                                        | 100       | percent         |                                                |
|                                                                | Service tax                                                            | 3.50      | percent         | under const. of complex services               |
|                                                                | Service tax - Const complex service                                    | 5.60      | percent         | under works contract                           |
|                                                                | VAT                                                                    | 1.25      | percent         |                                                |
| 2                                                              | Estimate as per prevailing rates that are subject to change.           |           |                 |                                                |
| 3                                                              | Applicability of service tax / VAT may differ from case to case.       |           |                 |                                                |
| 4                                                              | Some nationalized banks require registration of construction contract. |           |                 |                                                |