

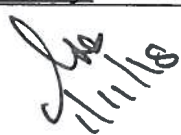
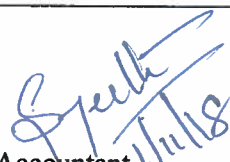


**Authorization form for handing over the possession of Flat in 'Mayflower Grande'**

Flat No.	<b>E-004</b>
Name of Buyer	<b>Mr. SSL Narayana</b>

A.	Total sale consideration.	Rs. 49,42,000/-
B.	Less: Discount for on time payments.	Rs. 40,625/-
C.	Less: Other discounts	Rs. Nil
D.	Add: Reg. Charges	Rs. Directly paid by the customer
E.	Add: VAT / GST	Rs. 5,93,040/-
F.	Add: Service Tax	Rs. NA
G.	Add: Extra Specs Charges	Rs. 8,400/- + 1512/- <i>Subject to approval</i>
H.	Add: Misc. Charges	Rs. 5,080/-
I.	Less: Amount paid	Rs. 55,35,040/-
J.	Balance amount Due	Rs. <i>NIL</i>
K.	Refund	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Rs. 25,633/-
L.	Interest Payable	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Rs. —
M.	Maintenance charges due from	December 2018
N.	Buyer Info database balance	Rs. <i>(25,633)</i> transfer to MS SOA
O.	Tally balance	Rs. <i>(25,633)</i>
P.	Remarks:	
	Corpus Fund Rs.25,000/- to be collected	<i>Excess vide receipt No. 2308</i>
	Maintenance charges @ Rs.2,031/- to be collected for initial six months	<i>2031 x 6 = 12186</i>
	Membership fee Rs.50/- to be collected	<i>+ 50</i>
		<i>12236</i>
		<i>- 633</i>
		<i>11,603</i>

	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	No
4.	Buyer has signed Electricity Transfer form & Affidavit on stamp paper	No
5.	Corpus fund collected	No
6.	VAT / Service Tax charged on other amounts	Yes

Authorized by:

			
G. B. Ram Babu	Accountant	Samba Siva Rao	Managing Partner: Soham Modi
Date:	Date:	Date: <i>2/11/18</i>	Date: <i>11 NOV 2018</i>



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

Sale Agreement Authorization Form-Mayflower Grande

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 checked="" type="checkbox"/> No
Vendor	B&C Estates	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Flat no.	E-004	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Land area (sq. yds.)	50.31	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Built-up-area (sft)	1625	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Car Parking No		<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Type	<input checked="" type="checkbox"/> Semi-deluxe <input checked="" type="checkbox"/> Deluxe	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Buyers name, age, address, etc.	Check with booking form.	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Schedule of flat	Check with booking form.	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Boundaries: North	open to sky	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
South	open to sky	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
East	open to sky	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
West	6'-6'' wide corridor	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Total sale Consideration (as per declaration form)	49,42,000/-	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PPT No.		N A
Sale Deed value	49,42,000/-	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Construction contract value		<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Installments	Check with booking form.	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Date of completion	03.08.2018	<input checked="" type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Remarks		

Prepared by (Pavan): Sign: <i>Pavan</i> Date: <i>11/11/17</i>	Checked by (G. B. Ram Babu): Sign: <i>G. B. Ram Babu</i> Date: <i>11/11/17</i>	Checked by (Accountant): Sign: <i>[Signature]</i> Date: <i>11/11/17</i>	Approved by (MD): Sign: <i>[Signature]</i> Date: <i>11/11/17</i>	AOS signed by Gaurgang Mody: Sign: <i>[Signature]</i> Date: <i>11.11.17</i>
---	--	---	--	---

**APPROVED BY**  
11 NOV 2017  
SUPERVISOR  
MANAGING DIRECTOR

Note:

1. Gaurang Mody to sign the Agreement of Sale only after approval of CR Manager, Accountant & MD.
2. Gaurang Mody to check the above before signing the Agreement of Sale.

**SALE DEED AUTHORIZATION FORM**

Project	M/S. B & C ESTATES - MAYLFOWR GRANDE		
Buyer Name	MR. S S L NARAYANA		
Flat / Bungalow No.	E-004	Area	1625.00
Land Area	50.31		Semi / Deluxe / Luxury
Car Parking No.		2 wheeler parking no	

**Payment & Agreement Details:**

A	Total Sale Consideration	49,42,000
B	Add : Stamp duty & registration charges, Mutation exp	4,500
C	Add: Service Tax & VAT @ 4.5%	-
D	Add: GST @ 12%	5,93,040
E	Total Taxes (B + C + D)	5,97,540
F	Total amount payable (A+E)	55,39,540
G	Total Amount Paid	53,99,540
H	Balance Amount Payable (F-G)	1,40,000

K	Sale Deed Value	49,42,000
L	Construction Contact value	-

		Total amount	Amount Paid	Cheq.ready
M	Housing Loan Sanctioned	39,00,000	37,64,500	1,35,500
N	Own contribution (including taxes)	16,39,540	16,35,040	4,500

**Security Cheque Details:**

	Cq. No.	Amount	Security cq.received
1st Installment of HL		-	<input checked="" type="checkbox"/> Not required
			<input type="checkbox"/> Collect cq.at the time of registration
Own contribution		4,500	<input type="checkbox"/> Security cq.received
			<input checked="" type="checkbox"/> Not required
Balance HL Amount			<input checked="" type="checkbox"/> Collect cq.at the time of registration
		1,35,500	<input type="checkbox"/> Security cq.received
			<input checked="" type="checkbox"/> Not required
			<input checked="" type="checkbox"/> Collect cq.at the time of registration

**Remarks:**

# Mutation and registration exp paid by customer
--

**Authorised by:**

Name	Accountant	CR Manager	Prabhakar Reddy
Sign		<i>[Signature]</i>	<i>[Signature]</i>
Date			4/9/18

