

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

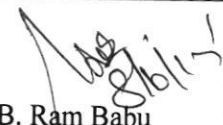
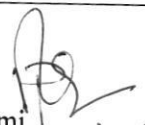
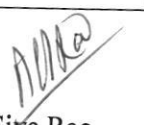
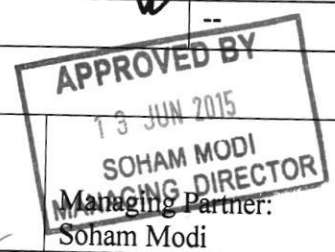
Flat No.	I-106
Name of Buyer	Mr. P. Babu Shankar

A.	Total sale consideration.	24,50,000/-
B.	Less: Discount for on time payments.	50,000/- ✓ <i>Subject to approval</i>
C.	Less: Other discounts	Nil
D.	Add: Reg. Charges	1,47,000/- ✓
E.	Add: VAT	40,850/-
F.	Add: Service Tax.	29,682/- ✓
G.	Add: Extra Specs Charges (revised)	10,840/- <i>Subject to approval</i>
H.	Add: Misc. Charges	4,900/-
I.	Less: Amount paid	26,53,000/-
J.	Add: Interest Amount to be charged	
K.	Balance amount Due	
L.	Refund if any	19,728/- ✓
Remarks: Service tax charged @ 3.09% on sale consideration (Rs.9,49,740/-)		
Vat charged @ 5% on construction agreement (Rs.8,16,998/-)		
Corpus fund Rs.15,000/- to be collected. <i>collected vide chq no. 772714, DEC 2015</i>		
Maintenance charges @ Rs.1000/- pm to be collected for initial six months. <i>collected vide chq no. 772715</i>		
Membership fee of Rs.50/- to be collected		
M	Interest Amount as calculated	3,796/- <i>not finalised</i>
N	Service Tax paid to department	No
O	Service Tax security deposit to be collected	Yes
P	Maintenance charges due from	July 2015

Subject to approval of owner

	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	 Soham Modi
Date: <i>8/6/15</i>	Date: <i>10/6/15</i>	Date: <i>12/6/15</i>	Date:

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

