

Date:

To,

Mr.

Mrs.

Address.....

.....

E-mail address:.....

You have shown your interest in purchasing a plot (details of Plot are more particularly described herein below) in our project **“R.M.Dhariwal Townshipp” (Akola Plotting)** which is situated at Survey/Gat No. 66/1,66/2 and 67/1, 67/2, Akola, Tal. & Dist. Akola. We have accepted your offer on following terms and conditions;

[illegible]

OTHER CHARGES PAYABLE BY THE ALLOTTEE ON OR BEFORE THE EXECUTION OF AGREEMENT								
Stamp Duty- 6 %						As per current law		
Registration Charges- 1% (OR 30,000 whichever is less)						As per current law		
Legal cost, charges and expenses						Rs.5000/- + GST (As per current law)		
Share money, application entrance fee of the Society.						Rs.500/-		
Charges for formation and registration of the Society.						Rs.5000/- + GST (As per current law)		
Charges for for deposits of electrical receiving and Sub Station provided in Layout.						Rs.5000/- +GST (As per current law)		
Total								
AMOUNTS PAYABLE BY THE ALLOTTEE ON OR BEFORE DELIVERY OF POSSESSION OF THE PLOT								
Deposit towards provisional monthly contribution towards outgoings of Society and Maintenance charges.						Rs.5000/- for 3 years		
GST on the maintenance Charges (or as applicable)						As per current law		

TERMS AND CONDITIONS: current law

1) Issuance of this non-transferable Allotment Letter to the Allottee(s) by the Promoter does not create a binding obligation on the part of the Promoter or the Allottee(s) until, firstly, the Allottee signs and delivers the Agreement with all the schedules (Copy attached) along with the payments due as stipulated in the above Payment Plan within 30 (thirty) days from the date of this Allotment Letter; and appears for registration of the Agreement before the concerned Sub- Registrar as and when intimated by the Promoter. This Allotment Letter is not meant or be treated or deemed to be as Agreement as contemplated under provisions of law.

2) If the Allottee(s) fails to execute and deliver to the Promoter Agreement within 30 (thirty) days from the date of this Allotment letter and/or appear before the Sub- Registrar for its registration as and when intimated by the Promoter within the aforesaid 30 days, then the Promoter shall serve a notice to the Allottee by email/by hand/by Post/by courier on the address given by the Allottee for rectifying the default, which if not rectified within 15 (fifteen) days from the date of its receipt by the Allottee, application/Allotment of the Allottee shall be treated as cancelled and all sums deposited by the Allottee in connection therewith including the booking amount/ token amount shall be returned to the Allottee without any interest or compensation whatsoever.

3) Minimum token amount should be equivalent to 5% of the agreement cost or whichever offered by the promoter at the time of booking, which shall be retained as interest free *bonafide refundable* deposit.

4) Unless agreement is entered into by the applicant, no right of any nature is conferred or intended to be conferred by this Letter on the applicant.

5) All taxes, cess, charges or levies under any concerned statute shall be borne by the Purchaser, over and above price of the Plot.

6) The Purchaser has received the layout plan & specification, of the said Plot at the time of booking and has no confusions what so ever and would not change the option confirmed by us on the date of booking.

7) The aforesaid deposit towards provisional monthly contribution towards outgoings of Society and Maintenance charges is only applicable for general cleaning and housekeeping of common area of layout.

I / We have read, understood, accepted and agreed for the above mentioned contents, payment Plan, terms and conditions.

Allottee's Signature 1) _____ 2) _____

For M/S. DHARIWAL AND CHHORIYA DEVELOPERS LLP. (PROMOTER)

Mr.....

Senior Executive/Assistant Manager-Sales sign: _____

Communication by Promoter through Email ID:notification@chhoriyarealty.com,

(Reply to Promoter at: customercare@chhoriyarealty.com)