SATYAJEET DINANATH DASTURE

Office: - Plot No. 43, Hanuman Nagar, Nagpur- 440008

Mob. No- 9923401226

Date: 02-04-2025

To,

MahaRERA

Subject: Deviation Report with respect to model copy of Agreement for **project name – MEERAI Mahalaxmi Nagar – 43** Plot Bearing No / CTS no / Survey Number/Final Plot no. **Kh. No. 5/1, 5/2 & 11, Ph. No. 42,Mouza – Shankarpur, Tahsil – Nagpur (Gramin), District– Nagpur - 441108.**

Below are the deviated clauses in the agreement for sale

Page No	Clauses
12	2.1.1: - The balance Sale Consideration is specifically agreed to be paid by the ALLOTTEE/PURCHASER/S to the VENDORS/PROMOTERS in the manner stipulated in Schedule-B. That the VENDORS/PROMOTERS shall procure all necessary documents, Release Letter, papers required for registration of the Sale Deed.
12	2.1.2: - It is agreed between the parties that, if the ALLOTTEE/PURCHASER/S fails to make payment of consideration as stated here-in the interest may be charged for the period of default but in no case any such default shall be delayed for one months from due date.
12	2.2.1: - Provided further that the Promoters shall be entitled to reasonable extension of time for giving delivery of the residential plot on the aforesaid date, if the completion of Lay-out and compliances are delayed on account of – (i) War, civil commotion or act of God; (ii) Any notice, order, rule, notification of the Government and/or other public or competent authority/court.
12	2.2.2: - That, the VENDORS/PROMOTERS, upon obtaining the Release Letter from the competent authority and subject to receipt of the Sale Consideration from the ALLOTTEE/PURCHASER/S as per the agreement, shall offer the possession of the Residential Plot to the ALLOTTEE/PURCHASER/S in terms of this Agreement to be taken within 15 days from the date of issue of such notice and the VENDORS/PROMOTERS shall give possession of the Residential Plot to the ALLOTTEE/PURCHASER/S. The VENDORS/PROMOTERS agrees and undertakes to indemnify the ALLOTTEE/PURCHASER/S in case of failure of fulfilment of any of the provisions, formalities, documentation on part of the VENDORS/PROMOTERS.
12	2.2.3: - The ALLOTTEE/PURCHASER/S after taking over the possession of the said plot shall use the said Plot or any part thereof or permit the same to be used only for Residential/legal Purposes.

Signature & Name

SHRI. SATYAJEET DINANATH DASTURE