Arbitrators not arriving to any conclusion the same shall be referred to the Umpire to be appointed by the Arbitrators and the decision of the said Umpire shall be final and. In case either party fails TO APPOINT THE Arbitrator, the H.C. would be approached for appointment of the Arbitrator at the instance of either of the parties. The decision of the Arbitrator shall be final and binding on all the parties. Each party shall equally bear the cost of such Arbitration proceedings.

That for all other matters not covered by this Memorandum of Understanding, the provisions of Transfer of property Act, shall be applicable.

That the cost of Stamp Duty, Registration whatsoever incurred on this Development and all documents that shall be required shall be borne by the DEVELOPER/BUILDER only.

SPECIFICATIONS AND AMENITIES

i. High quality concrete work with tested steel and branded quality of cement and other material mechanically mixed, vibrated and good quality of shuttering and centering (ply/steel).
ii. Teak Door Frame.
iii. Aluminum Window frame with safety grills.
iv. FRP coated Door shutter.
v. Premium quality, vitrified Floor Tiles.
vi. P.O.P in all rooms except kitchen.
vii. Modular kitchen.
viii. Lift of reputed company.
ix. Backup generator for lift and common areas.
x. Jaquar/Grohe tap and high quality of water supply fittings.
xi. Parry ware/RAK Ceramics sanitary fittings with pressure pipe.
xii. Sump at Ground floor, water pump for lifting water for overhead tank.
xiii. C.C Camera.
xiv. Solar Water Heater.
xv. Overhead Tank, Water proofing treatment at terrace and in side O.H tank.
xvi. Rain Water Harvesting system.

VALUATION AND PAYMENT OF STAMPS DUTY

The DEVELOPER/BUILDER has got entitlement of selling the 60% undivided share of the land owned by the LAND OWNER as such stamps duty on the valuation of that 60% is paid on this agreement.

