

layout/building plan, the said unit ceases to be preferentially located, the Company shall be liable to refund only the amount of PLC paid by the Allottee(s) without any compensation/damages and such refund shall be adjusted in the last installment as mention in the payment plan. On the other hand, if his/her Unit in the Project becomes preferentially located due to the aforesaid changes in the layout/building plan, then the Allottee(s) shall be liable and agrees to pay additional PLCs as demanded by the Company.

- (E) The Applicant(s) understands and agrees that additional charges, if applicable, shall always be attached to the said unit as per the ANNEXURE "B".
- (F) One time lease rent (at the rate of Rs. 85 per sq. ft.) on super area basis shall be payable by the Allottee(s). The Reserved Covered Car Parking Space has been allotted together with the flat and the same shall not have independent entity detached from the flat. The Allottee(s) shall not sell/transfer the Reserved Covered Car Parking Space independent from the flat. The Allottee(s) may apply for additional parking space, which may be allotted subject to availability and as per the condition decided by the developer. The Allottee(s) undertakes to park his car in the covered parking space allotted to him and not anywhere else in the Complex.
- (G) That the Developer shall be responsible for providing internal development within the Complex which inter-alia includes (i) laying of roads, (ii) laying of water lines, (iii) laying of sewer lines (iv) laying of electrical lines etc. However, the external or peripheral services such as trunk water and sewer lines, storm water drains, roads, electricity, horticulture etc. are to be provided by the Govt. or the concerned authority up to the periphery of the Complex.
- (H) That the Allottee(s) agrees to pay all other charges in accordance with the demand raised by the Company from time to time. The applicant(s) shall further be liable to pay any enhanced External Development Charges, Internal Development Charges, Infrastructure Development Charges, all existing and new statutory charges and other levies, rates, taxes such as Service Tax, House Tax, Water Tax, Sewerage Tax, Charges, Cess, Water & Electricity Charges etc. demanded or imposed by the Competent Authority/ Central Government Authorities (including with retrospective effect) shall be payable proportionately by the Allottee(s) from the date of booking as demanded by the company on the basis of super area of the Unit. Moreover the Common Area Maintenance charges and/or Contribution to sinking fund is payable at the time of possession as decided by the Developer/Maintenance Agency as appointed by the Developer.

5. (A) That the Allottee(s) has paid a sum of Rs. 752220/- (Rupees _____)

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Seven lac fifty-two thousand two hundred
twenty- Only.

being part payment towards the cost of the said Unit till date, the receipt of which the Company acknowledge and the Allottee(s) shall hereby agree to pay the remaining price of the Unit as prescribed in the Payment Plan annexed with this Allotment letter as ANNEXURE "A" along with other charges as may be demanded by the Developer time to time and in the manner specified therein.

- (B) That the Allottee(s) has agreed to pay each installment of the chosen payment plan on the due date **(Down Payment Plan / Flexi Payment Plan / Construction Linked Payment Plan)** along with Service Tax (as applicable) and other charges along with Service Tax (as applicable) as assessed and attributed by the Government of India, applicable with effect from 01-07-2010.

Moreover, the Allottee(s) hereby confirms that he will pay the service tax, on payment already made after 01-07-2010, after



Shruti
Prasanna

X
ALLOTTEE(S)