



## INITIAL CONTRACT OF SALE

**Contract No.** 46/2020

This contract is made on 05/01/2020 by and between :

### PROPERTY INFORMATION

<b>Property Name:</b>	P9-2-274	<b>Property Type:</b>	Villa
<b>Developer Name:</b>	NORTH DUBAILAND PROJECTS L.L.C	<b>Land Number:</b>	5282
<b>Project Name:</b>	La Rosa Phase 2	<b>Area:</b>	Wadi Al Safa 5
<b>Net Sold Area:</b>	185.70 Sq.M.	<b>Property Value:</b>	1364000 AED
<b>Common Area:</b>	N/A	<b>Original Price:</b>	1364 000.00 AED
		<b>Built Up Area :</b>	180.89

**Mortgage Status** Not Mortgage

### PARTIES

#### SELLER(S)

<b>Participant Name En:</b>	NORTH DUBAILAND PROJECTS L.L.C	<b>Type:</b>	Company
<b>Participant Name Ar:</b>	مشاريع شمال دبي لاند ش.ذ.م.م		
<b>Participant Number:</b>	4885553	<b>License #:</b>	698395
<b>Area:</b>	185.70 Sq.M		

#### BUYER(S)

<b>Participant Name En:</b>	ANN MARY JOSE	<b>Type:</b>	Person
<b>Participant Name Ar:</b>	ان ماري جوس	<b>Nationality:</b>	India
<b>Participant Number:</b>	5407612		
<b>Area:</b>	185.70 Sq.M		
<b>UAE Id Number:</b>	784198725187417		



This Contract is Signed electronically and does not require office stamp or signature

46/2020

هذا العقد صادر الكترونيا ولا يحتاج إلى ختم أو توقيع



## INITIAL CONTRACT OF SALE

### VOUCHERS LIST

<b>Number/Year:</b>	611/2020	<b>Voucher Amount:</b>	27300 AED
<b>Voucher Date:</b>	05/01/2020	<b>Receipt Number/Year:</b>	731/2020
<b>Participant Name:</b>	ANN MARY JOSE	<b>Receipt Date:</b>	05/01/2020
<b>Number/Year:</b>	612/2020	<b>Voucher Amount:</b>	27300 AED
<b>Voucher Date:</b>	05/01/2020	<b>Receipt Number/Year:</b>	732/2020
<b>Participant Name:</b>	NORTH DUBAILAND PROJECTS L.L.C	<b>Receipt Date:</b>	05/01/2020

The seller hereby agrees to sell(s) the above described property to the buyer(s) who is willing, as per the conditions stipulated in the sale agreement signed by the parties on <b>04/12/2019</b>. The buyer shall pay the installments as per the agreement signed between the parties. The seller(s) transfer the ownership of the said property and register same in the name of the buyer (s) upon the completion of the payment and construction. The buyer(s) hereby declares having reviewed the Master Community Declaration and the stated commitments and rights of the project.



46/2020

This Contract is Signed electronically and does not require office stamp or signature

هذا العقد صادر الكترونيا ولا يحتاج إلى ختم أو توقيع