

_____, 2017

MS. / MR. _____

CONTACT NO: _____

Dear Madam/ Sir,

Sub: Provisional Allotment of Villa No. _____ being developed in the Project "KASU ZAMA", located in Survey No. 434/32 and 434/31, situated at Anjuna Village, Bardez Taluk and Sub-district, Goa.

Ref: Booking Application dated _____.

Pursuant of the above referred Booking Application dated _____ in respect of Villa No. _____ in the Project known as "KASU ZAMA", Anjuna Village, Bardez Taluk and Sub-district, Goa, we have provisionally allotted Villa No. _____ measuring _____ Sq. feet to you.

Further, we hereby confirm having received an advance amount of Rs. _____/- (Rupees _____ Only) as EMD vide Cheque bearing No. _____, dated _____, drawn on _____, along with your Booking Application Form.

The total sale consideration amount payable for the above Villa is Rs. _____/- (Rupees _____ Only). The total sale consideration amount as mentioned above is inclusive of land cost, charges for external development and internal development, common area maintenance charges, electricity connection, sewerage connection, water connection and other charges as detailed in the Agreement for Sale.

Further, we shall keep you posted with regard to the execution of the Agreement for Sale in respect of the above Villa No. _____. In the event the approvals from the Statutory Authorities as required for the development of above Villa are not received on or before [insert date], then in such an event, we shall refund the entire monies received from you along with interest @ 2% over and above the highest State Bank of India Marginal Cost Lending Rate (MCLR). In case the State Bank of India Marginal Cost of Lending Rate is not in use it would be replaced by such benchmark lending rates which the State Bank of India may fix from time to time for lending to the general public.

Upon receiving intimation from us to execute the Agreement to Sell, you shall pay Rs. _____/- (Rupees _____ only) being 10% of the cost of the Villa and execute the Agreement to Sell within 15 days.

In the event of your failing to execute the Agreement to Sell as mentioned above, the Booking Application will stand rejected and this Provisional Allotment cancelled, and we shall deduct ___% of the EMD received from you as liquidated damages and refund the balance amount within 4 weeks of such deduction.

This Provisional Allotment does not confer any rights in you for the subject Villa nor is this a concluded contract unless the Agreement for Sale is executed by you.

We request you to kindly acknowledge the copy of this letter in token of your acceptance of the above arrangement.

This Provisional Allotment is subject to the jurisdiction of the state of Goa.

Thanking you.

Yours truly,
For KASU Zama LLP

Accepted & Acknowledged

(Purchaser/s)