

ALLOTMENT/BOOKING LETTER

Dear Mr./ Mrs.

Sub: Allotment of RowHouse No. _____ in RADIANCE The MEADOWS, Mandopa, Dramapur Panchayat, Salcete, Goa.

We are pleased to inform you that Row House No..... in RADIANCE The MEADOWS, Mandopa, Dramapur Panchayat, Salcete, Goa. has been allotted in your name/s for sale consideration of Rs. _____ (Rupees only).

You are hereby requested to make the payments as per the following within time, for continuation of the allotment of the apartment in your name/s.
The sale consideration price includes the cost of one car park.

The detailed payment schedule for the above – mentioned apartment is as follows:

- On signing the agreement 20%
- On completion of foundation work 15%
- On commencement of Ground floor slab 15%
- On commencement of Level One slab 15%
- On commencement of partition wall work 15%
- On commencement of floor work 10%
- At the time of handing over the possession 10%

Please Note:

Maintenance Deposit, Electricity and Water connection Stamp Duty, Registration charges, Legal Charges and other statutory charges per annexure to the Sale Agreement shall be payable on completion of the construction and registration of the Sale Deed, whichever is earlier.

Kindly arrange to make payment as hereunder:

1. Rs.5, 00,000/- (Rupees One lakh) as advance towards 15% of the total cost of apartment on the date of allotment.
2. Sale Agreement will be executed on receipt of the 20% of the sale price (which shall not be later than 30 days from the date of allotment.)

Thanking you and assuring you of our best attention and services at all times.

For Radiance Estates

TERMS AND CONDITIONS OF ALLOTMENT

1. The Payment of Rs. 5,00,000/- (Rupees Five lakh) shall be made on the date of allotment.
2. 20% of the Sale price payable at the time of signing the agreement shall be inclusive of Booking amount of Rs.5, 00,000/- (Rupees Five lakhs), (which shall not be later than 30 days from the date of allotment.)
3. In addition to the cost of the flat, the purchasers shall be liable to pay Maintenance Deposit, Electricity and Water Department charges, Stamp Duty, Registration charges, Legal charges and other statutory levies as per annexure to the Sale Agreement.
4. The Purchasers shall also be liable to pay GST and all other taxes as applicable.
5. The final payment of 10% to be made at the time of possession shall be necessarily by way of Demand Draft/Banker's Cheque.
6. If the allotment is to be cancelled at the request of the allotted, before signing the agreement, the same shall attract a penalty of 20% of the Booking amount.
7. Please make your checks payable to " Radiance Estates ".
8. We suggest that NRI purchasers should use their respective NRE accounts to make all transfers starting with the booking amount, the payment schedule and all other charges mentioned in this allotment letter.
9. Wiring instructions available upon request.