

LOGO

Reg. No.....

APPLICATION FORM FOR ALLOTMENT OF A COMMERCIAL/OFFICE SPACE

To,

**M/s. ATS Grand Realtors Private Limited,
Registered office at 711/92, Deepali,
Nehru Place, New Delhi-110019**

Dear Sir,

I/We, understand that M/s. ATS Grand Realtors Private Limited (the "Company") is constructing and developing a Commercial Spaces, Offices and related amenities, structures, facilities, services, etc project named as "ATS Kabana High" (hereinafter referred to as the "Project") on land admeasuring approx. 20234.282 square meters forming part of land numbered as Plot no.C-01, Sector-04 admeasuring 10,000 square meters, Greater Noida, District Gautam Buddha Nagar, Uttar Pradesh, India. The Project is duly registered with Uttar Pradesh Real Estate Regulatory Authority under registration no. _____.

I/We, hereby apply for allotment of a unit (hereinafter referred to as the "Commercial Space") in the said Project. I/we make this application after having carefully read and understood the terms and conditions provided hereinafter.

I/We, remit herewith a sum of Rs. _____ (Rupees _____
_____) vide Bank Draft / Cheque No. _____ dated _____ drawn on
_____ being advance amount for booking/allotment of Commercial Space.

I/We, hereby agree that the receipt of this application and acceptance of the advance amount by the Company does not confirm the allotment of the Commercial Space. The allotment of said Commercial Space shall be up to the discretion of the Company. That once the Company confirming the said allotment by issuing an allotment letter, I/we, hereby undertake to pay total price in compliance with details provided in **Annexure-A**.

I/We shall sign and execute agreement to sell in the format provided by the Company duly prepared in compliance with the Real Estate (Regulation and Development) Act, 2016 and rules made thereunder (the "Definitive Documents"). I/We shall get the same registered before the concerned sub registrar within 30 days of issuance of allotment letter by the company. In the event of my/our failure to comply with any/all of the above conditions, the booking/allotment will be cancelled at the discretion of the Company. The advance amount for booking/allotment, paid till date to the Company shall stand forfeited and I/We shall be left with no right, title, interest, lien or claim of whatsoever nature on the said booking/allotment. The format of the Definitive Documents has already been shared with me/us by the Company representative at the time of booking.

I/We hereby agree that post confirmation of my/our booking by the Company. I/We shall not be entitled to withdraws or surrenders the booking/ allotment, for any reason whatsoever, at any point of time, in case of non-compliance the Company shall be entitled to forfeit the advance Amount paid for booking/allotment along with interest due/payable and brokerage paid for the said booking and may refund the balance amount to me/us, without any interest or compensation within 90 days of such cancellation.

I/ We hereby undertake to abide by the terms and conditions of this Application Form. I/ We hereby agree that the complete and detailed terms and conditions of the Allotment shall be provided in the Agreement to Sell. In the event the Company agreeing to allot me/us Commercial Space, I/We agree to pay further instalments as per the Payment Plan (opted by me/us) as shown in **Annexure- B** and/or as stipulated/demanded by the Company, failing which the allotment shall be cancelled and the Booking Amount and other sums shall be forfeited by the Company.

My/Our particulars are given below: -

FIRST APPLICANT			
	<div style="border: 1px solid black; padding: 20px; text-align: center;"> Affix Passport Size Photograph </div>		
1.	Name	:	
2.	Son of / Daughter of / Wife of	:	
3.	Date of Birth	:	
4.	Marital Status:	:	Single _____ Married _____
5.	Wedding Anniversary	:	
6.	Gender	:	Male _____ Female _____ Other _____
7.	Nationality	:	
8.	Occupation	:	
9.	IT PAN No (Mandatory)	:	
10.	Aadhar No. (Mandatory)	:	
11.	Residential Status[#]	:	Resident Indian _____ Non Resident Indian (NRI) _____ Person of Indian Origin(PIO) _____ Overseas Citizen of India (OCI) _____ [#] The Applicant/s shall comply with all the statutory compliances as required from time to time under applicable laws/ rules. The Applicant/s shall keep the Promoter informed about any change in the above status.
12.	Phone	:	(Home) _____ (Work) _____ (Mobile) _____ (Any Other) _____
13.	Email ID	:	_____@_____ I wish to receive all communications including demand letters from the Promoter via email as mentioned hereinabove. I shall inform the Promoter of any change in email id.
14.	Correspondence Address	:	
	Self-Owned: _____ Rented: _____		
15.	Permanent Address	:	
	Self-Owned: _____ Rented: _____		
			Tick if same as Correspondence address
16.	Employment Type	:	Salaried / self employed
17.	Profession/ Job Title	:	
18.	Company Name & Address	:	
19.	Prior investment in the ATS Group project	:	Yes : _____ No : _____ If yes, Apartment/ Commercial Space no:_____ Project name: _____

<u>SECOND/JOINT APPLICANT</u>			
	<div style="border: 1px solid black; width: 150px; height: 100px; margin: 0 auto; text-align: center; padding-top: 40px;"> Affix Passport Size Photograph </div>		
1.	Name	:	
2.	Son of / Daughter of / Wife of	:	
3.	Date of Birth	:	
4.	Marital Status:	:	Single _____ Married _____
5.	Wedding Anniversary	:	
6.	Gender	:	Male _____ Female _____ Other _____
7.	Nationality	:	
8.	Occupation	:	
9.	IT PAN No (Mandatory)	:	
10.	Aadhar No. (Mandatory)	:	
11.	Residential Status[#]	:	Resident Indian _____ Non Resident Indian (NRI) _____ Person of Indian Origin(PIO) _____ Overseas Citizen of India (OCI)____ [#] The Applicant/s shall comply with all the statutory compliances as required from time to time under applicable laws/ rules. The Applicant/s shall keep the Promoter informed about any change in the above status.
12.	Phone	:	(Home) _____ (Work) _____ (Mobile) _____ (Any Other) _____
13.	Email ID	:	_____@_____ I wish to receive all communications including demand letters from the Promoter via email as mentioned hereinabove. I shall inform the Promoter of any change in email id.
14.	Correspondence Address	:	
	Self-Owned: _____ Rented: _____		
15.	Permanent Address	:	
	Self-Owned: _____ Rented: _____		_____ Tick if same as Correspondence address
16.	Employment Type	:	Salaried / self employed
17.	Profession/ Job Title	:	
18.	Company Name & Address	:	
19.	Prior investment in the ATS Group Project	:	Yes : _____ No : _____ If yes, Apartment/ Commercial Space no:_____ Project name: _____

Sr. no.	<u>COMPANY/FIRM/LLP AS AN APPLICANT</u>		
1.	Name of Company/Firm/LLP		
2.	Date of incorporation	:	
3.	Correspondence Address		
4.	Registered Address	:	<div>_____</div> <div>Tick if same as correspondence address</div>
5.	Name of the authorised contact person	:	
6.	Phone	:	(Work) _____ (Mobile) _____
	Fax	:	_____
7.	Email	:	<div>_____ @ _____</div> <div>I wish to receive all communications including demand letters from the Promoter via email as mentioned hereinabove. I shall inform the Promoter of any change in email id.</div>
8.	Company/Firm/LLP PAN Card (Mandatory)	:	
9.	Corporate Identification Number (CIN) (If applicable)*	:	
10.	Director Identification Number (DIN) (If applicable)*	:	
11.	Prior investment in the ATS Group	:	<div>Yes : _____ No : _____</div> <div>If yes, Apartment/ Commercial Space no:_____ Project name: _____</div>

Sr.no.	<u>Commercial Space Details</u>	
1.	Details of the Commercial Space	Commercial Space No.
2.	Building Name / Number	
3.	Floor Plan of the Commercial Space	As provided in Brochure
4.	Specification of Commercial Space	As provided in Brochure
5.	Carpet Area of the Commercial Space (in sq. mtr and sq. ft)	
6.	Exclusive Open Terrace Area/lawn Area (in sq. mtr and sq. ft) [if applicable]	
7.	Car Parking Spaces	
8.	Source of Funds	Self-Finance: Loan Required:
9.	Source of Booking	Direct <input type="checkbox"/> Channel Partner <input type="checkbox"/> Sub Source:
10.	Real Estate Agent name (if applicable) and RERA Registration no[#]	a) Name of Entity:- _____ _____ b) Seal c) RERA Registration Number _____, validity upto _____ d) State of registration :-
11.	Total Price of the said Commercial Space	Rs.
12.	Break Up of Total Price	Annexure A
13.	Construction Linked / Any Scheme	
14.	Details of such Scheme (if any)	
15.	Subvention/ Benefit/ Discount provided (if any)	
16.	Payment Schedule	Annexure B
17.	Payments to be made in favour of	
18.	Interest for delayed payments	As per applicable law/Definitive Documents

Declaration:

I/We the above Applicant(s) have examined all the documents and information relating to the Project filed by the Company before Uttar Pradesh Real Estate Regulatory Authority at the time of registration of the project, which includes the layout plan, approvals, other tentative plans, designs, specifications of Commercial Space etc. and have fully satisfied myself/ourselves about the nature of rights, title, interest of the Company in the Said Land and the Project and the approvals, sanction and permissions for development that have been obtained by the Company. Further, I/We have completed all due diligence as to the right, title and interest of the Company to develop and market the Project on the Said Land and I/We have visited and inspected the site to my/our entire satisfaction, so as to confirm the competence of the Company to transfer the Commercial Space.

I/We do hereby further declare that the above particulars given by me/us are true and correct and nothing has been concealed therefrom. Any allotment against this application shall be subject to the terms and conditions of this Application Form and the Definitive Documents. I/ we understand that the Company shall elaborate the terms and conditions stated herein and provided further terms in the Definitive Documents. The said terms and conditions shall be ipso-facto applicable to my/our legal heirs, transferees and successors. I/We undertake to inform the Company of any change in my/our address or in any other particular/information, given above, till the ownership of the Commercial Space is transferred to me /us by execution and registration of conveyance / sub lease deed, failing which the particulars shall be deemed to be correct and the communications sent at the recorded address by the Company shall be deemed to have been received by me/us.

Name of the Applicant(s)

Signature of the Applicant(s)

Date:

Place:.....

Note: Persons signing the Application Form on behalf of other person/ firm/ company shall file proper Authorization/ Power of Attorney.

FOR OFFICE USE ONLY

Full Booking Amount Received: Yes _____ No _____

Checked by Sales Personnel : _____

Approved by Sales Head : _____

Reg. No. : _____

Date : _____

Checklist for receiving Official:

- (a) Booking Amount.
- (b) Customer Signature on all pages of the Application Form.
- (c) Signed copy of Payment Plan
- (d) Pan No./Form 60/Copy of Pan Card
- (e) Copy of Address Proof & Copy of ID Proof
- (f) For Companies: Memorandum & Articles of Association/Board Resolution
- (g) For Partnership Firm: Authority Letter duly signed by all the Partners along with certified true copy of the Partnership Deed.
- (h) For NRI Copy of Passport & Payment through NRE/NRO Account.
- (i) E-mail ID and Mobile No of the Applicant(s)
- (j) Copy of Aadhar Card of Applicants

Remarks: _____

ANNEXURE-A
BREAKUP OF TOTAL PRICE

ANNEXURE-B
PAYMENT PLAN