

APPLICATION FORM

RERA Registration No.:

RASHAIL CROWN PALACE

**Application for ALLOTMENT of a Unit in 'RASHAIL CROWN PALACE' – a
Residential Project situated at KHASRA NO.-250/M,360,361,362,363,364,373
VILLAGE- MAUZA-MERRY KANPUR-GWALIOR BYPASS ROAD, JHANSI (U.P.)
284128**

To
A S PROPERTIES LLP
(Office Address)

Sir:

I/We request for allotment of Unit No.: _____, (Sq.ft.): _____ on the floor _____ in your above mentioned project known as “**RASHAIL CROWN PALACE**”, located at Mauja- Mery, Kanpur-Gwalior bypass, Tehsil-Jhansi, Uttar Pradesh, India.

I /We remit/submit herewith a sum of Rs. _____ Rupees _____ only by RTGS/ NEFT/ Bank Draft / Cheque No. _____ dated _____ drawn on _____ (Bank) towards earnest money of the above mentioned Unit.

I/We agree to pay the balance sale consideration of the Unit and all other charges / deposits as per the payment plan opted by me/us, as mentioned in this application and also as per Agreement to Sell (performed of which is attached and, has been read and understood by me/us), to be executed later on between us.

I / We have clearly understood that this application does not constitute an Agreement to Sell and I/ We do not have an indefeasible right for the allotment of the said Unit, notwithstanding the fact that you have issued a receipt in acknowledgment of the earnest money tendered with this application. I/We further understand that final and firm allotment will come into existence only after receipt of the ‘Allotment Letter’/ ‘Execution & Registration of Agreement to Sell’.

I/We agree to execute the Agreement to Sell on the Builder/ Developer/ Promoter's standard format or on the format prescribed under The Uttar Pradesh Real Estate (Regulation and Development) Rules, 2016 or regulations made there under, as the case may be, within thirty (30) days from the date of receipt of the Intimation Letter by courier or registered post or e-mail sent at the below mentioned address of the sole/first applicant, thereby agreeing to abide by the terms and conditions laid down therein.

That If, however, I/We fail to execute the Agreement to Sell within thirty (30) days of the receipt of the ‘Intimation Letter’ by courier or registered post or e-mail sent at the below mentioned address of the sole/first applicant, my/our application or the allotment of the said Unit shall be treated as cancelled at your sole discretion and the earnest money paid by me/us shall stand forfeited.

I/We are making this application with the full knowledge that the layout & Plans of the building are sanctioned by the competent authority and the copies of the sanctioned plans, layout plans, along with specifications, approved by the competent authority copy whereof have been provided to me/us by the promoter.

1. 2.
Signature of the Applicant(s)

I/We are making this application with the full knowledge of the stage wise time schedule of completion of the project, including the provisions for civic infrastructure like water, sanitation and electricity.

I/We are making this application with the full knowledge and clarity about the sanctioned plan, layout plan along with specifications approved by the competent authority, landscape plan, building plan, service plan, parking and circulation plan, structural designs, and of various permissions which have been approved and obtained from the competent authorities or shall be got approved or obtained by you in due course, which have been shown and explained to me/us by you and we have examined and understood the stage wise time schedule of completion of the project, including the provisions for civic infrastructure like water, sanitation and electricity etc.

I/We have received the copy of the sanctioned plans, layout plans along with specifications, approved by the competent authority, of the project named 'RASHAIL CROWN PALACE' and also the copy of stage wise time schedule of completion of project, including the provisions for civic infrastructure like water, sanitation and electricity.

I/We have applied for allotment of a Unit with full knowledge that the allotment of the unit is entirely at the discretion of the developer/promoter and the developer/promoter has a right to reject any application without assigning any reason thereof. It is agreed that the possession of Unit may not be given by the promoter/developer to the allotted(s) before all payments/dues/ taxes/duties etc. are cleared by the allottee(s) at the time of execution and registration of the sale deed.

I/We are making this application with the full knowledge and understanding that the Unit shall be offered in bare shell condition.

I/We are making this application with the full knowledge and understand clearly that the graphical representation of green area/common area/landscape etc. in the notice advertisement or prospectus are merely Architect's imagination and may be different from the graphical representation in the notice advertisement or prospectus. I/We will have no claim whatsoever, at any time on the basis of any graphical representation in the notice advertisement or prospectus.

I/We agree to abide by the terms and conditions mentioned herein and the Agreement to Sell including those relating to the schedule of payment of the sale consideration of the Unit (agreed sale price of the opted Unit) and other charges, execution of the Agreement to Sell and condition for the forfeiture of earnest money and refund.

1.

2.

Signature of the Applicant(s)

3. IN CASE THE APPLICANT IS A COMPANY / FIRM

Affix recent
Passport size
colour
photograph
of Owner/
Director

Name of Organization
 Registered Address
PIN
 Email Land Line No. (With STD/ISD Code)
 Mobile No. Fax No.
 Date of Incorporation: Incorporation Certificate No.
 Nature of business of the Organization
 Address for Correspondence:
 City State Country Pin
 Land Line No. (With STD/ISD Code) Mobile No. Fax No.
 Name of the authorized signatory: Mr. /Mrs. /Ms.
 S/W/D of
 Designation of authorized signatory
 Address of authorized signatory
 PIN Email Land Line. No. (with STD/ISD Code)
 Mobile No. Fax No. Permanent Account No. of the Company/ Firm

DETAILS OF THE UNIT:

Unit No.: Floor :
 Super Built-up Area: sq. mt. / sq.ft. (As applicable)
 Carpet Area (As per Section 2(k) of RERA Act..... square meter / square feet.
 Basic Rate (Rs. per square meter; Rs. Per square feet)
 Basic Sale Consideration: Rs. (Rupees only)
 Floor PLC: Rs. per square meter; Rs. per square feet
 PLC for Green Facing / Adjoining Green: (Rs. per square meter; Rs. per square feet)
 Car Parking opted: Covered Open
 Car Parking Space Charges : Rs. Club Membership Charges : Rs.
 External Development Charges : Rs.
 Lump Sum Maintenance Deposit/ Interest Free Maintenance Security : Rs.
 External Electrification Charges : Rs.
 Fire Fighting Equipment Charges: Rs.
 Power Back-up Infrastructure Charges: Rs.
 Payment Plan opted: Construction Linked Down Payment Other

Name of Channel Partner, (If applicable):
 Code Number of the Channel Partner:
 Telephone/ Mobile Number:
 (Sign and Rubber Stamp)

I / We the above applicant(s) do hereby declare that the above particulars given by me / us are true and correct and nothing material has been concealed there from. Any allotment against this application shall be subject to the terms and conditions mentioned in the Performa of Agreement for Sale attached to this application form, the terms and conditions whereof shall ipso-facto be applicable to my / our legal heirs and successors. I/We agree and assure to inform you of any change in my/our contact details or in any information, given above, till the execution of registered Conveyance Deed in my/our favour in respect of booked Unit.

I/ We the applicant(s) do hereby further declare that my/our application for allotment is irrevocable.

Name of the Applicant(s)	Signature of the Applicant(s)
1.	1.
2.	2.
Date.....	Place.....