

APPLICATION FORM

Villa | Plot: Block No.: Form No.: Customer ID:

Self Finance Bank Finance

To,
TRUSCAPE REALTY
House No. 11/12, Sector-11,
Vrindavan Yojna, Raibareli Road,
Lucknow, Mob. : 9616222620

Sir/Madam,

I/We request for allotment of Villa/Plot Block No in your project “**TRUSCAPE REALTY**” at Kasimpur Biruha, Opp. SMS College, Lucknow - Sultanpur National Highway, Lucknow.

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/advance of the above mentioned unit. I/We agree to pay the balance sale consideration of the unit and all other charges/deposit as per the payment plan opted by me/us, and also as per the Agreement to Sell (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 Villa/Plot 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 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 address of the sole/first applicant, thereby agreeing to abide by the terms & conditions laid down therein failing which my provisional allotment shall be treated as cancelled at your sole discretion and the earnest money/advance paid by me/us shall stand forfeited.

I/We have 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 layout plan, along with specifications approved by the competent authority, landscape plan, zoning plan, service plan and circulation plan, structural design, and of various permission which have been approved and obtained from the competent authorities or shall be 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. a copy of all documents had been provided to me/us.

I/We have received the copy of the sanctioned layout plans, plan along with specifications, approved by the competent authority, of the project name **“TRUSCAPE REALTY”** 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 are making this application with full knowledge and understanding that in future if the Promoter/ Developer requires any extension/modification of said project **“TRUSCAPE REALTY”** . I/We do hereby give our consent for the same by signing instant booking form however in future I will give my consent whenever required by the Promoter/ Developer, with a clear and specific condition that whatsoever the modification/Extension will be planned, Promoter/Developer will not deviate the dimension and boundaries of the unit provisional allotted to me/us, however Promoter/ Developer will also ensure that geographical location of the unit provisionally allotted to me/us will not be changed and shifted elsewhere.

I/We have applied for allotment of a unit Villa/Plot with full knowledge that the allotment of the unit is entirely at the discretion of the developer/promoter and the developer/promoter has the right to reject any application without assigning any reason thereof. It is agreed that the possession of Villa/Plot may not be given by the developer/promoter to the allottee(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 full knowledge and understanding the Villa/Plot shall be offered in bare shell condition and the furniture, fixtures, modular kitchen and show items fixed in the "Sample Villa" are not part of standard offering and are merely fixed in the "Sample Villa" in order to give an idea for the placement of the items in the Villa. I/We will have no claim whatsoever in the aforesaid regard against the developers/promoter in future on the basis of any item shown in the "Sample Villa".

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 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 in the Agreement to Sell including those relating to the schedule of payment of the sale consideration of the Villa/Plot (Agreed sale price of the opted Villa/Plot) and other charges and conditions for the forfeiture of earnest money and refund. I/We agree if the area of unit - varies in between 10% to 15% .

I / We here by agree to pay extra charges as mentioned in Payment Plan before execution of Agreement to Sell. I/We also assure you that in case of finance by bank I will pay full margin money (with extra charges) before execution of Agreement to Sell.

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Signature of the Applicant(s) with Name

FIRST APPLICANT

Applicant's Name :
s/w/d of :
Date of Birth : Nationality :

OCCUPATION

Service Professional Housewife Business Any Other

RESIDENTIAL STATUS

Resident Non-Resident* Foreign National of Indian Origin Others (please specify)

*Current Country of Residence :

Marital Status: Married Unmarried

Permanent Account Number (PAN No.):

(In case of Indian residents only. For others, please attach copy of passport/PIO Card)

Permanent Address:

City State Country

Pin code Email

Address for Correspondence:

City State Country

Pin code Email

SECOND/JOINT APPLICANT/NOMINEE

Name :
s/w/d of :
Date of Birth : Nationality :

OCCUPATION

Service Professional Housewife Business Any Other

RESIDENTIAL STATUS

Resident Non-Resident* Foreign National of Indian Origin Others (please specify)

*Current Country of Residence :

Marital Status: Married Unmarried

Permanent Account Number (PAN No.):

(In case of resident Indians only. For others, please attach copy of passport/PIO Card)

Permanent Address:

City State Country Pin code

Email Landline No. Mobile No.

Address for Correspondence:

City State Country Pin code

Email Landline No. Mobile No.

COMPANY/FIRM/HUF ETC.

Name of Organization

Name of the Signatory S/o

Designation of Signatory

Registered Office Address

..... PIN

Address of Signatory

..... PIN

Email Land Line No.

Mobile No. Permanent Account No. of the Company/Firm

DETAILS OF THE BOOKED PLOT

Block No. Unit No. : Plot Area sq.mtr. / sq.ft.

Basic Rate Rs. per square feet Basic Sale price: Rs.

(Rupees only)

PLC: Rs. per square feet PLC Amount: Rs.

DETAILS OF THE BOOKED VILLA

Block No. Unit No. : Plot Area sq.mtr. / sq.ft.

Total Built-up Area: sq. mtr./ sq.ft.

Carpet Area: sq. mtr./ sq.ft.

External Wall: sq. mtr./ sq.ft.

Basic Rate Rs. per square feet Basic Sale price: Rs.

(Rupees..... only)

PLC: Rs. per square feet PLC Amount: Rs.

Villa Type:

Simplex 1 BHK 2 BHK
Duplex 2 BHK 3 BHK 4 BHK 5 BHK

PAYMENT PLAN

Development Linked Payment Plan Down Payment Plan Construction Linked Payment Plan

Name of Channel Partner, (If applicable) :
ID of the Channel Partner :
RERA Registration No. :
Telephone/ Mobile Number :

(Sign and Rubber Stamp of Associate)

I / We the above applicant(s) do hereby declare that the particulars given by me / us are true and correct and nothing has been concealed by me/us. Any allotment against this application shall be subject to the terms and conditions mentioned in the Proforma of Agreement for Sale, 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 immediately of any change in the information provided here in this application form.

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

Checked By Date Approved by Date

Note: Timely payment is essence of this deal.

Following banks have already approved our project for finance of units:

- ◆ **State Bank of India** ◆ **HDFC Homes Loan**
- ◆ **Bank of Baroda** ◆ **ICICI Bank**

However if the customer wishes to get the loan from any other bank of his/her choice he/she must ensure the payment within the stipulated period as mentioned in payment plan failing which interest shall be charged accordingly.