

APPLICATION FORM "SQUARE ONE"

Dated :

Application No :

To,

**R D INFO SOLUTIONS PVT. LTD.
6, PRATAP NAGAR, STREET NO.10,
MAYUR VIHAR, PHASE-I,
DELHI-110092.**

Dear Sir/Madam,

I/We hereby request M/s R D Info Solutions Pvt. Ltd. (hereinafter referred to as the 'Company') to book/register my expression of interest ("EOI") for allotment of a Shop/Unit in a Commercial Shopping Complex called "SQUARE ONE" being developed by M/s R D Info Solutions Pvt. Ltd. on Plot of land bearing No.C.P.4/1, Situated at Ratan Khand, Sharda Nagar Yojna, Raibareilly Road, Lucknow, (U.P.), as per the details and the payment plan mentioned hereinafter.

I/We hereby agree that in the event "M/s R D Info Solutions Pvt. Ltd." agrees to register a Shop/Unit, I/We shall pay further installments of sale price and all other dues as agreed by me and as stipulated/demanded by the company in accordance with mode of payment agreed upon in this Application and the Shop/Unit Allotment Letter as explained to me by the company and understood by me.

WHEREAS The Company M/s R D Info Solutions Pvt. Ltd., purchased a Plot of land bearing No.C.P.4/1, area measuring 2291.10 Sq.Mtrs., situated, in the area of Ratan Khand, Sharda Nagar Yojna, Raibareilly Road, Lucknow, (U.P.), from Lucknow Development Authority after executing the Sale deed and the same was registered on 12.10.2012, vide Book No. 1, Volume No. 14815, page Nos. 389 to 562, Document No.18304, in the office of Sub-Registrar-I, Lucknow, U.P.

WHEREAS The Company has taken over physical possession of the said Plot of land at the time of execution of the Sale Deed and whereas the Company has offered to allot commercial Shop/Unit of various sizes, dimensions, described in the aforesaid commercial complex to the applicant(s) in the proposed Complex approved by the Lucknow Development Authority, to be constructed on the terms and conditions as stated herein and in the allotment.

I/We have read and understood the terms and conditions of this application and agreeable to the same. I acknowledge that the company has provided all the information and clarifications as sought by me. I/We have also relied on my own judgment and conducted inquiry before deciding to purchase the said Shop/Unit. I/We have not relied upon nor influenced by any Architects plans, advertisements, representations, warranties, statements or estimates of any nature whatsoever, whether written or oral made by Company or by any selling agents/brokers or otherwise including but not limited to any representations relating to the description of physical condition of the said Complex/Said Shop/Unit.

I/We have applied for registration of the said Shop/Unit and is fully aware of limitations, restrictions and obligations of the company in relation to and in connection with the development/construction of the said building/complex and have also satisfied myself about status/title/interest/right of the company over the said Plot of land on which the said building/complex is being developed/constructed and have understood all the constraints of the company in respect thereof. I/We confirm that no further inquiry in this regard is required

by me. I/We confirm that this application is irrevocable and cannot be withdrawn. I/We understood that the final allotment of the said Shop is entirely at the discretion of the company.

I/We understood that registration is purely on tentative basis and the company may its sole discretion decided not to allot any or all the Shop/Unit in the said complex/building to anybody or altogether decide to put at abeyance to the project itself, for which I shall not have any right to raise any dispute and claim. I/We shall not have any right/title/interest on the acceptance of the Application and receipt of the booking amount by the Company with this application from me.

I/We further agree to pay the installments of basic sale Price and all allied charges as stipulated/demanded by the Company and/or as contained in the payment plan/Application Form opted by me. I/We further agree that in case I/We fail to pay the amount on time as agreed in the payment plan, the company within their rights, will cancel my Booking/allotment and the initial booking amount as per opted payment plan of total cost of the Shop/Unit shall be forfeited by the Company along with other charges/taxes as stipulated hereinafter.

Signature of the Sole/First Applicant
Applicant

Signature of the Co-

ID NO.

PERSONAL DETAIL FORM

APPLICANT

Applicant Name

S/W/D/of

Permanent Address

Correspondence Address

Telephone/Fax/Mobile/

E-mail

Date of Birth

Residential Status

Resident

Non-Resident

P/O

Nationality

PAN

NO.:

Marital Status

Occupation

☐ Govt. Servar

☐ Self Empld

Privat ☐ ector

Professional

Office Name

Designation

Office Address

CO-APPLICANT

Co-Applicant Name

S/W/D/of

Permanent Address

Correspondence Address

Telephone/Fax/Mobile/

E-mail

Date of Birth

Residential Status

Resident

Non-Resident

P/O

Nationality

PAN

NO.:

Marital Status

Occupation

☐ Govt. Servant ☐ Self Employed ☐ Private Sector ☐

Professional

Office Name

Designation

Office Address

FIRM/TRUST/SOCIETY

M/s _____ a partnership firm duly registered under the Indian Partnership Act 1932, through its partner authorized by resolution dated _____ Mr./Mrs./Ms _____ (copy of the resolution signed by all Partners required).
PAN/TIN: _____ Registration No _____

COMPANY

M/s _____ a Company registered under the Companies Act, 1956, having its registered office at _____ through its duly authorized signatory Mr./Mrs./Ms. _____ authorized by Board Resolution dated _____ (Copy of Board Resolution along with a certified copy of Memorandum & Articles of Association required).
PAN _____

Signature of the Sole/First Applicant

Signature of the Co-

Applicant

DETAILS OF THE SHOP/UNIT REQUIRED FOR REGISTRATION

(1) DETAIL OF SHOP/UNIT

- A) Shop/Unit No. : _____
B) Floor : _____
C) Super Area : _____
D) Payment Plan : ☐ Down Payment Plan ☐ Construction Linked Plan

(2) Cost

- A) **Total Cost (BSP)** @Rs: _____ Per Sq. Ft. : _____
a) If any discount by company on (BSP) @Rs: _____ Per Sq. Ft. : _____
b) Discount in % or amount on (BSP) @Rs: _____ Per Sq. Ft. : _____
c) Special discount by broker on (BSP) @Rs: _____ Per Sq. Ft. : _____
d) Net Total Cost (BSP) @Rs: _____ Per Sq. Ft. : _____
B) **Preferential Location Charges (PLC)**
a) Floor @Rs: _____ Per Sq. Ft. : _____
b) Corner /Lobby/Passage @Rs: _____ Per Sq. Ft. : _____
C) **Other Charges**
a) Electricity Connection, Meter Installation and Power Back-up : _____
* 1 KVA Power Back is Mandatory and chargeable : _____
D) **Parking (Usage Rights)**
Covered Parking : _____
E) **ADC (Additional Development Charges)** : _____
F) **EEC (External Electrification Charges)** : _____
G) **FFC (Fire Fighting Charges)** : _____
H) **FHC (Free Hold Charges)** : _____
I) **Other Charges (if any)** : _____
J) **Grand Total Rs.** : _____
K) **Interest Free Maintenance Security (IFMS) At the Time of offer** : _____
of Possession For __ Month. @ __/- Sq.ft.

Service Tax is Chargeable as per current Government rules at the time of payment.

I hereby remit/submit an earnest money of Rs. _____ (Rupees _____
Only) vide Cheque/Draft No.(s) _____,

Dated _____, drawn on _____ in favour of "M/S R D INFO SOLUTIONS PVT. LTD."

NOMINEE'S DETAILS

Name:.....

Relation:.....

Address:.....

DECLARATION:

I hereby declare that I have gone through the terms & conditions of this Application Form printed over leaf and agree to abide by them. In case my application form for registration is accepted after the realization of booking amount and I hereby undertake to execute all documents/agreements as per the Company's format/s and accept all the terms and conditions therein and to pay all charges as applicable therein. I, the aforesaid Applicant do hereby declare that my application form for allotment is irrevocable and that the particulars given above are true and correct and nothing has been concealed therein.

-----FOR OFFICE USE ONLY-----

RECEIVING OFFICER

Name.....Signature.....

Date.....

1. Shop/Unit No.....Floor.....
2. Super Area (in Sq. Ft.):.....
3. Parking Type :.....
4. Total Cost of The Shop/Unit:.....
5. Payment Plan: Down Payment Plan ☐ Construction Linked Plan ☐
6. Payment received vide Cheque/DD/Pay order No.....Dated.....Drawn on.....
For
Rs.....Rupees.....

7. Booking Direct ☐ Through Sales Organiser ☐
8. Sales Organiser's Name, Address & stamp:.....
9. **Check list for receiving officer:**
 - a. Booking Amount by Cheque/draft(s). (No Out station cheques will be acceptable).
 - b. Customer's Signature on all pages of the Application form.
 - c. Pan No. & Copy of Pan Card/Undertaking Form No.60.
 - d. Address Proof: Copy of Passport/Voter ID/Electricity Bill.
 - e. For Companies: Memorandum of Articles of Association including Incorporation Certificate and certified copy of Board resolution.
 - f. For partnership firms: Firm Registration
 - g. For Foreign Nationals of Indian origin: Passport Photocopy/Fund Form NRE/FCNR A/c.

Signature
Sales Organizer

Signature
Sales Head(Project)

Signature
V.P. Sales

Signature
Director Sales

**INDICATIVE TERMS & CONDITIONS FORMING PART OF
THIS APPLICATION FOR ALLOTMENT OF A SHOP/UNIT IN "SQUARE ONE"
AT PLOT OF LAND BEARING NO.C.P.4/1, RATAN KHAND, SHARDA NAGAR YOJNA,
RAIBAREILY ROAD, LUCKNOW, (U.P.)**

The terms & conditions given below are tentative and of indicative nature with a view to acquaint the applicant with the terms & conditions are comprehensively set out in the Allotment Letter which, upon execution, shall supersede the terms and conditions set out in this application.

That for all intents and purpose and for the purpose of the terms & conditions set out in this application, singular includes plural and masculine includes the feminine gender.

1. The Applicant has applied for registration of a Commercial Shop/Unit in the above Scheme/project being developed by R D Info Solutions Pvt. Ltd.
2. The Application(s) is to be accompanied with the registration amount/earnest money payable shall be 10% of the total cost + applicable service tax of the Shop/Unit for construction linked plan and 15% of the total cost + applicable service tax of the Shop/Unit for down payment plan by A/c payee cheque or draft favouring "R D Info Solutions Pvt. Ltd.", payable at Delhi NCR. No outstation cheque/draft shall be accepted. However, if the amount paid by the applicant is less than 10% of the total cost plus applicable service tax of Shop/Unit then this Application shall not be accepted for the Allotment.
3. The final allotment is entirely at the sole discretion of the Company and the Company reserves the right to accept or reject an application without assigning any reason thereof. No request for any changes whatsoever in the Shop/Unit from the applicant shall be entertained.
4. The layout plan of the entire Project as drawn by the company is tentative and is subject to change, if deemed necessary by the Company or as may be required by the regulatory authorities of LDA, Lucknow. The company may affect or if so required by any regulatory authorities make suitable alterations in the layout plan. Such alterations may include change in the area of the Shop/Unit, floor, number of Shops/Units, location and increase/decrease in the number of car parking slots allotted to the Applicant. In regard to all such changes either at the instance of the regulatory authorities or otherwise decision of the Company's shall be final and binding on the Applicant(s). Further, if there is any increase/decrease in the super area of the Shop/Unit or a Shop/Unit becomes preferentially located, revised price and/or PLC shall be payable/adjustable at the original rate at which the Shop/Unit has been booked for allotment. Further, the company reserves the right to suitably amend the terms and conditions as specified herein. Any change in FAR, the Company shall have the right to explore the terrace to achieve the enhanced F.A.R.
5. The Applicant has seen and accepted the plans, designs, and specifications of the project which are tentative. Company may affect modifications in layout plan/building plans/designs as the Company may deem fit or as directed by any competent authority(s). That the applicant is aware of and has knowledge that the building plans are tentative and agrees to that the company may make such changes, modification, alteration and addition therein as may be deemed necessary or may be required to be done by the company, the government/LDA or any other local authority or body having jurisdiction. Also that in eventuality of change in F.A.R., the company shall have a right to achieve the enhanced F.A.R., that the Company can make any type of change in layout/elevation/design/alteration in open spaces area or parking spaces etc. as and when required and deemed fit by the company and by signing this application and terms & conditions it shall be presumed that the applicant has giving his all time consent for the all stated above.

6. That any alterations/modifications during the course of construction resulting in $\pm 5\%$ change in the original super area of the Shop/Unit, the extra charge/claim by the company also the applicant shall be entitled for any refund/payment on pro-rata basis. However any major alterations/modifications resulting in more than $\pm 5\%$ change in the super area of the Shop/Unit during the course of construction and upto the possession of the Shop/Unit, the Company will intimate to the Applicant, in writing about the changes thereof and the change in the enhanced cost of Shop/Unit. The applicant have to pay the amount to the company and the Applicant agrees to inform the Company in writing his consent or objection within 30 days from the date of such notice failing which the intending Applicant shall be deemed to have given his consent/objection. In case the applicant does not give consent and object for such changes, the allotment shall be cancelled and the Company will refund the entire money received from the Applicant without any deduction and without any interest whatsoever. No other claim of the applicant shall be considered in this regard.
7. The Applicant agrees that he shall pay the price of the commercial Shop/Unit and other charges on the basis of super-built-up area of the Shop/Unit, which comprises of the built up area/covered area of the Shop/Unit including area under periphery walls and columns, proportionate share of common areas within the building like Staircase, munties, lift wells, lift room, machines room, common lobbies and passages on all floors and the proportionate share of common service areas in the complex like security rooms, maintenance staff rooms, electric sub-station, pump rooms, underground/overhead water tanks, covered and uncovered Shafts etc. if there is any increase/decrease in the final super-built-up area, then necessary adjustment will be made in the price of the Shop/Unit based on original rate at which the Shop/Unit was allotted.
8. All taxes and statutory levies presently payable in relation to Land comprised in 'SQUARE ONE' have been included in the price of the Shop/Unit. However in the event of any further increase and/or any fresh tax, service tax, trade tax, GST, charges, compensation to the farmers, cess, duty or levy by the Government or any other statutory authority, the same shall be payable by the Applicant(s) on pro-rata basis. Any additional charges on account of external electrification as demanded by LDA, Lucknow or any competent authority shall also be additionally payable by the Applicant(s).
9. The timely payment of the installments as per the Payment Plan shall be the essence of the Application as well as Allotment. It shall be incumbent on the intending Applicant(s) to comply with the terms of payment and other terms and conditions of this Application Form and Allotment Letter. In case, at any stage, the intending Applicant(s) seeks cancellation of allotment and/or refund of the amount deposited by him, the company may on its discretion to forfeit the booking/registration amount or the Earnest Money up to 10% of the Basic Sale Price plus Service Tax paid to the concerned department and Brokerage charges if paid to any Broker.
10. Letter for payment of installments on the due dates will be issued by the Company. It will be obligatory on the part of the Applicant to make the payment on or before the due dates. If any installments as per payment schedule is not paid within due date, the Company will charge interest 18% p.a. (Simple Interest) on the delayed payment from the due date for delayed period only. Further, if the payment remains in arrears for more than 45 days, the Booking/Allotment shall automatically stand cancelled at the sole discretion of the company and the amount deposited by the Applicant being earnest money as per payment plan of the total cost of Shop/Unit will stand forfeited along with deduction of overdue interest amount of the housing finance companies/banks/private institutions against the said booking/allotment and any other charges as mentioned in aforesaid clause no.9, and the balance amount, if any shall be refunded without interest after 90 days of cancellation of allotment. However, the company may, at its sole discretion, condone the delay in payment exceeding 45 days by charging 18% p.a. (Simple Interest) on the delayed payment and restore the allotment in case the allotted Shop/Unit has not been allotted to someone else. Alternative Shop/Unit, if available may also be offered in lieu.
11. Time is essence with respect to the Applicant's obligation to pay the sale price as provided in the payment schedule along with other payments as mentioned herein such as applicable stamp duty,

registration fee and other charges more specifically stipulated in Allotment Letter to be paid on or before due date or as and when demanded by the Company as the case may be and also to perform or observe all other obligations of the Applicant under the Allotment Letter, it is clearly agreed and understood by the Applicant it shall not be obligatory on the part of the Company to send demand notices/reminders regarding the payments to be made by the Applicant as per the schedule of Payments or obligations to be performed by the Applicant. However the Company may without prejudice to its rights in its sole discretion, waive its right to terminate the Allotment and enforce all the payments and seek specific performance of this Allotment in such a case. The parties agree that the possession of the Shop/Unit will be handed over to the Applicant only upon the payment of all outstanding dues, penalties etc. alongwith interest by the applicant to the satisfaction of the company.

12. (a) That the possession of the said Shop/Unit is likely to be delivered by the Company to the Applicant by March 2018, with a grace period of ± 03 (Three) months thereof. In case of delay in construction of the said Shop/Unit beyond the grace period which is not due to reason explained in clause no.12(b) hereinafter, the company agrees to pay the delay penalty @ Rs.5/- per sq. ft., of the super area of the said Shop/Unit per month for the period of delay to the Applicant. The said delay penalty is subject that the Applicant has made payments/all installments towards the sale consideration amount of the said Shop/Unit in time i.e. on or before the due date and without making any delay to the company. Similarly, the penalty of Rs.5/-per sq. ft. on delay in taking in possession shall also be applicable on the Applicant and payable by the Applicant, if the Applicant does not processed with the requisite compliance as per the letter i.e. "Offer of Possession", on account of holding charges. The said penalty shall commence from the date of expiry of Fit-out Period. This holding/waiting period shall have a limit maximum of two (2) months thereafter the said allotment shall be treated as cancelled and no other claim except to refund of amount without any interest and as per the terms & conditions of the Company shall be entitled and entertained. Further in case of bank loan the due amount will be refunded to the bank and balance amount will be refunded to the Applicant after making all the deductions as mentioned herein this application form and allotment Letter.

(b) The Applicant agrees that the development of the project is subject to force majeure conditions which includes delay for any reason beyond the control of the company like non-availability of building materials and/or labour problems and/or enemy action and/or natural calamities and/or any Act of God and/or in case of delay in possession as a result of any notice, order, rule, notification of the Government/public/competent authorities, water/electric power supply connection or any other reason beyond the control of the Company including force majeure and in such an event of the Company shall be entitled to reasonable extension of time without the Applicant being entitled to claim compensation of any nature whatsoever for the period of delay.

13. Car parking will be available on request on payment basis and it shall be allotted to the intending Applicants of the Shop/Unit on first come first serve basis. Scooter/Two Wheelers/Cycle will be parked within the same parking space allotted to the intending Applicants. Upon purchase a separate agreement for the allotment of the car parking will be executed between Company or its nominees and the intending Applicant(s). The intending Applicant(s) shall not have any ownership rights over the said parking.
14. The intending Applicant(s) may at its option to raise finances or a loan for purchase of the Shop/Unit. However, responsibility of getting the loan sanctioned and disbursed as per Company's payment schedule will rest exclusively on the Applicant(s). In the event, the Applicant(s) loan not being disbursed, sanctioned or delayed, the payment to the Company as per schedule shall not be delayed by the Applicant(s) and in the event of default in payment as per the Payment Plan the intending Applicant shall be liable for consequences including cancellation of the allotment or any other provision as mentioned herein.
15. The Applicant shall comply with legal requirements for purchase of immovable property wherever applicable, after execution of the Allotment Letter and sign all requisite applications, forms,

affidavits, agreement, undertakings etc. required from time to time for purchase of said commercial Shop/Unit. The Allotment Letter Shall be executed after receiving the 20% Payment towards the Total Sale Price in case of Self Funding and at the request/option of the Financial Institution/Bank in case of funding from Private/Government institutions.

16. On completion of Shop/Unit and receipt of full consideration and other charges, if any payable by the intending Applicant(s), all expenses towards execution of the Sale Deed shall be borne by the Applicant(s).
17. Subject to above, in case of transfer / endorsement / assignment change in name of allotment of Shop/Unit, a processing fee shall be charged at the rate of Rs.500/- per sq. ft., for the total super area and the same shall be payable by such Applicant to the Company at the time of submitting application for such transfer /endorsement / assignment / change in name etc. However first transfer / endorsement / assignment shall be done only after receipt of 60% of total Sale price.
18. In case the applicant, desires for cancellation before the allotment, then the applicant has to pay Rs.10,000/-(Rupees Ten Thousand Only) as file charges & administration charges. It may be agreed to, though after allotment as per opted payment plan and the total sale price of the Shop/Unit, constituting the earnest money upto 10% + services tax and Brokerage Charge if any will be forfeited and balance if any, shall be refunded without any interest after the resale of the Shop/Unit only.
19. The Applicant shall also be required to pay requisite charges as fixed by the Company for connections for water, sewer and electricity for the allotted Shop/Unit and also the Fire Fighting Charges, Additional Development Charges, Power Back-up Charges, Electric Meter, Sinking Fund, Admn. Charges and all other such charges as may be fixed by the Company and the Applicant(s) will sign all the agreements for Power Back Up Charges, Electricity as and when required by the Company.
20. The intending Applicant shall pay the maintenance charges for upkeep and maintenance of various common services and facilities (excluding internal maintenance of the Shop/Unit) in the Complex as determined by the company or its nominated agency and the Applicant(s) will sign the separate agreement for the upkeep and maintenance of the Commercial Complex.
21. That if there is delay in handing over possession of Shop/Unit after expiry of "Fit-out-Period" due to any other reason(s), the Builder/Company will pay delayed possession charges @ Rs.5/- per Sq. Ft. per month to the applicant in respect of saleable area of the said Shop/Unit for delayed period only (commencing from the date of expiry of "Fit-out-Period") provided that all due installments from the concerned Applicant were received in time and he has complied with requisite formalities viz. obtaining NOC from the Account Department of the Company, registration of Sale Deed.
22. It is acknowledged and understood by the Applicant that possession of the Shop/Unit shall be handed over on execution of the sale deed and after the receipt of all the dues, documentation and on fulfillment of conditions as stipulated in the Allotment Letter and after transfer of title as permissible in law. If the physical possession is not taken over at site within 60 days of offer for possession, the Applicant shall pay holding charges @ Rs.5/- per sq. ft. per month with respect to Super Area for the period of delay in taking the possession to the company.
23. If for any reason, whether within or outside the control of the Company, whole or part of scheme is abandoned, no claim will be preferred except that the money of the Applicant will be refunded alongwith 6% simple bank interest.
24. That the address above shall be taken as final unless any subsequent change has been intimated under Registered A/D /Speed Post. All demand notices, letters etc. posted at the given address shall be deemed to have been duly received by the Applicant. It shall be the duty of the Applicant to notify or inform the Company of any change in the registered address. In case the Applicant fails to inform

then the demand letter sent to the Applicant shall be deemed to be delivered. In case the joint Allottee then intimation will be send to the first Allottee and the same will be known/Presumed/deemed as send to the other Allottee.

25. That in case of NRI Applicant, the observance of the provisions of the Foreign Exchange Management Act, 1999, and any other law as may be prevailing shall be the responsibility of the Applicant.
26. The Price fixed or offered for the Shop/Unit is free of Escalation. That the existing use of the said Shop/Unit is Commercial and the applicant undertakes to use the said Shop/Unit for specific Commercial purposes only which are permissible under the Law. The applicant shall, therefore, not use the said Shop/Unit herein for any illegal or immoral purpose and shall not use it so as to cause nuisance, annoyance or risk to the company and other owners/occupants of the Shop/Units in the said complex. The Applicant undertakes that the he shall not use the said Shop/Unit for any other purpose e.g. Rice mill, Atta Chakki, Factory, Welding Work, Meat Shop, Dhaba, Liquor/Wine Shop, Automobile Workshop or Shop for Chemical or Explosive or other hazardous or noxious purpose, which may create nuisance and shall not stock goods outside the said Shop/Unit etc., any activity which is injurious or which is prohibited by the State or Central Government or any other Statutory Authority shall not be carried out in or from the said Shop/Unit. The Applicant shall put the sign board of their Shop/Unit in the designated place only and shall not exceed the height of the wall constructed for the purpose. The width of the sign board shall not exceed the width of the Shop/Unit opening allotted. The Applicant further agrees that it shall not itself do or cause anything to be done in or about the Shop/Unit which tends to cause damage to any flooring or ceiling of any Shop/Unit adjacent to its Shop/Unit or in any manner interfere with the use thereof or of space, passages or amenities available for common purpose
27. All natural products such as tiles, marble stones and wood etc. if any may have slight variations in texture color and behavior and may have surface cracks.
28. All disputes, differences or disagreement arising out of, in connection with or in relation to this Application Form, which cannot be amicably settled, shall be referred to the sole arbitrator, appointed by Company, and the same shall be settled through arbitration. The arbitration proceeding shall be governed by the provisions of Arbitration and conciliation Act, 1996.
29. This application is subject to a lock-in period of forty five (45) days from the date of signing of this application form and after Forty Five (45) days this application shall automatically be rejected, if Booking is not confirmed.
30. That in case, the intending Applicant(s) makes any payment to any of the person/company, except M/s R D Info Solutions Pvt. Ltd. against his booked Shop/Unit, then the Applicant will be solely responsible & liable for the said payment.
31. That the Courts at Delhi shall have jurisdiction in all matters arising out of and / or concerning this Application Form as well as Allotment Letter as per the registered address of the Company.

The Applicant(s) has understood that the rights of ownership of land(s), facilities and amenities other than those within the building in which the Shop/Unit is located and the common areas shall vest solely with the Company which shall have the sole right and authority to deal in any manner with such land(s) facilities and/or amenities.

The intending Applicant(s) has fully satisfied himself about the interest and title of the Company in the said plot of land.

I have fully read and understood the above-mentioned terms and conditions and agreed to abide by the same. I understood that the terms and conditions given above are of indicative nature with a view to acquaint me

COST OF THE UNIT

Sr. No	Particulars	Rate	Amount
A.	Basic Selling Price (BSP)		
B.	Additional Charges		
B.1.	Preferential Location Charges (PLC 1)		
B.2.	(FFC)	60/sq.ft.	
B.3.	(EEC)	100/sq.ft.	
B.4.	(FHC)	100/sq.ft.	
B.5.	Electricity Connection, Meter Installation & Power Back-up [1] KW	20000/K.W.	
B.6.	IFMS	200/sq.ft.	
B.7.	Charges for Parking	100000/Parking	
B.8.	...any other charges...		
	Total Cost/Consideration (A+B)		

(Rupees _____ only)
 ("the Total Cost")

Note: Service Tax and/or any other tax/levy would be payable additionally as applicable on prevailing rate at the time of each payment.

PAYMENT PLAN/CONSTRUCTION LINKED PLAN

Sr. No	Particulars	Milestone	Amount
1.	At the time of Booking	10%	
2.	On 30th day of Allotment	10%	
3.	On 60th day of Allotment	10%	
4.	On Casting of Basement Slab	10%	
5.	On Casting of Lower Ground Floor Slab	10%	
6.	On Casting of Upper Ground Floor Slab	10%	
7.	On Casting of First Floor Slab	10%	
8.	On Plastering of Unit	10%	
9.	On Shuttering of Unit	10%	
10.	On Offer of Possession	10%	
	Total Cost / Consideration		

Signature of the Intending Allottee(s)

Sr. No	Particulars	Milestone	Amount
1.	At the time of Booking	10%	
2.	On 30th day of Allotment	40%	
3.	On 60th day of Allotment	40%	
4.	On Offer of Possession	10%	
5.	Total Cost / Consideration		

("the Payment Plan")

I/We remit herewith a sum of Rs. _____ (Rupees _____ only) by Bank Draft/Cheque No. _____ dated _____ drawn on _____ Bank payable at _____ as booking amount.

I/We am/are making this application with the full knowledge that the site plans, location/particulars of the Unit & the other terms and conditions as stated in this Application/Booking Form for allotment are entirely tentative and are liable to be changed, altered, modified, revised, added, deleted, substituted or recast at the sole discretion of the Company as it may deem fit. I/We agree to abide by the terms and conditions of this Application/Booking Form including those relating to payment of Total Cost and other Charges, forfeiture of the earnest money as laid down herein and the execution of the Allotment Letter.

DECLARATION

I/We the Applicant(s) do hereby declare that the above particulars/information given by me/us are true and correct and nothing has been concealed therefrom. I have read, understood agreed to and signed the enclosed terms and conditions herein and undertake to abide by the terms and conditions of Allotment Letter to be executed in pursuance of this application.

Yours faithfully,

Date _____

Place _____

Signature of Applicant(s)/Intending Allottee(s)

generally with the terms and conditions as comprehensively set out in the Allotment Letter which shall supersede the terms and conditions set out in this application.

Signature of the Sole/First Applicant

Signature of the Co-Applicant

To,

M/S R D INFO SOLUTIONS PVT. LTD.

Subject: Consent / No Objection Letter for purchase of additional FAR, its utilization and for revision of layout and plans of "SQUARE ONE" Project.

Dear Sir,

It has been brought to my/our knowledge by your executive that you are desirous of purchasing additional FAR (Purchasable FAR) and that you have proposed for revision of the layout and plans of "**SQUARE ONE**" built on Plot of land bearing No.C.P.4/1, Situated at Ratan Khand, Sharda Nagar Yojna, Raibareilly Road, Lucknow, (U.P.).

I/We have personally seen the proposed drawings at your office and found that the number of Shops/Units/F.A.R./Common Area are proposed to be changed by the said revision.

I/We do hereby state that I/We have no objection and give my/our consent for purchase of additional FAR by you and its utilization as per the said drawings proposed by you and seen by me/us.

I/We do not have any objection for the said revision of the layout and plans and also I/We do not claim anything against the increase of Dwelling Units and F.A.R., and/or decrease in the common area in the said Project. I/We shall neither object nor claim ever anything in this regard.

I/We do hereby give my/our consent and no objection for the proposed revision of the layout and plans of the said Project to be submitted before the Statutory Authority for approval.

Thanks & Regards.

Yours Truly,

Signatures:

Shop/ Unit No. _____, on _____ Floor, in "**SQUARE ONE**".