



APPLICATION FORM

Application No.

Dear Sir(s) / Madam,

I/We the undersigned request for a provisional allotment of a Residential Flat in SANSKRITI Group Housing Complex/Project.

In the event the Company agrees to allot a residential Flat I/We further agree to sign and execute the necessary Allotment Letter, stipulating the terms and conditions for the allotment and registration of the Residential Flat as and when desired by the Company on the Company's standard format Allotment Letter.

I/We, understand that plot/and on which the proposed group housing complex/project is being developed and promoted, has been leased out to the company by Greater Noida Industrial Development Authourity on leasehold basis on the terms and conditions mentioned in the Lease Deed.

I/We shall comply with the Terms and Conditions of the said Lease Deed executed between Greater Noida Industrial Development Authourity and the company, in so far as those pertain to rights and obligations of the Allottee/sub lessess.

I/We in the meantime sign and execute this Application Form and agree to abide by the terms and conditions as contained herein including but not limited to those relating to payment of sale price and other charges, forfeiture of earnest money as contained herein and the Allotment Letter.

I/We remit herewith a sum of Rs.(Rupees) by the Bank Draft/ Cheque No.DateDrawn onPayable at New Delhi/Delhi part of the Earnest Money, for the provisional allotment of Residential Flat (All drafts and Cheques to be made in favour of M/s Sanskriti Infracon Pvt. Ltd.

I/We agree to pay further installments of sale price and other charges as stipulated/called for by the company.
Applicant

1 Applicant (Sole/First)
 Son/Wife/Daughter of
 Date of Birth
 Profession
 Designation
 PAN No.
 Ward/Circle/Special range and place where assessed to income Tax
 Nationality
 Permanent/Local Address

 Tel.: Fax
 Mob.: E-mail



2

Co Applicant Name.....

Son/Wife/Daughter of

Date of Birth

Profession

Designation

PAN No.

Ward/Circle/Special range and place where assessed to Income Tax

Nationality

Permanent/Local Address

.....

Tel.:

Mob.:

Fax

E-mail

2

CO APPLICANT

Co Applicant Name
Son/Wife/Daughter
Date of Birth
Profession
Designation
PAN No.
Ward/Circle/Special
Nationality
Permanent/Local
.....
Tel.:
Mob.:

3

Residential Status

4 Please Tick whichever is applicable

FLOOR	DOWN ☐ PAYMENT PLAN*	FLEXI ☐ PAYMENT PLAN*	INSTALLMENT ☐ PAYMENT PLAN*
Ground	2160 ☐	2075 ☐	1990 ☐
1st-3rd	2120 ☐	2035 ☐	1950 ☐
4th-6th	2080 ☐	1995 ☐	1910 ☐
7th-10th	2040 ☐	1955 ☐	1870 ☐
11th -13th	2000 ☐	1915 ☐	1830 ☐
14th floor	1960 ☐	1875 ☐	1790 ☐

Basic Sale Price..... Floor..... Unit No..... Unit Size.....

OTHER CHARGES*

IFMS		
Lease Rent, Club Membership, E.E.C, Open Car-Parking & 1 K.V.A. Power Backup		
Park P.L.C.		
Upgrade to Covered Car Park (Mandatory with 3 BHK)		
Additional covered Car Park		

TOTAL PRICE OF THE UNIT (Rs) :

In words

Signature of the Applicant's

5 Other Details of Flat/Unit

6 Booking : Direct Through Dealer/Agent (check whichever is applicable)

7 In the event the booking has been done through an agent, please give his particulars:

Name & Address

Telephone Mobile Fax

PAN No. Service Tax No.

TERMS & CONDITIONS

1. The Applicant(s) has/have applied for the registration and allotment of a Residential Flat at SAKSHI with full knowledge and subject to laws, rules, regulations and rules applicable to the scheme, which have been explained by the company and understood by the Applicant(s).
 2. The Applicant(s) agree to sign and execute, as and when directed by the Company, the Allotment Letter in Company's standard format and also agree to abide by the terms and conditions as contained therein.
 3. The Applicant(s) has/have fully satisfied himself/herself/themselves about the right title interest of the company in the land and understand all statutes and obligations in respect of the same and there will be no further investigation or objections by the Applicant(s) in this regard from the Company.
 4. All Payment towards the sale/purchase of Residential Flat shall be made only by the Applicant/First Applicant and co-applicant to the Company through formal banking channels and the said payments shall be accepted only against the Residential Flat.
 5. Payments must necessarily be made within the stipulated time as contained in the Allotment Letter appearing either under Down Payment Plan, Instalment Payment Plan or Flexi Payment Plan. The Applicant(s) agree and acknowledge that timely payment of monies as per applicable payment Plans shall be the essence of the allotment Letter. Provided however that the Applicant(s) agree that in case of joint Allotment, failure to pay by anyone shall be deemed as failure to pay by both and the Applicant(s) shall be treated as one single person for the purpose of this Application Form and the Allotment Letter and all the Applicants shall be liable jointly and severally.
- In the event of delay in payment of the applicable instalments the Company may at its sole discretion cancel the allotment made in favour of the Applicant(s) and forfeit the Earnest Money, without the need on behalf of the Company to provide any prior intimation to the Applicant(s) and Applicant(s) shall have no claim/lien/charge/interest, right or remedy against the allotted Residential Flat or against the Company and the company shall have full right to receive application for allotment of the said Residential Flat and offer the same to any other person.
- (Note: The terms and conditions as contained herein and in the Allotment Letter apply equally without bringing their generality for all the Payment Plans)
6. The Applicant(s) shall comply with all legal requirements for the purchase of immovable property, wherever applicable after the execution of the Allotment Letter and shall execute all necessary forms of applications for that purpose. Registration charges and Stamp Duty/Lease Charges in respect of the sale and purchase of the Residential Flat shall be over and above the Total Price payable and shall be paid by the Applicant(s) as per applicable rules, regulations and laws and as determined by the government or local bodies or concerned authorities.
 7. This Application does not constitute an Agreement to Sell and the Applicant(s) do not become entitled to allotment of the Residential Flat not with standing the fact the Company may have issued the receipt/acknowledgment of the Earnest Money tendered with this application. It is only after the Applicant(s) sign and execute the allotment Letter in the Company's standard format agreeing to abide by the terms and conditions laid down therein that the allotment shall become final and binding on the Company. The allotment must be signed by the party within 15 days of signing of application form, in case of failure to sign the allotment or cancellation offer by the party before signing of the allotment the amount constituting the earnest money shall stand forfeited at the discretion of the company.
- (Note: For the purpose of this application form earnest money shall refer to mean 10% (Ten Percent) of the Total Price of the Residential Flat pertaining to which this application has been made by the Applicant(s))
8. All Taxes, or Government duty or liabilities or service tax after the allotment of the Residential Flat whether levied or later able in future on the land and/or the Residential Flat shall be borne by the Applicant(s) only.
 9. No objection to the Residential Flat shall be acceptable and the Applicant(s) shall not challenge the picture / photographs of the building appearing in the Application Form and/or the Allotment Letter and/or the Specifications Sheet.
 10. The Company may, on its sole discretion, and subject to applicable laws and notification or any government directions as may be in force, permit the Applicant(s) to get the name of his/her/their names entered in his/her/their place subject to such terms and conditions and charges as the Company may impose. The Applicant(s) shall be solely responsible and liable for all legal, monetary or any other consequences that may arise from such nomination.
 11. It is absolutely made clear that in respect of all reservations, acquisition/transfer of the said Residential Flat it shall be the sole responsibility of non resident/foreign national or Indian origin Indian's companies to comply with provision of Foreign Exchange Management Act. The company accepts no responsibility in this regards.
 12. The Applicant(s) shall get his/her/their complete address registered with the Company at the time of filing this Application and it shall be his/her/their responsibility to inform the Company by registered AD letter about all or any subsequent changes. If any, in his/her/their mailing address, failing which all notices and correspondence from the Company shall be sent to the address as mentioned by the Applicant(s) in this Application Form and the said Letters/Notices sent by the Company to the Applicant(s) shall be deemed to be received by them on the address first above mentioned. The Provision of this Clause is without prejudice to the obligation of the Applicant(s) to make timely payment and the applicants shall be solely responsible for any default in payment and the consequence that might occur therefrom.
 13. The Applicant(s) agree and acknowledge that the sale price/total sale consideration of the Residential Flat sought by the Applicant is fair and is based on the Company's norms. The Applicant(s) further agree and acknowledge that a similar Residential Flat may have been sold/allotted by the Company at a different price/consideration and such difference in price is duly accepted by the Applicant willing to Disbursed Cheque with a Demand Draft / Bankers Cheque or Cash of equivalent amount within 3 (Three) days of such disbursement.
 14. The Applicant(s) agree that in the event a Cheque deposited with the company by the Applicant(s) towards any payment due to company is dishonoured on technical grounds the applicant shall replace the dishonoured Cheque with a Demand Draft / Bankers Cheque or Cash of equivalent amount within 3 (three) days of such dishonoured failing which this application or the allotment or Residential Flat shall be treated as cancelled at the sole discretion of the Company. Provided however that in the event a Cheque is dishonoured on grounds of insufficient funds, this application or the allotment of Residential Flat shall be treated as cancelled at the sole discretion of the Company.
 15. The Applicant(s) agree and acknowledge that upon the execution of the Allotment Letter the terms and conditions contained therein shall supersede the terms and conditions set out in this Application Form.
 16. This Application Form shall be governed and construed in accordance with the laws of Republic of India with exclusive jurisdiction conferred on the courts at Delhi for all matters arising out of or touching and/or concerning this Application and or the transaction contemplated herein.

DECLARATION

I/We agree that the registration in the project shall become definitive only after completion of the process of allotment and upon issuance of a final communication in such regard by the Company in writing which shall be subject to the terms and conditions as may be stipulated by the Company at the time of allotment.

I/We have fully read and understood the above mentioned terms and conditions and agree to abide by the same. I/We understand the terms and conditions given above are of indicative nature with a view to acquaint me/us with the terms and conditions as comprehensively set out in the Allotment Letter which shall supersede the terms and conditions in this application. I/We are fully conscious that it is not incumbent on part of the Company to send us reminder/notices in respect of our obligations as set out in this application and/or the Allotment Letter and I/we shall fully be responsible for any consequences in respect of default committed by me/us in not abiding by the terms and conditions contained in this application and/or the Allotment Letter. I/We have sought detailed explanation and clarification from the Company and the Company has readily provided such explanation and clarification and after giving such careful consideration to all facts, terms, conditions and representation made by the Company I/We have now executed this Application Form and paid the monies thereof fully conscious of my/our liabilities and obligations including the forfeiture of the Earnest Money as may be imposed upon me/us. I/We further undertake and assure the Company that in the event of cancellation of my/not provisioned and/or final allotment either by way of forfeiture or refund of my/our monies or in any manner whatsoever including but not limited to as set out in terms and conditions provide in this Application, I/We shall be left with no right, title interest or lien on the Residential Flat applied for and previously and/or finally allotted to me/us in any manner whatsoever.

I/We the undersigned (Sole/First and Co-Applcants), do hereby declare that the above mentioned particulars/information given by me/us are true and correct to the best of my/our knowledge and no material fact has been concealed therefore.

Your faithfully, _____

Date: _____

Signature and Names of the Applicant(s)

Place: _____

Developed by :



in association with :



*Service tax as applicable