

BOOKING REQUEST FORM

Application No.....

Date:.....

To,
Kumar Linkers Infrastructure Ltd.
7 I.P. Building, UGF 2 & 3
E-109, Pandav Nagar
Delhi – 110092

Dear Sir,

I/We request to register my/our expression of interest ("EOI") for provisional allotment of a residential unit ('Unit') as per details given below, in the housing project “**KUMAR IMPERIAL GREENS**” being developed by you at Plot No. GH-01 B, Sector-16 B, Noida Extn., Greater Noida, U.P.

In the event the Company agrees to allot a residential unit, I/We further agree to sign and execute the necessary Allotment Letter, stipulating the terms and conditions for the allotment and registration of the said unit as and when desired by the company on the company's standard format Allotment Letter, which inter alia include the firm endeavoring to give possession of the said unit to me/us in stipulated time subject to my/our making timely payments as per agreed and approved Payment Plan of the total sale consideration and other charges.

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 hereby remit a sum of Rs. _____ (Rupees _____
_____ only) vide Cheque / Bank Draft No. (s) _____ dated _____
drawn on _____ payable at Delhi/NCR in favor of "**(M/S. Kumar Linkers Infrastructure Ltd.)**" as
earnest money/ part earnest money for the provisional allotment of Residential unit.

I/We agree to pay further installments as per agreed and approved Payment Plan of the total sale consideration and other charges.

Applicant's Name: _____ S/W/D/o _____

Residential Address: _____

Permanent Address : _____

Income Tax No/PAN No.: _____ Nationality: _____

Tel.:(R) _____ (O) _____ Mobile: _____

Fax: _____ E-mail: _____

Applicant

Co-Applicant

Co-Applicant's Name: _____ S/W/D/o _____

Residential Address: _____

Income Tax No/PAN No.: _____ Nationality: _____

Tel.:(R) _____ (O) _____ Mobile: _____

Fax: _____ E-mail: _____

Details of Flat:

Flat No. _____ Floor _____ Super Area _____ Sq. Ft.

Payment Plan Opted: - Payment Plan Opted: - Down Payment Plan (Plan A)

Flexi Payment Plan (Plan B)

Installment Payment Plan (Plan C)

Basic Sales Price	_____ (Area)	X	_____ (Sq Ft)	
Discount (Payment Plan/Scheme)	_____ (Area)	X	_____ (Sq Ft)	
PLC Charges (Floor)	_____ (Area)	X	_____ (Sq Ft)	
PLC Charges (Facing)	_____ (Area)	X	_____ (Sq Ft)	
Lease Rent (One Time)	_____ (Area)	X	_____ (Sq Ft)	
External Electrification Charges	_____ (Area)	X	_____ (Sq Ft)	
Fire Fighting Charges	_____ (Area)	X	_____ (Sq Ft)	
Power Back Up	_____ (Kva)	X	_____ (Per Kva)	
Car Parking (Open/Covered)	_____ (Nos.)	X	_____ (Per Parking)	
Club Membership	One Time			
IFMS Charges	_____ (Area)	X	_____ (Sq Ft)	
Lawn Charges	_____ (Area)	X	_____ (Sq Ft)	

Total Amount = _____

Service Tax = _____

Net Cost = _____

Signature: Applicant _____ Co-applicant _____

Signature of Guardian (In case of minor) _____

FOR OFFICE USE ONLY

Mode of Booking: Direct / Agent (Name & Address) _____

Location Booked: _____ Date Of Booking: _____

Dealing Executive: _____ Checked / Verified by: _____

**INDICATIVE TERMS & CONDITIONS FORMING PART OF
THIS APPLICATION FOR POVISIONAL ALLOTMENT OF A UNIT IN
“KUMAR IMPERIAL GREENS” AT PLOT NO. GH-01 B, SECTOR-16 B, NOIDA EXTN., GREATER NOIDA, U.P.**

The terms & conditions given below are tentative and of indicative nature with a view to acquaint the applicant with the terms & conditions which are comprehensively set out in the Allotment Letter/Buyer's Agreement 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 Application is to be accompanied with the registration amount /earnest money payable i.e. 10% of the cost of unit as per payment plan, by A/c payee cheque or Bank draft favouring **M/s. Kumar Linkers Infrastructure Ltd.** payable at New Delhi/NCR. No outstation cheque/draft shall be accepted.

2. The company has allowed the Allottee(s) inspection of the site proposed buildings plan, specifications, ownership record of the aforesaid plot and all other relevant documents in relation thereto, and as a result hereof and/or otherwise the Allottee(s) have fully satisfied himself/herself/themselves in all respects with regard to, all the details of the unit, specifications, all Super area details, all common facilities, the title and also the right and authority of the company to sell the unit. Other terms and conditions of the sale would be as per the standard Allotment Letter/ Buyer's Agreement of the company.

3. The Super area includes covered area plus balconies, cupboards and projections, common area such as corridors, passages, lift rooms, entrance lobbies, staircase, underground tanks, overhead water tanks, boundary wall and area of any other common utilities.

4. The building shall always be known as **“KUMAR IMPERIAL GREENS”** and shall never be change by the Allottee(s) or anybody else.

5. No Escalation will be charged on the unit booked.

6. Registration, stamp duty, electric connection charges, Gas pipeline connection charges and all applicable taxes shall be paid by the Allottee (as applicable) at the time of possession separately.

7. Possession against registration will be given approximately by 36 months from the date of Allotment Letter/Sanction of Plan.

8. The company would pay the allottee(s) Rs. 5/- Sq. ft. (Rupees Five only per square feet) per month of the delay attributable to the inability of the company in the handing over of the unit beyond the committed time of possession, subject to force MAJEURE circumstances. Similarly the customer would be liable to pay holding charges @ Rs. 5/- Sq. ft. (Rupees Five only per square feet) per month, if the customer fails to take the possession within 30 days from the date of issuance of the offer of possession. The proposed period is approximately 36 months from the date of Allotment Letter/Sanction of Plan but the penalty will be payable only if the company does not give the possession within 6 months grace period of the above noted period.

Applicant

Co-Applicant

9. One car parking is mandatory for each unit and would be allotted on the first cum first serve basis. Scooter/Two Wheelers/Cycle will be parked within the same parking space allotted to the intending Allottee(s).

10. Further, if there are any additional levies, Taxes, Cess and Fees etc as assessed and attributable to the Company on account of Government, statutory body or other local authority(s) order, the Allottee(s) will be liable to pay his/her/their share of such additional levies.

11. Plans, Layouts, designs are subject to changes and modifications as decided by the Company, Architect or any other Competent Authority.

12. Timely Payment of instalments as per the agreed payment plan is the essence of the allotment. If an instalment is not paid on or before the due date, the company will charge 21% interest per annum on the delayed payment for the period of delay. However, if any instalment remains arrear for more than 2 consecutive demands, the allotment will automatically stand cancelled without any further intimation to the Allottee and the Allottee will cease to have any lien on the unit. In such a case, the amount deposited up to 10% of the basic price of the unit, will stand forfeited and the balance amount received by the company if any, will be refunded without any interest. However, in exceptional and genuine circumstances, the company may, at its sole discretion, condone the delay in by charging interest at 21% per annum of the amount outstanding, but shall not be bound to do so.

13. That on date of possession/offer of possession, whichever is earlier, an interest free maintenance security @ Rs. 25/sq ft and shall be payable by the Allottee(s) to the company. Further the general monthly maintenance charge as decided by the company/ nominated maintenance agency at the time of possession shall be payable by the Allottee(s) to the company/nominated maintenance agency in advance for 24 month.

14. In case the Allottee desires, transfer of allotment/ownership of unit, before registration/possession, a processing fee shall be charged by the company at prevailing time for the total sale value which is to be payable by the Allottee(s) at the time of submitting the application for such transfer. Transfer of allotment/ownership shall however be permitted only after receipt of 30% of basic sale price of the unit.

15. Areas in all categories of units may vary upto $\pm 3\%$ but the cost of the unit will remain unchanged. Any change over and above 3% shall be adjusted on pro-rata basis. It is also agreed that the company may make such changes, modifications, alterations and additions there in as may be deemed necessary or may be required to be done by the company, the Government/development authority or any other local authority without any specific consent of the Allottee(s).

16. The above terms and conditions are final and will be abided by under all circumstances except unavoidable circumstances like Force MAJEURE, natural calamities, amendments to be incorporated on behalf of the Government and related policies and authorities.

I/We have fully read and understood the above-mentioned terms and conditions and agree to abide by the same. I/We understand that the terms and conditions given above are of indicative nature with a view to acquaint me/us generally with the terms and conditions as comprehensively set out in the Allotment Letter/ Agreement which shall supersede the terms and conditions set out in this application.

I/We the undersigned 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 have been concealed there from.