



**APPLICATION FORM**

Number:

Date:

Please fill in relevant portions of the APPLICATION FORM for Individual/Joint or Other Entity.

Strike out portions that are not applicable and submit the APPLICATION FORM.

Site Address: Nepalgunj Road, Mouza : Daulatpur, P.S: Bishnupur. Kolkata : 700104

.....  
**For office use only**

Unit no:

Name of Marketing Associate  
(if any) with stamp :

.....  
Developer: Soumita Construction Pvt. Ltd. – Team Taurus  
Regd. Office Address: 186, Rajarhat Road, Kolkata – 700157.

Date: 23/10/2015

Soumita Construction Pvt. Ltd., ( Team Taurus)  
186, Rajarhat Road,  
Kolkata – 700157.

Dear Sir,

I/We apply for provisional allotment of an apartment admeasuring about 895 sq  
1 on 3rd floor, Tower 2 at The County. Please find the required detail



I. FIRST APPLICANT DETAILS:

1. Mr./Dr./Ms./ Mrs. AMJAD HUSSAIN  
2. S/W/D/ of MANZAR HUSSAIN  
3. Guardian's Name (If Minor) .....  
4. Nationality & Residence Status INDIAN 5. Date of Birth 05/05/1980  
6. Anniversary Date 2nd July 7. Date of Birth of Spouse SHAISTA PARWEEN  
8. Occupation with Designation: Service  Professional  Business  Retired  House Wife   
Any Other .....(Please Specify).

9. MAILING ADDRESS WITH LANDMARK: 13/H/45,  
BRAUN FIELD ROW, 3rd FLOOR, MOMINPORE  
City KOLKATA Pin 700027 State WEST BENGAL Country INDIA

10. PERMANENT ADDRESS of 1st applicant(s): MAULANA MAZHARUL  
HAQUE NAGAR COLONY, SIWAN  
City SIWAN Pin 841226 State BIHAR Country INDIA

11. OFFICE NAME & ADDRESS: QATAR ENGINEERING MATERIAL SOLUTIONS  
W. L. L. Post Box - 201254 City DOHA  
Pin ..... State DOHA Country QATAR

*Hussain*

(Signature of the 1st applicant)

*Shaista Parween*

(Signature of the 2nd applicant)

12. CONTACT NO. : Office +974-44421821 Residence +975-70520031  
 Mobile +974-66438987 E-Mail amjadhussainsonu@gmail.com  
 13. PAN AM.H.P.H.5146D Ward/Circle/Range (where assessed)

Note: Docs required: Photocopy/Xerox of PAN & address proof

II. JOINT OR CO- APPLICANT(S) DETAILS



1. Mr. /Dr. /Ms./ Mrs. SHAISTA PARWEEN  
 2. S/W/D of AMIAD HUSSAIN  
 3. Guardian's Name (If Minor)  
 4. Nationality & Residence Status Indian 5. Date of Birth 05.01.1987  
 6. Occupation with Designation: Service  Professional  Business  Retired  House Wife   
 Any Other / (Please Specify).

\* Only an individual who is a family member of the 1st applicant(s) can be the 2nd applicant(s)

7. PERMANENT ADDRESS of the Co- applicant(s) (if any): Same As Above  
 City Pin State Country

8. OFFICE NAME & ADDRESS: N/A  
 City Pin State Country

9. CONTACT NO. : Office Residence  
 Mobile E-Mail  
 PAN Ward/Circle/Range (where assessed)

Hussain

(Signature of the 1st applicant)

Shaista Parween

(Signature of the 2<sup>nd</sup> applicant)

**NOMINEE / NOMINEE (S)**



Name ..... MUAZ AAMJAD .....  
Relationship ..... SON .....  
Address ..... MAULANA MAZHARUL HARVE COLONY, SIWAN .....  
Name & Address of the Guardian in case of minor: ..... SHAISTA PARWEEN .....  
..... Same As Above .....

**DECLARATION BY NOMINEE / NOMINEE (S)**

That I / We accept and agree to abide by the terms and conditions which are applicable to the Allottee / Allottee (s).

..... Muhammad Hussain .....

..... Shaista Parween .....

Signature of the Nominee 1

Signature of the Nominee 2

**IV. OTHER ENTITY**

Name of the organization .....

Status: Proprietorship Firm  HUF  Company  Partnership Firm  Others

Date and Place of Creation/incorporation .....

Registered / Head Office Address .....

City ..... State ..... Country ..... Pin/Zip .....

Name of authorized signatory with designation .....

Phone..... Mobile ..... Fax.....

E Mail..... PAN /GIR No .....

*Note: Docs required: Photocopy of Board Resolution of the Company, Articles of Association, Memorandum of Association, copy of Pan Card of the Company, Form32/partnership deed.*

.....  
(Signature of the 1st applicant)

.....  
(Signature of the 2<sup>nd</sup> applicant)



**ADDITIONAL INFORMATION ( Person of Indian Origin or Non Resident Indian)**

- 1. Details of Sole /First Applicant(s) Joint Applicant(s) ..... AMJAD HUSSAIN
- 2. Nationality ... INDIAN ..... Native Place in India ... SIWAN
- 3. Passport (Please strike the inappropriate one): Indian / Foreign ( If foreign please provide PIO/OCI no.) 22152167
- 4. Place & Date of issue ... PATNA & 13/06/2011
- 5. Contact person & Address in India MD. ABDUL KALAM - 13/H/45, BRAUN FIELD ROW, 3rd FLOOR, MAMINPORE, KOLKATA - 700027
- 6. Address of correspondence with contact details including E mail : .....  
Same As Above - amjadhussainsen@gmail.com
- 7. NRO Account No. with name of bank & branch: .....
- 8. NRE Account No. with name of bank & branch .....
- 9. FCNR (B) Account No. with name of bank & branch .....

*Note: Docs Required: Photocopy of Passport duly self-attested*

**V. APARTMENT DETAILS**

- A. Phase : ..... 1 ..... Tower No. .... 2 ..... Floor No. .... 3 ..... Flat No. .... 3C
- B. Apartment Type. 1.5BHK/ 2BHK/ 2.5 BHK/ 3BHK other ..... 2.5 BHK
- C. Saleable Area ..... 89.5 ..... Sq. ft.
- D. Car Park: Covered. COVERED ..... Basement ..... Podium .....
- Stilt ..... Open .....

Hussain

(Signature of the 1st applicant)

Shaista Perween

(Signature of the 2nd applicant)

**VI. DETAILS OF SALE PRICE**

Details	Rate (Rs./ Sq ft)	Price	Service Tax @	Total Service Tax	Total Cost
BSP	2,600/-	23,27,000/-	3.5%	81,445	24,08,445/-
Floor Rise	10/-	8,950/-	14%	1,253	10,203/-
South facing	25/-	22,375/-	14%	3,132	25,507/-
Garden facing	25/-	22,375/-	14%	3,132	25,507/-
Car Park		2,75,000/-	3.5%	9,625	2,84,625
<b>Total</b>					<b>27,54,287</b>

**VII. ADDITIONAL CHARGES / EXTRA SCHEDULE CHARGE DETAILS:**

- A. Interest free Maintenance Deposit for six months @ Rs. 30/- per sq ft: ..... 26,850/-
- B. Transformer Charges @ Rs. 30/- per sq ft Rs. .... 26,850/-
- C. Generator back up charges @ Rs. 30/- per sq ft Rs ..... 26,850/-
- D. Legal Fees to be paid at the time of agreement: Rs. .... 20,000/-
- E. Club Affiliation Fees: Rs..... 1,00,000/-
- F. Total Additional Charges .....

*Applicable Service Tax will be levied on additional charges.*

*Mussain*

(Signature of the 1st applicant)

\*

*Shauis fa Perween*

(Signature of the 2<sup>nd</sup> applicant)



VIII. PAYMENT DETAILS :

Payment Plan : Down payment  Installment

IX. I / we enclose herewith Application Money 1,00,000/- (Rupees..... One lac only/-  
.....) vide Cheque/DD/PO No. 749457 Dated 23/10/2015 Drawn  
On STATE BANK OF INDIA Branch in favour of "Soumita  
Construction Pvt. Ltd. payable at Kolkata.

I/We the applicant(s) hereby declare that the above particulars given by me/us for the allotment of the apartment to "Soumita Construction Pvt. Ltd." are true & correct & nothing has been concealed or suppressed/ I/We hereby confirm & undertake that I/We have read & understood the Terms & Conditions as contained herein which has been duly signed by me/us and further undertake to abide by the same.

Signature of Sole / First Applicant(s)

Signature of Co Applicant(s)

Date: 23/10/2015

Place: .....





**BROKER/ ASSOCIATE CONFIRMATION LETTER**

Soumita Construction Pvt. Ltd., (Team Taurus )  
186, Rajarhat Road,  
Kolkata - 700157

Name of the Applicant(s): ..... AMJAD HOSSAIN .....

Name of the Co - Applicant(s): ..... SHAISTA PARWEEN .....

Block :..... Apartment No. .... Booking Date: .....

Name of the Associate: .....

Address of the Associate : .....

Name of the sales person of the Associate: .....

Signature of the sales person of the Associate : .....

Name of the Sales person of the Developer: .....

Signature of the sales person of the Developer: .....

Signature of the Applicant(s) : ..... Nussam .....

Signature of the Co Applicant(s) : ..... Shaista Parween .....







TERMS & CONDITIONS FORMING A PART OF APPLICATION FOR PROVISIONAL ALLOTMENT OF  
A FLAT IN THE RESIDENTIAL PROJECT "THE COUNTY".

1. The applicant(s) intending purchaser has applied for allotment of a flat in the captioned Multi-storied and Multi-block Complex with full knowledge of all laws, regulations and applicable to the Area and to the Complex, which also have been explained in detail by the developer representative and understood by the applicant(s).
2. The applicant(s) is fully aware of the rights & interest of the developer in the project and the project land and its limitations and obligations.
3. The applicant(s) has/have fully verified and is/are satisfied about the genuineness, validity and marketability of the title of the land over which the above Complex is proposed to be built and accordingly no further objections, investigations or questions will be raised by the applicant(s) in this respect at any time in future.
4. The Applicant(s) has/have inspected & satisfied with the site, tentative drawings and design for the said complex, its tentative location plan, the competency and eligibility, all limitations and obligations of the company in respect thereof & accordingly no further investigations objections will be raised by the applicant(s) in this respect at any time in future.
5. The Applicant(s) has fully understood that the Basic sale price (B.S.P) per sq ft does not include parking Charges, Administration Charges, Interest Free maintenance security, Registration Charges, Stamp Duty for flat registration, Electrical Charges, Applicable Taxes and levies, Legal documentation, administration charges and any other incidental expenses are to be paid as & when demanded in addition to the Basic sale Price (B.S.P).
6. In case of Applicant(s) being a NRI/PIO, his/her/their application(s) should be made in conformity with the regulations governing with the regulation of immovable property by such person(s) and it shall be his/her/their responsibility to ascertain and fulfill all regulatory requirements including those governing foreign exchange transactions.
7. Payment will become due on achievement of stage of construction irrespective of its sequence as and when demanded by the developer. Decision of the developer shall be conclusive, final and binding.
8. During the course of construction, it may become necessary to modify / alter the drawings / designs / specifications etc. which may result into increase or decreases in the super Built-up-Area and the cost of the flat will be recalculated at the original rate at which it was booked. The applicant(s) shall not raise any objection for such alternations / modification / changes / and accept the recalculated cost. However the applicant(s) shall be informed of such charges of any whenever required.
9. As the present project is contemplated to have several phases & towers, construction will be carried out in phases and as soon as any tower is completed, possession of the flats thereof shall be handed over to the applicant(s), pending completion of the common facilities and services will be developed gradually. Concerning the totality of the project and all other factors thereof, the applicant(s) realizing and understanding all these at the time of booking the flat, hence no grievance or objection what so ever shall be raised by the applicant(s) on account of all these any time in future.

.....  
(Signature of the 1st applicant)

.....  
(Signature of the 2<sup>nd</sup> applicant)

10. The developer will make full endeavor to provide possession by 40 months from the date of execution of the agreement subject to *force majeure*.
11. The Applicant(s) shall be liable to pay prorate share of any Value Added Tax, General Service Tax or any other statutory taxes, duties, charges, cess, levies or any other fresh incidents of tax as may be levied by the Government as may be found applicable. Nay change in existing rates of taxes/duties/levies imposed by any statutory authority within or during the period, whether prospectively or retrospectively, shall also be applicable as per statutory requirements.
12. The Applicant(s) shall further make payment of registration charges, stamp duty & other incidental expenses as & when demanded by the developer to enable it to convey the said apartment in favour of the applicant(s).
13. If any installment is unpaid from the due date up to 15 days, the developer shall charge interest @18% per annum for up to 45days from the due date, failing which will cause automatic cancellation of the allotment following the cancellation clause.
14. In the event of cancellation or withdrawal of application by the Applicant(s) before the execution of sale agreement or in the event of cancellation of the allotment by the developer due to submission of fraudulent information by the Applicant(s), a sum of Rs. 50000/- (Rupees Fifty Thousand only) is forfeited by Soumita Construction Pvt. Ltd.
15. In case the Applicant(s) decides to cancel the allotment post execution of Sale agreement, then forfeiture shall be @ 10% of the Total consideration along with interest of 18% per annum on the due amount of installments for delay in payments. The balance amount shall be paid to the purchaser within 4 months from the date of cancellation by the purchaser.
16. Lock in period 12 months from execution of Sale agreement. However after 12 months transfer may be allowed at the sole discretion of the developer. Approximate transfer charges would be Rs.50/- per sq ft plus applicable service taxes ( if any).
17. Any change in agreement after execution of agreement for sale will attract service charge of Rs.5000/- (Rs. Five thousand only).
18. Soumita Construction Pvt. Ltd. will not entertain any requests for modification in the internal layouts of the apartments and external facades of the towers.
19. In case the developer decides to construct additional floors/flats/shops and/or additional blocks, no objection shall be raised by the applicant(s) for such construction.
20. In the event of the developer acquiring adjacent land and undertakes to construct additional building that shall be deemed to be an extension of the present project and the common amenities & facilities provided for the present complex shall be equally used and enjoyed by the owners of the blocks / apartments that may be constructed in future and the applicant(s) shall not raise any objections whatsoever in this regard.
21. The intending purchaser(s) shall get his/her complete address registered with the developer at the time of booking and it shall be his/her responsibility to inform the developer by registered A/D Letter about all subsequent changes, if any, to have been received by him/her at the time when these should ordinary reach such address and the intending purchasers shall be responsible for any default in payment and other consequences that might occur there from.

*Mussain*


(Signature of the 1st applicant)

*Sheesta Perween*

(Signature of the 2<sup>nd</sup> applicant)

22. The purchaser as per WBSEDCL rules and regulations shall arrange electrical service connection and installation of individual electric meter.
23. The Applicant(s) shall execute necessary documents before possession of flat to form Apartment Owner's Welfare Society / Association.
24. In terms of West Bengal Ownership Apartment Act and Rules framed there under every owner is bound to become a member of the Association / Society of such owners and they shall be bound by the Rules & Regulations, By-Laws framed by such Association / Society including payment of monthly fees / charges etc. as decided by the society / association which will maintain / administer the common areas and facilities in the complex.
25. The applicant(s) shall execute a memorandum evidencing taking possession, no claim certificate, declaration at the time of handing over the flats as per the Performa to be supplied by the developer.
26. The construction specifications as given in the brochure relating to the project are indicative only and are liable to be changed / amended by the developer from time to time.
27. The booking shall be confirmed subject to execution of Apartment Buyers Agreement / Sale Deed in Standard Format etc. of the developer.
28. The developer is in process of getting the project approved by certain financial institutes/HFCs at the earliest. Notwithstanding the same, it will be binding on the applicant(s) to pay 20% of the total value within the stipulated time as & when demanded by the developer.
29. Any type of dispute among the parties herein shall be resolved as per the Law of Arbitration which may be in force and applicable and such arbitration proceedings shall be held at Kolkata, West Bengal and the award thereof shall be binding on both the parties.

I/We have fully read & understood the above Terms & Condition & agree to abide by the same. I/We understood that the Terms & Condition given above are indicative with a view to acquaint me/us with the Terms & Condition as are comprehensively set out in the agreement for sale which shall supersede the Terms & Condition set out in this application or any other communication.



.....  
(Signature of the 1st applicant)

B



.....  
(Signature of the 2<sup>nd</sup> applicant)

**Developer:**



**JV Partner:**



MULTI-CITY CHEQUE Payable at Par at All Branches of SBI

दिनांक/Date 23.10.2015

PAYGourmita Construction Private Limited Escrow Account 000180200005240

को या उनके आदेश पर OR ORDER

रुपये RUPEES One Lakh Only

₹ 1,00,000/-

अदा करें

खा. सं.  
A/c. No. 10439851472

VALID FOR Rs. 200,000 & UNDER

**भारतीय स्टेट बैंक**  
**State Bank of India**



Prefix : (03691)-CHETLA (CALCUTTA)  
19, CHETLA CENTRAL ROAD,  
523700004 CALCUTTA WEST BENGAL 700027

IFS Code: SBIN0003691

A/c Payee

Mr. Aslam

MOHAMMED ASLAM AFSANA KHATOON

⑈ 749457⑈ 700002024⑈ 001663⑈ 31

## Construction Link Payment Plan

The County	
Base Price (Rs/sft)	2600
Unit Details	T2 - 3C
Unit Area	895
Basic Sale Price	2,327,000
PLC	44,750
FRC	8,950
Car Parking(Covered)	275,000
Club House Charges	100,000
Legal Charges	20,000
<b>Total Sale Price</b>	<b>2,775,700</b>
Payment Schedule	
On Application	100,000
Within 30 days of Application 20% of the flat cost+ Legal fees (less booking)	396,140
On Commencement of Piling 10% of the flat cost+5% of the car parking	251,820
On Commencement of Basement/Podium 10% of the flat cost+5% of the car parking	251,820
On Commencement of Ground Floor roof Casting 10% of the flat cost+5% of the car parking	251,820
On Commencement of 2nd Floor roof Casting 10% of the flat cost+5% of the car parking	251,820
On Commencement of 4th Floor roof Casting 10% of the flat cost+5% of the car parking	251,820
Within 30 days of the 4th Floor roof Casting 50% of club Membership + 25% of Car Parking	118,750
On Commencement of 7th Floor roof casting 10% of the flat cost	238,070
On Commencement of 9th Floor slab 10% of the flat cost	238,070
On Commencement of Flooring 5% of Flat Cost + 50% of Club Membership + 50 % of Car Parking	306,535
On Possession 5% of the flat cost	119,035
<b>Total Agreement Value</b>	<b>2,775,700</b>
<b>Additional Charges (Rs30/- psf for Transformer + Rs30/-psf for generator+Rs 30/- csf as maintenance for 6 months)</b>	<b>80550</b>
<b>Total Sale Price</b>	<b>2,856,250</b>

\*Government levies/cess/charges like VAT, Service Tax etc. as applicable. Stamp Duty, Registration Charges and any other Government or other charges as applicable from time to time. Prices are subject to change at time of Booking

**Service Tax @3.09% on basic & @ 12.36% on others**

Cheque to be drawn in favour of "Soumita Construction Private Limited Escrow Account 000180200005240"

Covered Parking : Rs.2,75,000

**Note : Additional Charge will demand as and when required**

PLC Rs 25 per sqft each for South Facing and Garden Facing

FRC @ Rs10/- psf from 3rd Floor

Charges for Electricity connection for individual meter on actual

