

prevailing rule, cyclone or tempest if the such construction work is hampered the such delay shall not be counted and the DEVELOPER shall have liberty to extend the time as per its requirement.

- (iii) Not to violate or contravene any of the provisions or rules applicable for construction of the said building.
- (iv) Not to do any act, deed or thing from the part of the OWNERS whereby the DEVELOPER is prevented from enjoying, selling, assigning and/or disposing of any of the DEVELOPER'S ALLOCATION in the said building.
- (v) Both the Parties shall give full co-operation to each other.
- (vi) Mutation of Municipal Authority, Assessment Book Roll and Municipal tax with arrears, clearance of land taxes if any, upto the date of signing the agreement and also upto the period of handing over of Owners' allocation shall be borne by the DEVELOPER.
- (vii) The complete construction specification shall be part of the agreement under annexure X.

7. MUTUAL COVENANT AND INDEMNITIES:-

- (i) The OWNERS hereby undertake that the DEVELOPER shall be entitled to sell the entire DEVELOPER'S ALLOCATION excluding the Owners' Allocation and the Developer shall enjoy its Allocation without interference or disturbances from their end, provided the DEVELOPER shall perform all the construction work as per the terms and conditions as within mentioned including various specifications as laid down as per annexure.
- (ii) The DEVELOPER shall complete the project to give the right for registration of the conveyance Deeds in favour of the intending purchasers and the DEVELOPER shall be empowered to execute and register the necessary Deed of Conveyance in favour of the intending Purchasers on the DEVELOPER'S ALLOCATION of the building and by virtue of this registered Development Agreement and the


SHELTERCON
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Proprietor