



WBHIRA Registration No. : _____

Sl. No. _____

Customer Id _____

To,
Martin Burn Limited
Martin Burn House
1 R N Mukherjee Road, Kolkata - 700001

Unit / Apartment No. _____, Floor _____, Block No. _____, Project "Jeevanam"

Dear Sir/Madam,

I/We am/are desirous of acquiring the aforesaid Unit at your project 'Jeevanam' which is under construction and being developed by you as – Developer. I/We have been provided a copy of (a) the Annexure II containing description, area, payment plans and Terms and Conditions for allotment, (b) formats of proposed Agreement for Sale and Deed of Conveyance for transfer and after having carefully studied, read and understood the same and on being agreeable thereto, I/We wish to make an application for allotment of the Designated Apartment in the said project.

I/We shall not be entitled to and hereby agree not to set up any oral agreement or any contract whatsoever or howsoever on the basis of this application or allotment in pursuance thereof or otherwise.

I/We enclose herewith Cheque No. _____ dated _____ drawn on _____ for Rs. _____ in favour of "MARTIN BURN LIMITED AC SONARPUR" towards portion of the total booking amount as under of Rs. _____ payable by me. The balance amount shall be paid by me within 15 days or issue of allotment letter whichever is later. I/We understood that, in case of my/our failure to pay the balance amount, the amount paid by me as booking is liable to be forfeited.

I/We would be pleased if our application results in a successful allotment in our favour.


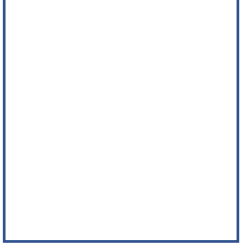
Date: _____
Place: _____

Signature of Sole/Primary Applicant

Signature of Joint Applicant

ANNEXURE - I

STRICK OUT WHICH EVER NOT APPLICABLE (TO BE FILLED IN BLOCK LETTERS)

SL. NO	PARTICULARS	SOLE/PRIMARY APPLICANT	JOINT APPLICANT
1.	Photo of Applicant/s		
2.	Full Name – Mr./Ms./Messrs.		
3.	Status	<input type="checkbox"/> Individual <input type="checkbox"/> HUF <input type="checkbox"/> Private Limited Company <input type="checkbox"/> Limited Company <input type="checkbox"/> Partnership <input type="checkbox"/> LLP <input type="checkbox"/> Trust <input type="checkbox"/> Other	<input type="checkbox"/> Individual <input type="checkbox"/> HUF <input type="checkbox"/> Private Limited Company <input type="checkbox"/> Limited Company <input type="checkbox"/> Partnership <input type="checkbox"/> LLP <input type="checkbox"/> Trust <input type="checkbox"/> Other
4.	In case of person other than individuals - name of Director/ Partners/ Karta/ Trustees		
5.	Name of Father /Husband/Guardian/ Individual/Directors/ Partners/Karta/Trustees		
6.	Income Tax PAN*		
7.	AADHAAR Number*		
8.	Occupation (for individuals only)		
9.	Permanent Address/Registered Office with Police Station , Post Office and PIN*		
10.	Address for correspondence, if different from above*		
11.	Date of Birth/Incorporation		
12.	Religion		
13.	Nationality		
14.	Name of the Employer Company		
15.	Designation		
16.	Sector/Industry		
17.	Office/Business Address		
18.	Contact Nos.:		

Date: _____

Place: _____

Signature of Sole/Primary Applicant

Signature of Joint Applicant

19. E-Mail Id :		
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- *To be supported by Self-attested photocopy.
- In case of Guardian, the exact relationship and supporting evidence [is/ shall] be annexed.
- In case there are more than two applicants, prior consent of Developer is necessary and subject to such consent, all the details of the third applicant above [is/ shall] be annexed.
- In case of applicant not being an Individual or HUF, certified True Copy of the Memorandum and Articles of Association/Partnership Deed/Trust Deed/Constitution Deed/Board Resolution [is/ shall] be annexed.

Other Additional Information:

- How did you first come to know about "Jeevanam"? _____
- Reasons for opting this property:
 - _____
 - _____
 - _____
- Purpose of Purchase: [Investment / Own Residence]
- Favourite Newspaper _____
- Favourite Magazine _____
- Favourite TV Channel _____
- Favourite FM Channel _____

ANNEXURE – II

Block (Said Building)	Floor	Unit No.	Carpet Area (Square feet)	Balcony Area (Square feet)	Private Garden (Square Feet)	Built up Area (Square feet)	Super Built-up Area (Square feet)

Car Parking required: _____ (Yes/No)

Parking Type (if Opted)	Tick
Covered	
Open	
Two Wheeler	

Note: Location for Parking facility will be decided by the Developer on or before the time of delivery of possession of the Unit to the Allottee/s.

Club Membership (Mandatory)

Type	Amount (Rs.)	Tick
1 BK		
1 BHK		
2 BHK		

PRICING

Particulars	Price (Rs.)
Unit Cost	
Car Parking Charges (if any)	
Transformer & Electricity Expenses	
Total consideration [Except Deposits, Maintenance Charges, Association Formation, Club	

Date: _____

Place: _____

Signature of Sole/Primary Applicant

Signature of Joint Applicant

Membership, Incidental Charges & all other charges which are at actuals & payable on/before/after possession]	
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Extra Charges & Deposits (Excludes in Total Consideration)		
1.	Club Membership Charges	Rs. _____ / _____ / _____ for 1BK/1BHK/2BHK respectively
2.	Incidental Charges	Rs. _____ which is payable 50% on Agreement and 50% on Conveyance directly to the Solicitor “ _____ ”
3.	Association Formation Charges	Rs. _____ at the time of possession
4.	Stamp Duty & Registration Fee	At applicable rate on the Agreement value or Market Value (whichever is higher) as per the valuation at the time of registration
5.	Mutation	At actuals
6.	Electricity Deposit	At actuals payable to WBSEDCL
7.	Maintenance Deposit	A total interest free non-refundable sum of Rs. _____ per Sq.Ft on Built-up area shall be paid to the Builder at the time of possession as Maintenance Deposit and the same shall be subsequently transferred to the Association upon its formation
8.	Maintenance Charges	Rs. _____ per Sq. Ft per month on Built-up Area or actual to be decided at the time of possession

Notes:

- (a) All Goods and Service Tax, and other taxes, levies, impositions on the Consideration shall be payable by the Applicant at applicable rates.
- (b) Stamp Duty, registration charges and related expenses on the Agreement, conveyance and other documents shall be payable by the Applicant as applicable.
- (c) Any transfer charges/taxes imposed by the Government or statutory authorities and any new or additional tax, imposition or levy on the development or transfer shall be payable by the Applicant, wholly or proportionately.
- (d) Applicant shall be liable for all TDS compliances.

General Terms & Conditions:-

The terms and conditions given below shall apply only till execution of the Agreement whereupon such Agreement shall supersede all the terms and conditions mentioned hereinafter:

1. The application is only a request by the applicant for allotment of the Designated Apartment and does not create any right whatsoever or howsoever in favour of the Applicant. The allotment of any Flat / Unit to any eligible applicant shall be at the sole discretion of the Developer, Martin Burn Limited, (hereinafter referred to as “MBL”) and MBL may accept or reject any application without assigning any reason therefor.
2. The duly completed Application and Application Money has to be submitted at the Registered office of MBL or at any other place as may be hereafter intimated by MBL.
3. Any Application shall automatically stand withdrawn/ cancelled by the Applicant in case of non-execution of Agreement for sale within 30 days from the date of issuance of Provisional Allotment Letter. However MBL may extend the validity of the application by such period and on such terms and conditions as it may, at its sole discretion, decide.
4. In case there is joint applicant, all communications and correspondence shall be made to the primary/first applicant and at the address given by the Primary/First applicant and no separate communication shall be necessary to the other named who shall be deemed to have full knowledge thereof. Any change of address will have to be notified in writing to MBL.

Date: _____

Place: _____

Signature of Sole/Primary Applicant

Signature of Joint Applicant

5. The applications and any provisional allotment shall be strictly non transferable by any Applicant to any other person.
6. Before making the application, the Applicant has seen the Site, the building plans, drawings and specifications in respect of the Designated Apartment and the Project and has been provided a copy of (a) the Annexure II of which this Terms and Conditions is part of, (b) formats of proposed Agreement for Sale and Deed of Conveyance for transfer and only after having carefully studied, read and understood the same and on being agreeable thereto , the applicant shall be deemed to have made the application for allotment of the Designated Apartment in the said project.
7. The personal details as per particulars which are more fully mentioned in Annexure I above are true to the best of the knowledge of the applicant and it shall be presumed that nothing relevant has been concealed or suppressed. The applicant is aware and agrees that any information provided by the applicant may be utilized by MBL, without any claim or objection by the Applicant.
8. Once the agreement is signed, the same shall supersede this application and its annexures and all terms and conditions hereof. The portion of the booking amount being tendered by the Applicant with the application shall, in case of my application resulting in allotment of Designated Apartment to the Applicant, form part of the total booking amount payable by the Applicant at the time of agreement.
9. Receipt for any amount paid by the Applicant shall be subject to encashment of cheque. In case of non encashment of cheque due to any reason, the same shall ipso facto result in cancellation of the Application and will attract a charge of Rs. ____/- per cheque dishonour.
10. The facility of parking shall be granted only to those applicant(s) who opt for the same. If any applicant at the time of making application does not opt for the facility, he/ she shall thereby loose and cease to have any right to park anywhere at the Project area. Any Parking Facility shall under no circumstances be separately transferable.
11. The terms and conditions applicable to the proposed transfer shall be as per the format agreement for sale and format sale deed both of which have been provided to the Applicant together with any modifications thereof made by MBL with the consent of the applicant.
12. All taxes, levies, imposition, stamp duties, registration fees, GST, and expenses, etc. on the entire transaction including on the application and all agreements, sale deed or deeds and other documents to be executed and/or registered in pursuance of a confirmed allotment shall be borne and paid by the Applicant(s).

Date: _____
Place: _____

Signature of Sole/Primary Applicant

Signature of Joint Applicant