

by the Land Owners and to this effect the Land Owners hereby indemnify and agree to keep indemnified the Developer.

O. Developer's Obligation and Indemnity:

- i) **Third Party Claims:** The Developer hereby undertakes to keep the Land Owners indemnified against all third party claims or claims from any authority and actions, suits, costs and proceedings arising out of any act of omission or commission on the part of the Developer in relation to the construction and/or for any effect therein or development of the premises.

P. Specification of the New Building.

Foundation:

R.C.C. Pile Foundation

Super Structure:

Earthquake Resistant Reinforced Cement Concrete Framed Structure with Brickwork Infill.

Grade Of Concrete:

- a) All Reinforced Concrete works shall conform a minimum grade of M25.
- b) Lean Concrete used in mud matt or other places such as foundation base or flooring shall conform to M10 with nominal mix of 1:3:6 using jhama khoa.

Masonry Works:

- a) All external walls will be 250 mm thick of First Class Brick Masonry with first class brick cement mortar 1:6 and Anti Fungal External Grade Paint.
- b) All internal walls will be 125 mm thick of First Class Brick Masonry in cement mortar 1:4 as per Architect's Design. Plaster of Paris/ Putty finish over plastered surface.

Flooring:

- Living, Dining, Bed Rooms & Internal Passage: 24"X 24" Vitrified Tiles.
- Kitchen, Toilets, Balconies, Common Lobby & Staircase: 12" X 12"