

SMG ESTATES PRIVATE LIMITED

APPLICATION FORM

First Applicant

Second Applicant

M/S SMG ESTATES PVT. LTD.
F-90/33, Okhla Industrial Area
Phase-I, New Delhi -110020

Paste self attested photograph

Paste self attested photograph

Provisional Allotment No:.....

Dear Sirs,

First Applicant

Second Applicant

Name _____

Name _____

S/W/D of _____

S/W/D of _____

Mailing Address _____

Mailing Address _____

Permanent Address _____

Permanent Address _____

Phone Number _____

Phone Number _____

Permanent Account No. _____

Permanent Account No. _____

Approx detail of the Unit/Units:-

1. Unit/Units admeasuring super area of _____ sq.ft

Undertaking

That I /We Applicant(s) do hereby declare that My / Our request for allotment is irrevocable and that the above particulars / information given by me are true and correct and nothing has been misrepresented / concealed there from. I / we undertake to inform the company of any change in the above particulars / information particularly the address, till the property, if allotted, is registered in my/our name(s).

I/We request that I / We may be registered for allotment of a unit , in upcoming projects of the company for which I/We remit herewith a sum of Rs..... (Rupees.....) by the bank Draft / Cheque No..... Dated for..... Drawn on In favour of SMG ESTATES PVT LTD as advance for registration amount which is paid subject to the following conditions.

- 1) It is understood that company shall allot me /us the Unit at Basic Price.....per Sq.ft
- 2) I/We agree that if there should be any escalation in price at the time of possession then the same shall be borne by me / us.
- 3) I/We agree that if there should be any variation in the area of the Unit available at the time of booking/allotment then in such case the payment for the excess/ shortfall in area be paid /refunded, as the case may be proportionately at the same rate as agreed herein .
- 4) That I/We have clearly understood that this application for registration does not constitute an Agreement and I/We do not become entitled to allotment by virtue of this application.
- 5) I/We agree that an Agreement to sell shall have to be executed by I/We within 7 days of this application for booking.
- 6) I/We also understand and agree that on payment of 30% of the total Basic Sale Price by me / us, the Builder / Buyer agreement will be executed.

In addition I/We agree that:

- (i) EDC and any such charges / Taxes by the Govt or any of its bodies constituted by it and PLC (s) as determined by the Company shall be charged extra.
- (ii) Charges like Maintenance / Power Back up/Parking and such other charges as may be determined by the company for all allottees shall be charged extra at the time of possession.
- (iii) Subleasing is only applicable after Consent of the Company or as authorized by it.
- (iv) In the event of default in making payment of any installment(s)/amounts as demanded by the company or any of the other terms and conditions agreed herein, my/our registration shall be treated as cancelled and I/We shall be left with no right, lien or interest therein except to claim refund of the amount paid by me/us after deduction of 50% of the amount deposited without interest in 6 (six) months from the date of cancellation.
- (v) That for cancellation of the booking at my / our behest / request, I/We shall be left with no right, lien or interest save and except the claim of 50% refund of the amount of booking paid by me / us, without interest, in 6 (six) months from the date of acceptance of cancellation.
- (vi) I/We understand and agree that finalization of allotment shall be subject to due execution of the Builder/ Buyer Agreement.
- (vii) That I/We understand and agree that in case the Buyer fails to execute Agreement to Sell and subsequently Builder / Buyer Agreement, his booking will be cancelled leading to forfeiture of 50% of the amount paid.
- (viii) That in future for surrender / cancellation of the registration I/We shall give NOC (No Objection Certificate) from the dealer through whom booking is / was made.
- (ix) I/We understand and agree that if the installment(s) or any other demands as and when raised by the company are not paid in due time, the buyer(s) will be liable to pay interest as per the company's policy.

- (x) That I /We understand that the terms and conditions given are of indicative in nature with a view to acquaint the applicant(s) with the terms and conditions as may be comprehensively set out in the Builder / Buyer Agreement.
- (xi) That I / We understand that offer of allotment in the Company’s proposed scheme shall be as far as possible be made to me / us within 12 months of registration failing which I / We shall be entitled to simple interest @ 11% per annum from the date of payment of such advance.
- (xii) That the advance paid by me / us would be adjusted against the amount payable for the allotment of the unit.
- (xiii) That we understand and agree that size of Shop/Office will be subject to variation of ±10%.
- (xiv) That the company reserves its right to reject my/our application and cancel my/our registration without assigning any reason there of and in such event I shall only be entitled to get the amount of advance paid by me alongwith simple interest @ 11% per annum from the date of payment in 6 (six) months from the date of cancellation.

Signature of the sole /First Applicant

Signature of the second Applicant

Place

Place.....

Date.....

Date.....

(Broker Stamp)

Please enclose a copy of:-

- 1. Permanent Account No.
- 2. Residence Proof.

Note : Please tick wherever applicable