
SHREE KESHAV DEVELOPERS

Reg. Address : FF/25, Parth Empire, Rambaug, Maninagar, Ahmedabad-380008.

PROVISIONAL ALLOTMENT LETTER

Date:.....

To

(Name).....,

(Address)

.....,

(ContactDetails)

**Subject : Provisional Allotment of Unit No._____in the scheme
"CITY POINT".**

We, the Promoter herein is absolute owner–occupier and is seized and possessed of and/or otherwise well and sufficiently entitled to all those pieces or parcels of All those pieces and parcels of Non Agricultural land admeasuring 2934 sq. mtr. Of Survey No.1252/4 (Block No.1864, City Survey No.158) situated at Mouje Matar, Taluka & Registration Sub-District Matar, District Kheda.

The Said Land is bounded as under:

North : Land of Hirjibhai Devrajbhai

South : Shop of CITY Centre

East : Kheda-Khambhat Road

West : Land of Govt. Housing

We have registered the Project under the provisions of the Real Estate (Regulation and Development) Act, 2016 (hereinafter referred to as the said “Act”) and the Gujarat Real Estate (Regulation and Development) (General) Rules, 2017 (hereinafter referred to as the said “Rules”) with the Real Estate Regulatory Authority at Gandhinagar (hereinafter referred to as the said “Authority”) and the said Authority has issued a Registration Certificate of Project dated _____ bearing reference no. _____.

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You have been provided with copies of all the title documents relating to the entire Project, Title Certificate, copies of sanctioned plans and development permission issued by the authority, copy of N.A. Use permission, project specifications and such other documents as are specified under the said Act. You have also verified the documents filed/uploaded by us with the said Authority and are satisfied with the same. You have also read the uploaded drafts of the Agreement for Sale and subsequent Conveyance Deed to be executed in your favor. By signing this Provisional Allotment Letter you accept all terms and conditions mentioned in the Agreement for Sale and subsequent Conveyance deed and shall not raise any dispute in future.

This has reference to your Booking application with amount of Rs..... date “SHREE KESHAV DEVELOPERS” is pleased to allot you **Unit no.**With Sale Consideration Amount Rs. (Rupees.....) in our Project “**CITY POINT**”. This Amount is exclusive of All Govt. Taxes, Duties and maintenance & Legal charges., The details of the said Unit is as under:

Unit No.	Carpet Area Sq. Mtr.	Built up Area Sq. Mtr.	Proportionate Undivided Land Sq. Mtr.

The said Property/Unit is bounded as under:

North :

South :

East :

West :

Terms of Provisional Allotment Letter :

- (1) The delivery of possession the said Unit in your favour shall be complete only after you having paid the entire Purchase Consideration along with all other charges and upon receipt of Building Use permission and upon execution and registration of sale deed in your favour.

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- (2) After issuance of this Letter, Registered Sale Agreement would be performed once 10% payment is Done.
- (3) If cancellation is done after Sale Agreement than the cancellation amount would be as per the terms and conditions mentioned in sale agreement.
- (4) This Provisional allotment letter is subject to fulfillment of terms and condition which shall prevail over all other terms & conditions given in Brochure, Advertisements, Price Lists & any other sale documents as well as overrides any other previous Communications.
- (5) Allottee hereby acknowledge to have received all information related to the Project and we have checked and are satisfied with the documents uploaded with the said Authority including the draft of Agreement for Sale and Conveyance Deed and we accept the terms and conditions mentioned therein.
- (6) Allottee have read and understood the above said Provisional Allotment Letter and we hereby accept theprovisional allotment of the said Unit. We hereby accept and acknowledge that we shall get the rights as an Allottee under the said Act only upon payment of the said Purchase Consideration and other charges and execution of the sale deed of the Unit in our favour.

FOR,

SHREE KESHAV DEVELOPERS

Authorized Signatory

Provisional Allottee

Signature