

PROVISIONAL ALLOTMENT LETTER

Date:.....

To

(Name).....,

(Address)

.....,

(ContactDetails)

.....,

**Subject : Provisional Allotment of Unit No._____in the scheme
"PEARL-78".**

This has reference to your Booking application with amount of Rs..... date
..... **PANNA AND SONS** is pleased to allot you **Unit no.** With Sale
Consideration Amount Rs. (Rupees.....) in our Project **"PEARL-
78"** Situated at Survey/Block No. 346/P, F.P. No. 248, draft Town Planning No. 66 (Ranip-
Chenpur-Chandlodiya), admeasuring 1645 sq. mtr., at Mouje Chandlodiya, District :
Ahmedabad & Registration Sub-District of **Ahmedabad-8 (Sola)**. This Amount is exclusive
of All Govt. Taxes, Duties and maintenance & Legal charges., The details of the said Unit
is as under

The said Project land is bounded as under:

North : Block/Survey No. 347

South : Block/Survey No. 345

East : Border of Ranip Gaam

West : Railway Line

The details of the said Unit :

Unit No.	Carpet Area Sq. Mtr.	Balcony Area	Wash Area	Built Up Area	Proportionate Undivided Land Sq. Mtr.

The said Property/Unit is bounded as under:

North :

South :

East :

West :

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. _____.

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.

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.
- (2) After issuance of this Letter, Registered Sale Agreement would be performed once 10% payment is done.
- (3) If Cancellation is done Before registration of sale agreement than Rs...../- Rupeesonly would be charged as Cancellation Fee.
- (4) If cancellation is done after Sale Agreement than the cancellation amount would be as per the terms and conditions mentioned in sale agreement.
- (5) There is Common parking for all Members.
- (6) 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.
- (7) 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.

(8) Allottee have read and understood the above said Provisional Allotment Letter and we hereby accept the provisional 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,

PANNA AND SONS

Authorized Signatory

Provisional Allottee

Signature