



सूची क्र.2

दुय्यम निबंधक : सह दु.नि. कल्याण 5

दस्त क्रमांक : 5213/2024

नोंदणी :

Regn:63m

गावाचे नाव : उसरघर

(1)विलेखाचा प्रकार	करारनामा
(2)मोबदला	3578750
(3) बाजारभाव(भाडेपट्टयाच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	2496000
(4) भू-मापन,पोटहिस्सा व घरक्रमांक(असल्यास)	1) पालिकेचे नाव:कल्याण-डोंबिवली इतर वर्णन :सदनिका नं. ,, माळा नं. ,, इमारतीचे नाव: ,, ब्लॉक नं. ,, रोड : ,, इतर माहिती: विभाग नं. 47/151/1,मौजे-उसरघर,ता. कल्याण व जि. ठाणे,सदनिका नं. 1609,16 वा मजला, टॉवर सीएल06-08,रुणवाल गार्डन्स सिटी-क्लस्टर-06-टॉवर 6 ते 9,दिवा मानपाडा रोड,उसरघर,कल्याण,जि. ठाणे,सदनिकेचे क्षेत्रफळ 33.03 चौ. मी. कारपेट म्हणजेच 355.53 चौ. फुट कारपेट शासन अधिसूचना क्र. मुद्रांक 2006/ यु. ओ. आर. 53/ सी. आर / सी. आर 536/म-1 दिनांक 15-01-2008 आणि मुद्रांक 2012/ आर. आर.36/ सी. आर. 22/ म-1 दिनांक 06/01/2015 च्या अधिसूचनेनुसार विशेष वसाहत प्रकल्पा अंतर्गत प्रथम विक्रीकरारनाम्यास मुद्रांक शुल्कामध्ये50% सवलत(536/म-1 दिनांक 04-01-2008/15-01-2008)((Survey Number : मौजे-उसरघर, सव्हे नं. 17/1, 17/2, 17/3/ए, 17/3/बी, 17/4, 17/5, 19/1 to 4, 20/3 to 5, 34/1, 36/1/ए, 36/1/बी, 37/1, 37/2, 38/1, 38/2, 38/3, 38/4, 70/9, 70/10, 70/11, 71/1, 71/2, 71/3, 71/4, 71/8, 91/1, 91/2, 91/3, 91/4, 91/5, 92/1, 92/2, 93(Pt.), 103/2, 103/3 to 5, 103/6/ए, 103/6/बी, 103/7, 103/8, 103/9, 103/10, 103/11, 103/12, 103/13, 103/14/बी, 103/15, 103/16, 103/17, 103/18, 104, 106/2, 106/3, 106/6, 107/1, 107/2/ए, 107/2/बी, 107/3, 107/4, 107/5, 107/6, 107/7, 107/8, 107/9, 107/10, 107/11, 107/12, 107/13, 107/14, 107/15, 107/16, 107/17, 107/18, 107/19, 107/20, 107/21, 107/22, 107/23, 107/24, 107/25/ए, 107/25/बी, 107/26/ए, 107/26/बी, 108/1, 108/2, 108/3 आणि 109, 134/1, 134/2, 134/3, मौजे संदप, सव्हे नं. 2 आणि 21/1 ;))
(5) क्षेत्रफळ	1) 355.53 चौ.फूट
(6)आकारणी किंवा जुडी देण्यात असेल तेव्हा.	
(7) दस्तऐवज करून देणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता.	1): नाव:-मे. हॉरीझोन प्रोजेक्टस प्रा. लि. तर्फे डायरेक्टर / अधिकृत स्वाक्षरीकार सौरभ नातू तर्फे अधिकृत कुलमुखत्यार म्हणून किशोर कुमार जैन तर्फे कुलमुखत्यार म्हणून वैभव वाघ वय:-41; पत्ता:-प्लॉट नं. -, माळा नं. -, इमारतीचे नाव: पाचवा मजला, रुणवाल एंण्ड ओमकार इस्केअर, सायन चुनाभट्टी सिंगल समोर, सायन पुर्व, मुंबई, ब्लॉक नं. -, रोड नं. -, महाराष्ट्र, मुम्बई. पिन कोड:-400022 पॅन नं:-AAFRCR1404F
(8)दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता	1): नाव:-रॉबर्ट रॉकी फर्नांडिस - वय:-49; पत्ता:-प्लॉट नं. -, माळा नं. -, इमारतीचे नाव: एच-001, वास्तू विहार को-ऑप.हौ.सो.लि., रोटेक्स कंपनी जवळ, भोपर, मानपाडा रोड, डोंबिवली पूर्व, ब्लॉक नं. -, रोड नं. -, महाराष्ट्र, ठाणे. पिन कोड:-421201 पॅन नं:-AAKPF1856H 2): नाव:-रिबेका रॉबर्ट फर्नांडिस . वय:-48; पत्ता:-प्लॉट नं. ,, माळा नं. ,, इमारतीचे नाव: एच-001, वास्तू विहार को-ऑप.हौ.सो.लि., रोटेक्स कंपनी जवळ, भोपर, मानपाडा रोड, डोंबिवली पूर्व, ब्लॉक नं. ,, रोड नं. ,, महाराष्ट्र, ठाणे. पिन कोड:-421201 पॅन नं:-AAWPF3936C
(9) दस्तऐवज करून दिल्याचा दिनांक	10/04/2024
(10)दस्त नोंदणी केल्याचा दिनांक	10/04/2024
(11)अनुक्रमांक,खंड व पृष्ठ	5213/2024
(12)बाजारभावाप्रमाणे मुद्रांक शुल्क	161500
(13)बाजारभावाप्रमाणे नोंदणी शुल्क	30000
(14)शेरा	

सह. दुय्यम निबंधक, वर्ग-२
कल्याण क्र.५

मुल्यांकनासाठी विचारात घेतलेला तपशील:-

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :-

(i) within the limits of any Municipal Corporation or any Cantonment area annexed to it.





CHALLAN
MTR Form Number-6



GRN	MH000399841202425E	BARCODE		Date	08/04/2024-19:16:39	Form ID	25.2
Department	Inspector General Of Registration			Payer Details			
Type of Payment	Stamp Duty Registration Fee	TAX ID / TAN (If Any)		PAN No.(If Applicable)	AAKPF1856H		
Office Name	KLN5_KALYAN 5 JOINT SUB REGISTRAR	Full Name	ROBERT ROCKY FERNANDES				
Location	THANE	Flat/Block No.	FLAT NO 1609 FLOOR 16 TOWER CL06-08				
Year	2024-2025 One Time	Premises/Building	RUNWAL GARDENS CITY				
Account Head Details		Amount In Rs.	Road/Street	USARGHAR DOMBIVLI EAST			
0030046401	Stamp Duty	161500.00	Area/Locality	355.53 SQ. FT.			
0030063301	Registration Fee	30000.00	Town/City/District	क.ल.न.-५			
			PIN	2 0 4			
			Remarks (If Any)	दस्त क.५२३३ २०२४			
			PAN2=AAFRCR1404F-SecondPartyName=HORIZON PROJECTS PVT	2 es			
			LTD-CA=3578750				
Total		1,91,500.00	Amount In Words	One Lakh Ninety One Thousand Five Hundred Rupees Only			
Payment Details			FOR USE IN RECEIVING BANK				
PUNJAB NATIONAL BANK			Bank CIN	Ref. No.	03006172024040801317	517967425	
Cheque/DD Details			Bank Date	RBI Date	08/04/2024-19:19:22	Not Verified with RBI	
Name of Bank			PUNJAB NATIONAL BANK				
Name of Branch			Scroll No. , Date				

Department ID :
NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for registration of documents in any other office.
सदर चलन केवल दृश्य निबंधक कार्यालयात नोंदणी करावयाच्या दस्तऐवजां लागू आहे. नोंदणी कार्यालयात नोंदणी केलेल्या दस्तऐवजां लागू नाही.



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AGREEMENT FOR SALE

ARTICLES OF AGREEMENT made at Dombivli on this 10th day of APRIL in the Christian year Two Thousand and 24 (hereinafter referred to as the 'Agreement') April *Fernandes Fernandes*

BETWEEN

HORIZON PROJECTS PRIVATE LIMITED (PAN NO. AAFCR1404F), a company incorporated under the Companies Act, 1956, having its registered office at Runwal & Omkar Esquare, 5th floor, Opp. Sion Chunabhatti Signal, Off Eastern Express Highway, Sion (East), Mumbai - 400022, represented by its Authorized Signatory MR. SAURABH SHANKAR NATU hereinafter referred to as the "OWNER/PROMOTER" which expression shall, unless it be repugnant to the context or meaning thereof, be deemed to include the successors and assigns) of the **ONE PART**;

AND

"**THE PURCHASER/S**" as mentioned in "**Annexure E**" annexed hereto (which expression shall, unless it be repugnant to the context or meaning thereof be deemed to mean and include (i) in case of an individual, his/heirs, executors, administrators and permitted assigns; (ii) in case of a partnership firm, the partners or partners for the time being of the said firm, the survivor or survivors of them and the heirs, executors and administrators of the last surviving partner; (iii) in case of an HUF, the members of the HUF from time to time and the last surviving member of the HUF and the heirs, executors, administrators and permitted assigns of such last surviving member of the HUF; (iv) in case of a trust, the trustee/s for the time being and from time to time of the trust and the survivor or survivors of them; and (v) in case of a body corporate/company, its successors and permitted assigns) of the **OTHER PART**.

The Owners and the Purchaser/s shall hereinafter collectively be referred to as the '**Parties**' and individually as the '**Party**'.

WHEREAS:-

a) By and under a Deed of Conveyance dated 31st December, 2012 executed between Premier Limited ("**Premier**") as the Vendor of the one part and Horizon Projects Private Limited, being the Owners herein as the purchaser of the Other Part, Premier sold, conveyed and transferred in favour of the Owners herein all their right, title, interest, claim and benefit in respect of the piece and parcel of land or ground aggregately admeasuring 2,85,716 sq. meters or thereabouts situate lying and being at Village Usarghar, Taluka Kalyan, District Thane, more particularly described in the Part-I of Schedule A hereunder, for the consideration and upon such terms and conditions as therein mentioned. The said Deed of Conveyance dated 31st December, 2012 has been

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Proposed Potential").

j) The Owner is developing the Larger Land in a phase wise manner comprising:

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- (i) Several residential phases;
- (ii) Several commercial phases;
- (iii) Sewage Waste Management Plant;
- (iv) Electric Sub-station;
- (v) Sports Complex
- (vi) School;
- (vii) Super Market/Departmental Store
- (viii) ATM
- (ix) Convenient Shops
- (x) Other Public Utilities, if any.

k) It is clarified that the Owner will be entitled to develop, transfer, dispose of, use, operate, manage and otherwise monetize the School, Sports complex, Super Market/ Departmental Store and other such development in the manner it deems fit and proper and the Purchaser will have no right, title or interest therein. It is further clarified that the same may accessible and available even for the general public and will not be restricted to the Purchasers of the Township Project. The Owner, at its sole discretion, shall be entitled to formulate such rules and regulations or impose such terms and conditions as may be necessary for the use and operation of the aforesaid development as it may deem fit and proper.

l) In addition to the aforesaid, the Owner is also developing, for the benefit of the Larger Land, the following reservations required to be developed and handed over to the concerned authorities under the following Regulations/applicable law ("ITP Reservations"): -

- (i) Recreation ground ("RG");
- (ii) Playground ("PG"); and,
- (iii) Garden

It is clarified that the Owner shall be entitled to deal with the concerned authorities with respect to the development and handing over of the ITP Reservations and any relaxations or benefits accruing or arising therefrom shall be to the benefit of the Owner. It is also clarified that the reservations to be developed on the Larger Land from time to time may change, the law relating to handing over of reservations may change, the location of the reservations may change either on account of change in law or on account of shifting by the Owner, quantum and extent of the reservations may change and the Owner may be entitled to develop the reservations from time to time as per applicable law. It is also clarified that in the event of any change in policy or the relevant rules and regulations, the policy, rules and regulations as may be applicable at the relevant time shall be followed and development/handing over will be undertaken accordingly. The Owner may develop facilities on the RG as may be permitted by law such as Club House, Multipurpose Hall, Gymnasium and other facilities from time to time.

m) There is a multi-modal corridor passing through the Larger Land.

n) As a part of the ITP Regulations, the Owner is required to construct small tenements for persons from EWS and LIG categories ("Social Housing Component") as a social responsibility on the terms and conditions specified in the ITP Regulations. In the event the Owner is entitled and/or permitted to sell/ dispose of all or any part of the Social Housing Component, then the Owner shall register the same as a separate real estate project, in the manner the Owner deems fit and proper.

o) The Purchaser has perused the Layout of the Larger Land which specifies the location of the Whole Project, the Social Housing Component, the common areas, facilities and amenities in the Whole Project that may be usable by the Purchasers of the Whole Project and also by the general public (Whole Project Common Areas and Amenities) and the ITP Reservations on the Owners Larger Land as per the ITP Regulations ("Whole Project Potential"). The Whole Project Common Areas and Amenities are listed in Schedule C.

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whose name appears first and at the address given by him/her which shall for all intents and purposes to consider as properly served on all the purchasers.

- e. Notwithstanding anything contained under this agreement, the Purchaser/s has/ have expressly agreed, accepted and confirmed to pay/ reimburse to the Owners immediately as and when demanded by the Owners and/or to the appropriate authorities all the present/ future/ revised/ new Land/ Municipal Tax, Goods and Service tax, Education cess, Value Added Tax, W.C.T. tax, and/ or any other levies, taxes, cess, surcharge dues, duties, fine, penalty, interest, etc which may be under any name or terminology payable and/ or may become payable due to change/ amendment in the existing laws, rules or due to implementation/ enactment of any new laws/ rules by the local bodies, State Government, Central Government or by any competent authorities. In determining such amount, the decision of the Owners shall be conclusive and binding upon the Purchaser. The Purchaser/s shall pay such amount in additions to any amount mentioned under this agreement or otherwise. On the Purchaser/s committing default in paying any of the amounts as aforesaid, the Owner shall be entitled at its own option to terminate this Agreement.
- f. The Purchaser/s hereby declares that he/she/they/it has perused this Agreement entirely and all the documents related to the Said Land and the said Premises and has expressly understood the contents, terms and conditions of the same and the Purchaser/s, after being fully satisfied, has entered and accepted this Agreement.

THE SCHEDULE A ABOVE REFERRED TO
(Description of the Said Larger Land)
PART - I

All that piece and parcel of land or ground aggregately admeasuring 2,85,716 sq. mtrs. or thereabouts bearing Survey Nos.17/1, 17/2, 17/3A, 17/3B, 17/4, 17/5, 19/1 to 4, 20/3 to 5, 34/1, 36/1A, 36/1B, 37/1, 37/2, 38/1, 38/2, 38/3, 38/4, 70/9, 70/10, 70/11, 71/1 to 4, 71/8, 91/1, 91/2, 91/3, 91/4, 91/5, 92/1, 92/2, 103/3 to 5, 103/6/A, 103/6/B, 103/7 to 13, 103/14B, 103/15 to 18, 104, 106/2, 106/3, 106/6, 107/2/ A, 107/2/B, 107/3 to 24, 107/25/A, 107/25/B, 107/26/A, 107/26/B, 108/1, 108/2, 134/1, 134/2, 134/3, situate, lying and being at Village Usarghar, Taluka Kalyan, District Thane, forming a part of Larger Land.

PART - II

All that piece and parcel of land or ground aggregately admeasuring 1,95,334 sq. mtrs. or thereabouts bearing Survey Nos.93 (part), 103/2, 107/1, 108/3, and 109 (part) situate, lying and being at Village Usarghar, Taluka Kalyan, District Thane, forming a part of Larger Land.

PART-III

All that piece and parcel of land or ground aggregately admeasuring 62,470 sq. mts or thereabouts bearing Survey Nos. 2 and 21/1 situate, lying and being at Village Sandap, Taluka Kalyan, District Thane, forming a part of the Larger Land .

THE SCHEDULE "B" ABOVE REFERRED TO:
(Description of the said Land)

All that piece and parcel of land or ground aggregately admeasuring 2612.14 sq.mtrs. (Plinth Area) bearing Survey No 93 (Part) and Survey No.109 (Part) forming a part of Larger Land, situate lying and being at Village Usarghar, Taluka Kalyan, District Thane.



THE SCHEDULE C ABOVE REFERRED TO:
[Description of Whole Project common areas and amenities (Township Amenities)

These proposed facilities (subject to approval from authorities) are planned under proposed central park and are to be handed over to authorities after completion of ITP.

- Cricket Ground

[Signature]

[Signature]

- Children Amusement Park
- Jogging Track
- Cycling Track
- Skating Rink
- Health Juice Kiosks
- Gazebo with seating
- Picnic Seating
- Amphitheatre
- Outdoor Gym
- Board Games plaza
- Pet Park
- Senior Citizens Corner

क. व. न. ५ Flower Garden Seasonal Garden Topiary Garden	
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Other Township amenities/utilities	

- Football Field
- Sports Complex
- Convenience shops
- ATM
- SuperMarket /Departmental



IN WITNESS WHEREOF the parties hereto have executed this instrument and the duplicate hereof the day and first hereinabove mentioned.

SIGNED SEALED AND DELIVERED

By the within named OWNERS
 HORIZON PROJECTS PVT. LTD.

By hand of its Authorized Signatory

MR. SAURABH NATU

his POA Mr. Kishor Kumar Jain

in the presence of

1. Atul

2. D. R. Dhruv

For HORIZON PROJECTS PRIVATE LIMITED

AUTHORIZED SIGNATORY



SIGNED, SEALED AND DELIVERED

By the within named Purchaser/s

MR. ROBERT ROCKY FERNANDES

MRS. REBECCA ROBERT FERNANDES

in the presence of

1. Atul

2. D. R. Dhruv

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Rebecca



ANNEXURE C



No. SROT/Growth Centre/2401/BP/ITP-Usarghar-Sandap-01/Vol-19 & 21/898/2023 Date: 23 JUN 2023

AMENDED LAYOUT APPROVAL LETTER

To,
The Director, M/s. Horizon Projects Pvt. Ltd.
Runwal & Omkar E-square, 5th Floor,
Opp. Sion, Chumbhatti Signal,
Sion (E), Mumbai-400 022

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Sub: Proposal for issuance of Amended Layout approval, Commencement Certificate (CC) for Cluster-6 (Wings 1, 2, 3, 4, 5, 6, 7, 8, 9) including Club House on Podium, Retail Shops on Ground Floor and CC for 01 No. of EWS LIG Building as Social Housing Component (with Wings A, B, C) as per UDCPR in the proposed Integrated Township Project (ITP) on land bearing S. Nos. 17/1, 17/2, 17/3/A, 17/3/B, 17/4, 17/5, 19/1, 19/2, 19/3, 19/4, 20/3, 20/4, 20/5, 34/1, 36/1/A, 36/1/B, 37/1, 37/2, 38/1, 38/2, 38/3, 38/4, 70/9, 70/10, 70/11, 71/1, 71/2, 71/3, 71/4, 71/8, 91/1, 91/2, 91/3, 91/4, 91/5, 92/1, 92/2, 93(Pt), 103/2, 103/3, 103/4, 103/5, 103/6/A, 103/6/B, 103/7, 103/8, 103/9, 103/10, 103/11, 103/12, 103/13, 103/14/B, 103/15, 103/16, 103/17, 103/18, 106/2, 106/3, 107/1, 107/2A, 107/2B, 107/3, 107/4, 107/5, 107/6, 107/7, 107/8, 107/9, 107/10, 107/11, 107/12, 107/13, 107/14, 107/15, 107/16, 107/17, 107/18, 107/19, 107/20, 107/22, 107/23, 107/24, 107/25A, 107/25B, 107/26A, 107/26B, 108/1, 108/2, 108/3, 109(Pt), 134/1, 134/2, 134/3 of Village Usarghar, Taluka-Kalyan, Dist-Thane and S. No. 2, 21/1 of Village Sandap, Taluka-Kalyan, Dist-Thane. Applicant M/s. Horizon Project Pvt. Ltd.

- Ref:
1. GoM Location Clearance notification dt. 21/08/2017.
 2. MMRDA Conditional Letter of Intent (LOI) dt. 23/04/2018, dt. 03/03/2020
 3. MMRDA's Layout Approval dt. 23/04/2018, dt. 03/02/2020, dt. 19/05/2022
 4. MMRDA's C.C.s, dt. 03/02/2020, dt. 28/09/2020, dt. 30/10/2020, dt. 01/01/2021, dt. 22/11/2021, dt. 14/01/2022, dt. 08/09/2022
 5. MMRDA's OC dt. 19/05/2022, dt. 12/12/2022, dt. 02/06/2023
 6. Approval remarks from Director, T.P., Pune dt. 11/06/2020 to the ITP layout
 7. M/s. Saakkar Architects letters dt. 18/7/2022, dt. 22/8/2022, dt. 17/02/2023 regarding issuance of Layout Approval and CC for Residential Building in EWS LIG (Wing A, B, C) and letter dt. 18/11/2022 regarding issuance of CC for Cluster 06 Tower 1, 2, 3, 4, 5, 6, 7, 8 & 9
 8. MMRDA's deficiency letter dt. 22/8/2022, dt. 25/11/2022 regarding issuance Layout approval & CC for Residential Buildings in EWS LIG (Wing A, B, C) and deficiency letter dt. 25/11/2022 regarding issuance CC for Cluster 06 Tower 1, 2, 3, 4, 5, 6, 7, 8, 9.
 9. Site visit dt. 21/09/2023
 10. MMRDA's Deficiency Letter dt. 08/05/2023
 11. Application by M/s. Horizon Projects Pvt. Ltd. dt. 20/04/2023, dt. 21/04/2023, dt. 24/04/2023 dt. 02/05/2023, dt. 03/05/2023, dt. 10/05/2023, dt. 11/05/2023, dt. 16/05/2023 & dt. 18/05/2023.

Sir,

The Government of Maharashtra vide Notification dated 21/08/2017 at ref. no. (1) above has granted Locational Clearance to the 'Integrated Township Project' situated at Village, Usarghar & Sandap, Taluka-Kalyan, Dist-Thane, and admeasuring 49.19 Ha. to you. Accordingly, MMRDA has issued

Sub Region: ...
Tel: ...

Region Development Authority
Runwal Park, Pashan Road No. 2, Majhwa, Thane (W) - 400 601
E-mail: sra.thane@mailmmrda.maharashtra.gov.in

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ANNEXURE E

Sr. No	Particulars	Details
1.	Name of Purchaser/s	MR. ROBERT ROCKY FERNANDES MRS. REBECCA ROBERT FERNANDES
2.	Address of Purchaser/s	H-001, VASTU VIHAR CHS LTD, NEAR ROTEX COMPANY BHOOPER, MANIRADA ROAD, DOMBIVLI EAST - 421201
3.	Description of the said Flat	BHK
4.	Project	RUNWAL GARDENS CITY CLUSTER 06, TOWER 6 TO 9
5.	Building Name	NA
6.	Wing	CL.00-00
7.	Floor	10
8.	Flat No.	1609
9.	Carpet Area (sq.mtr. and sq. ft.) and an additional area of enclosed and/or open balcony and/or service area and/or open terrace appurtenant to the net usable area of the flat meant for exclusive use of the Purchaser/s; AND	Carpet area of premises 33.03 Sq. mtr. equivalent to 355.53 Sq.ft. and additional area of enclosed/open Balcony - NA Sq. mtr equivalent to NA sq. ft. and Service/Utility area NA sq.mtr. equivalent to NA sq.ft.
10.	No. of Car Parks included in the Agreement	NO CAR PARK
11.	Sale Consideration for said Flat/ Premises @ Carpet Area	Rs.3578750
12.	Other charges, Deposits & Advance	Rs.105077
13.	PAN No. of Purchaser/s	AAKPF1050H, AAWP1030C
14.	Details of Mortgage/Charge as referred in Recital (dd) of the Agreement	As on date the said Property has been mortgaged to ICICI Bank Ltd for the Project Finance availed by the Developers.
15.	Consent U/s 14 of the RERA Act 2016 (or any similar provision under prevailing law)	To construct additional floors or reduce floors of the said Building, irrespective of whether such addition/reduction of floors is required as per prevailing rules & regulations, however, without affecting the area of the said Flat/Premises in any manner.
16.	Payment of GST	The Consideration amount currently is arrived at after considering the benefit of input credit under GST Laws. In case of non-availability of input credit, the Developer shall be entitled to increase the total consideration payable under the Agreement for Sale to the extent of the total cost (including all taxes, duties, charges and agreement value) that purchaser has agreed to incur in the GST regime as on the date of booking of the Flat.



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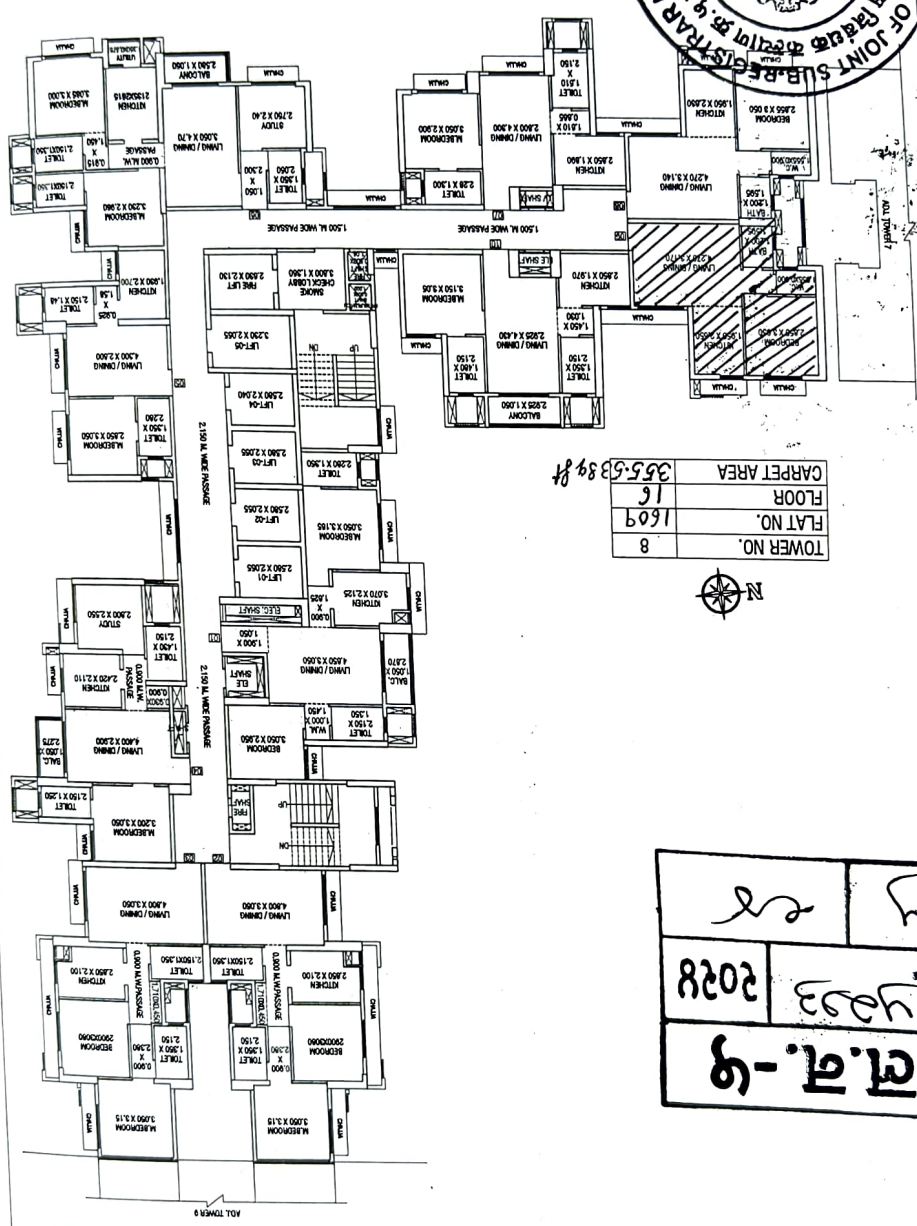
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FOR HORIZON PROJECTS PVT. LIMITED
 AUTHORIZED SIGNATORY



TYPICAL 2ND TO 5TH FLOOR PLAN
 TO 27TH, 29TH TO 32ND FLOOR PLAN

TYPICAL FLOOR PLAN



TOWER NO.	8
FLOOR	16
CARPET AREA	355.58 sq ft



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ANNEXURE F
 FLOOR PLAN

