

V.R. Builders

Fairmount CHS LTD, Office No.706, 7th Floor, Plot No.4/5/6, Sector - 17, Sanpada, Navi Mumbai - 400705 Maharashtra, (India)
Tel. : 022- 496112008 / 9930269501 | Email : vrgroup@hotmail.com | Website: www.vrbuilder.in

Date: 22/05/2024

Deviation Report

Document Type: Allotment Letter

Project Name: "SWARG"

Project Land: Plot No.218 & 219, Sector No.21, area admeasuring about **815.35 Sq. Mtrs** lying, being and situated at Village: Nerul, Taluka: Thane, District: Thane.

Promoter Name: **M/s. V R BUILDERS**

Please find appended below the list of deviations in the Said Allotment Letter:

A. List of Clauses that have been amended by Promoter in the Allotment Letter is produced hereunder and the same is also highlighted in yellow color in the said Allotment Letter:

(i) Clause 1 – added portion:

legal charges and any other statutory taxes, service tax, V.A.T, and all other indirect and direct taxes, duties and impositions applicable levied by the Central Government and/or the State Government and/or any local, public or statutory authorities/bodies on any amount payable in relation to the Flat, shall be borne and paid by you alone and we shall not be liable to bear or pay the same or any part thereof.

The above total consideration is inclusive of cost of formation of the Society, Conveyance Charges, Share Money of Society, Society Maintenance Charges,

Deposit towards Water, Electric, and other utility and services connection charges,
Competent Authority transfer charges.

All payments against this allotment shall be made by you by way of an account
payee Cheque/Demand Draft drawn in favour of
“_____” or transferred to account
having details as mentioned in the Schedule I written hereunder:

(ii) Clause 9 – added portion:

In the event of cancellation of the booking, promoter shall not be responsible to
refund any taxes and duties such as GST or any other
taxes/cess/fees/charges/premiums etc. which were paid to the Government and the
Allottee shall apply for refund at their own efforts and cost.

(iii) Clause 12 (i) – added portion:

In event of cancellation, amount paid by you, after deductions of forfeiture
charges, shall be refunded to your Bank Account as mentioned in the Schedule I
hereunder written and thereafter, you shall not have any right, title, claim and
interest over the Said Flat and I/we shall be entitled to dispose off the same as I/we
deem fit and proper including selling the said flat to any third party.

(iv) Clause 13– added portion:

The benefit of this letter of intent and matters of and incidental thereto cannot be
directly or remotely transferred or assigned or disposed off by you without having
obtained our prior written consent for the same.



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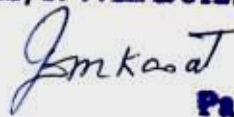
Promoter's Bank Details	Allottee's Bank Details
Account No.:	Account No.:
Bank Name:	Bank Name:
Branch Name:	Branch Name:
IFSC Code:	IFSC Code:

I say that this disclosure is to the best of my/our knowledge and as per the information available with us as on date. The Draft of Allotment Letter has been prepared and submitted to MahaRERA on **22/05//2024**. In event of any subsequent changes in the draft, which shall not be contrary or inconsistent with the provisions of RERA and the Rules and Regulations made thereunder, then the same shall be subsequently submitted to MahaRERA and uploaded on MahaRERA website along with its deviation report.

For Promoter,

M/s. V R BUILDERS

M/s. V. R. BUILDERS


Partner

Partner/s/Authorised Signatory