



SUPER Realtech™

Pvt. Ltd. ISO 9001-2008

अवकाश CA. I.P. 11

39

आक्सी होम

To,

Date: 12/05/2014

Officer Enforcement (Zone 8)

Ghaziabad Development Authority

Ghaziabad.


Subject:- Submission of Declaration Under U.P. Apartment Act

Sir,

This has reference to your letter no. **454/enforcement zone-8/2013-14** date 08/5/2014.

Please find attached required declaration.

For Super Realtech Pvt. Ltd.


(Director)

En. Kimal Gurbu
En. Jagdeep Singh Sibarwa JE

31/05/14

C.C. प्रस्ताव अंतिम रूप में प्रेषित करने के लिए कृपया प्रतिक्रिया दें।

31/5/14

83/अवकाश/कां. 8
23/5/14

AE / JE

30.5.14
JL



गाजियाबाद विकास प्राधिकरण

विकास पथ, गाजियाबाद।

S.O.-9001-2008 एवं I.S.O.-14001-2004 प्रमाणित संस्था

पत्रांक : 454
सेवा में,

/प्रवर्तन जोन-8/2013-14

दिनांक 25/11/14

मैट्र सुपर रीयल्टीक प्रा0लि0
द्वारा श्री यतेन्द्र गुप्ता
आक्सीहोम(ग्रुप हाऊसिंग)
बेहटा हाजीपुर, लोनी, गाजियाबाद।

विषय:- भूखण्ड संख्या/खसरा नंबर 2047 से 2054 से 2017. स्थित बेहटा हाजीपुर, लोनी पर निर्माणाधीन ग्रुप हाऊसिंग परिसर पर उत्तर प्रदेश अपार्टमेन्ट (निर्माण, स्वामित्व और अनुरक्षण का संवर्धन) अधिनियम-201 एवं उत्तर प्रदेश अपार्टमेन्ट (निर्माण, स्वामित्व और अनुरक्षण का संवर्धन) नियमावली-2011 एवं याचिका सं0 33826/12 मेसर्स डिजाईनार्च इन्फास्ट्रक्चर प्रा0लि0 व अन्य बनाम गाजियाबाद विकास प्राधिकरण में आदेश दिनांक 14.11.2013 के अनुपालन में घोषणा पत्र प्रस्तुत किये जाने के सम्बन्ध में।

महोदय,

उपरोक्त विषयक प्रकरण में इस प्राधिकरण द्वारा दैनिक समाचार पत्र दैनिक जागरण में दिनांक 17.12.2013 को प्रकाशित सूचना तथा इस कार्यालय द्वारा आपको भेजे गये पत्र सं0-401/प्रवर्तन जोन-8/2013-14 दिनांक- 19.04.14 तथा पत्र सं0-423/प्रवर्तन जोन-8/ 2013-14 दिनांक-26.04.14 का संज्ञान लेने का कष्ट करें। जिसके क्रम में आपने अपने पत्र दिनांक- 30.04.14 द्वारा डिकलेरेशन फार्म जमा करने हेतु 15 दिन की मांग की गयी है। इस सम्बन्ध में आपको अवगत कराना है कि माननीय उच्च न्यायलय के आदेशानुसार डिकलेरेशन फार्म(घोषणा पत्र) प्रस्तुत किये जाने का समय समाप्त हो चुका है। अतः उक्त डिकलेरेशन फार्म आप तत्काल जमा कराना सुनिश्चित करें।

(सक्षम अधिकारी)
प्रवर्तन जोन-8

पृष्ठांक...../प्रवर्तन जोन-8/2014-15

दिनांक

प्रतिलिपि:-1- उपाध्यक्ष महोदय को सादर अवलोकनार्थ प्रेषित।

(सक्षम अधिकारी)

Received
12/05/2014
10:52 Hours

(37) 1

The Uttar Pradesh Apartment (Promotion of Construction, Ownership and Maintenance) Rules, 2011

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UTTAR PRADESH SHASHAN
AWAS EVAM SAHARI NIYOJAN ANUBHAG-

In pursuance of the provisions of clause (3) of article 348 of the Constitution of India, the Governor is pleased to order the publication of the following English translation of Notification no. 3975/8-1-11-115D.A./02T.C.-I dated 16 November, 2011

NOTIFICATION

No. 3975/8-1-11-115D.A./02T.C.-I
Lucknow: Dated 16 November, 2011

In exercise of the powers conferred by section 30 of the Uttar Pradesh Apartment (Promotion of Construction, Ownership and Maintenance) Act, 2010, the Governor of Uttar Pradesh hereby makes the following rules, namely, :-

The Uttar Pradesh Apartment (Promotion of Construction, Ownership and Maintenance) Rules, 2011

- | | |
|--|--|
| Short Title and commencement | (1) These rules may be called The Uttar Pradesh Apartment (Promotion of Construction, Ownership and Maintenance) Rules, 2011. |
| | (2) They shall come into force with effect from the date of their publication in the Gazette. |
| Definitions | 2. (1) In these rules, unless the context otherwise requires,- |
| | (a) "Act" means the Uttar Pradesh Apartment (Promotion of Construction, Ownership and Maintenance) Act, 2010. |
| | (b) "Form" means a Form appended to these rules; |
| | (c) "Competent Authority" means the Vice-Chairman of the Development Authority in whose development area the building is situated or the Collector of the district where no such Development Authority exists. |
| | (d) "Section" means a section of the Act. |
| | (2) Words and expressions used in these rules but not defined shall have the meanings respectively assigned to them in the Act. |
| Form Declaration (sub-section-1 of section 12) | of 3. The declaration shall be submitted by a promoter under sub-section (1) of section 12 in Form 'A' which shall be submitted by the promoter within a period of 12 months from the date of approval of the plans. Where the building has been constructed or is under |



construction prior to the commencement of these rules, the declaration shall be submitted within 90 days from the date of such commencement.

Amendment of Declaration (sub section-2 of section 12)

- 4. (1) The declaration submitted by a promoter under rule 3 may be amended at any time, by the promoter, if, -
 - (a) the declaration suffers from any clerical or arithmetical mistake or error arising therein from any accidental slip or omission; or
 - (b) the amendment is necessitated by reason of any revision in the sanctioned plan of the building; or
 - (c) The proposed amendment is just and reasonable; provided that the amendment made by the promoter shall not violate the building bye-laws, sanctioned building plan or the contractual obligation of the promoter.
- (2) For making amendment in the declaration referred to in sub-rule (1) the promoter shall move a written application to the Competent Authority with such fees as may be determined by the Competent Authority, specifying therein the circumstances and reasons for amending it and such application shall be supported by an affidavit of the promoter or of a person authorized on his behalf along with the necessary documents.
- (3) The Competent Authority, on receipt of the application under sub-rule (2) shall issue a written notice to the association of the apartment owners of the building and shall also cause the publication of a public notice in two daily newspapers circulating in that locality.
- (4) On receipt of the objections, if any, received within 30 days from the date of publication of notice under sub-rules (3) the Competent Authority shall, after giving an opportunity of being heard to the objector, association of apartment owners and promoter, pass such order thereon as it deems fit as expeditiously as possible.
- (5) A true copy of the order passed under sub-rule (4) shall be sent by the Competent Authority to the promoter, association of the apartment owners or to the objector as the case may be.

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Grant of 5. permission for prosecution (sub-section-4 of section 25)

(1) After majority decision by the Board, the President or the person authorized on its behalf may apply the Competent Authority for grant of the permission to file its written complaint under the provisions of sub-section (4) of section 25;

Provided that every such application shall be accompanied by a true attested copy of the decision of the Board;

Provided further that such application shall clearly specify the nature and extent of the violation of the provisions of the Act or the Bye-laws, as the case may be;

Provided also that such application shall also specify the steps taken and efforts made by the Board to ensure that the violation is set right by the concerned owner of the apartment or the promoter, as the case may be, along with necessary documents of the efforts made by the Board.

(2) The Competent Authority, on receipt of the Application, shall give notice to the erring apartment owner or the promoter, as the case may be and shall pass such order as he may deem fit:

Provided that no such order shall be passed by the Competent Authority unless the Competent Authority records his satisfaction in writing as to the violation of the provisions of the Act or the bye-laws after affording adequate opportunity of being heard to all concerned.

Undertaking to 6. be filed by the person acquiring apartment. (section 10)

Any person acquiring any apartment from any apartment owner by gift, exchange, purchase or otherwise, or taking lease of an apartment from an apartment owner under section 10 and shall execute an undertaking in Form 'B' to comply with the covenants, conditions and restrictions, subject to which such apartment is owned by the said apartment owner. Such undertaking shall be executed and registered within a period of 30 days from the date of acquiring the apartment.

(.....) (.....)
.....

FORM A

(See Rule 3)

FORM OF DECLARATION

Date:

Place:

Promoter Details:

1. Name: M/s SUPER REAL TECH PVT. LTD.
Builders
Registered Address: H.NO.-4, Basement floor. Savita Vihar Main, Delhi-92
2. Date of Incorporation (if applicable):
3. Name/designation of Authorized Signatory: Sh. Yatinder Gupta (Director)

The Declaring hereby solemnly states the following:

FIRST: The Promoter owns /holds the land as lessee which is fully described and detailed in Annexure 'A' to this declaration.

SECOND: The Promoter has constructed on the parcel of land, described in Annexure 'A' to this declaration, an Apartment Building/Group Housing scheme, detailed below:

Sl. No.	Description	Particulars
(1)	(2)	(3)
1	Name of the building / Group Housing Scheme	Oxy Home
2	Sanctioning Authority of the plan	Ghaziabad Development Authority
3	Date of sanction	Ist- 14/12/10 IInd- 06/02/2014
4	Municipal No. of the property	Kh. No. 2047 to 2054 & 2115 to 2117, Village Betha Haji Pur , Ghaziabad (U.P.)
5	Municipal Ward of the property	Not applicable
6	Postal address of the property	Kh. No. 2047 to 2054 & 2115 to 2117, Village Betha Haji Pur , Ghaziabad (U.P.)
7.	Name of Architect / Structural Engineer	AR. ANUJ AGARWAL/ SH. SADANAND OHJA

THIRD: That the said property consists of the apartments detailed in Annexure 'B' to this declaration. The various apartments of the scheme are capable of individual utilization on account of having their own exit to common areas and facilities of the building/property scheme and the apartment will be sold to one or more persons, each person obtaining a particular and exclusive property rights thereto and each apartment constituting a heritable and transferable immovable property within the meaning of any law for the time being in force in the 5tate (hereinafter referred to as the 'Apartment') and also an undivided interest in the general and/or 'limited common areas and facilities' of the building/property scheme, as listed in this declaration deed, necessary for their adequate use and enjoyment, and referred to as:-

- (a) Common facilities for dwelling units of individual block
- (b) Limited common facilities for apartments, means those common areas and facilities which have been designated in writing by the promoter as reserved for the use of certain apartment or apartments to the exclusion of the other apartments."

FOURTH: That the aforesaid building has a total floor area of 325890.67 square meters on all floors, of which 252876.04 square meters will constitute the apartments and remaining 22948.49 square meters will constitute the 'common areas and facilities' and 28253.74 square meters constitute 'limited common areas and facilities', which have been detailed in Annexure 'C' hereto.

FIFTH: That this condominium shall be known as " OXY HOME" (insert the name of the building / scheme as given above) and that the apartments and 'common areas and facilities' (as defined in 5. 3(i) of the Act), the 'limited common areas and facilities' of the building / scheme (as defined in 5. 3(s) of the Act), and the 'independent areas' (as defined in 5. 3(p) of the Act), and shall be as follows -

Sl. No.	Item	Details
1	"Common areas & facilities" [as defined in S. 3(i) of the Act]	As per Annexure 'D'
2	"Limited common areas & facilities" [as defined in S. 3(s) of the Act]	As per Annexure 'E'
3.	"Independent areas" [as defined in S. 3(p) of the Act]	As per Annexure 'F'

SIXTH: (a) that the right, title and interest of each apartment owner and his proportionate share in the profits and common expenses for the common areas and facilities, as well as the proportionate representation for voting purpose in the meeting of the Association of Apartment Owners of the OXY HOME Condominium is based on the proportionate value of each apartment to the total value of all apartments.

ANNEXURE C ...

of all of the apartments of the building is equivalent to the total value of the land of the building;

- (b) the construction of each apartment would be also computed on the basis of the percentage of the undivided share as it bears to the total covered area.

NINTH: that the 'common areas and facilities' as well as the 'limited common areas and facilities' shall remain undivided and no apartment owner shall bring any action for their partition or division thereof.

TENTH: that the percentage of the undivided interest in the "common areas and facilities" as well as the "limited common areas and facilities" established herein shall not be changed except with the unanimous consent of all the apartment owners and approval of Competent Authority expressed in amendment to this deed.

ELEVENTH: that the undivided interest in the 'common areas and facilities' as well as the 'limited common areas and facilities' shall not be separated from the apartment to which they pertain and shall be deemed conveyed or encumbered with the unit even though such interest is not expressly mentioned or described in the conveyance or other instrument;

TWELTH: that neither the dedication of the property to the plan of apartment ownership herein shall not be revoked, nor the property removed from plan of apartment ownership, or any of the provisions herein amended unless all the apartment owners and the mortgagees of all the mortgages covering the units unanimously agree to such revocation, or amendment or removal of the property from the plan by only registered instruments;

THIRTEENTH: that if the property, subject to the plan of Apartment Ownership is totally or substantially damaged or destroyed, the repair, reconstruction, or disposition of the property shall be as provided by the Act;

FOURTEENTH: that where an apartment is sold pursuant to the recovery of the mortgage money, then neither the mortgagee nor the purchaser who derives title to be apartment at such sale or his successors or assigns shall be liable for assessments by the association which became due prior to the acquisition of the title by such acquirer but the association of apartment owners would be entitled to recover the amount subsequent to the date of acquisition of title by such acquirer.

FIFTEENTH: that the 'independent areas', declared herein in the Annexure 'F' are not included as common areas for the joint use of the apartment and the promoter would be at liberty to sell them or to construct thereupon without interference of other apartment owners in view of the provisions of S. 3(p) of the Act.

SIXTEENTH: The promoter shall maintain the common areas and facilities till the association is formed and shall be entitled to collect the maintenance charges @1.5Rs/Sft..... per month from the owners of each apartment.

4. IN WITNESS WHEREOF, Sh. Yatinder Gupta for on and behalf of M/s SUPER REAL TECH PVT. LTD (the promoter) hereto set his hand this 12th day of May of year 2014.

In the presence of:-

Signed and delivered by
(Seal of the Promoter)

For Super Realtech Pvt. Ltd


Director

Annexure-'A'

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Details of the land of the building to which the present declaration relates

S	Items		Betha Haji Pur			
1.	Location of the land of the building	Revenue village				
		Tehsil	Loni			
		District	Ghaziabad			
2.	Survey No. with area	Kh. No.	KH.NO.2047 LAND 1010.00SQM KH.NO.2048 LAND 3160.00SQM KH.NO.2049 LAND 5056.00SQM KH.NO.2050 LAND 4560.00SQM KH.NO.2051 LAND 2910.00SQM KH.NO.2052 LAND 4938.00SQM KH.NO.2053 LAND 2780.00SQM KH.NO.2054 LAND 2324.00SQM KH.NO.2015LAND 2425.00SQM KH.NO.2016 LAND 1710.00SQM KH.NO.2017 LAND 6830.00SQM TOTAL = 37703.00 SQM			
3.	Date of last document of title under which the promoter claims the land		10/12/2007 AS PER REGISTER			
4.	Details of Registration of the above title document	Book No. I	1	1	1	1
		Vol. No.	9191	9191	9191	9190
		Page Nos.	1 to 18	19 to 97	98 to 120	48 to 252
		Sl. No.	25451	25452	25453	25448
			25448	25449	25449	25450
		Date of Regn.	10/12/2007 AS PER REGISTER			
5.	Boundaries of the land	North - west	Others property			
		South - West	Others property			
		North - East	45 mt. wide road			
		South - East	EXISTING CHUK ROAD			
5.	Land whether freehold or leasehold		Freehold			
6.	If land is leasehold, the Unexpired period of the lease		N/A			

Annexure-'B'
(Details of Apartments)

Name of condominium: **OXY HOME**


of condominium: **BLOCK-A & B (STILT + 12TH FLOOR)**

Sl. No	Floor	Identifiable No. of the Apartment	No. of Rooms	Covered area (in sq. mtrs.) each	Percentage of undivided share in land on the basis of covered area of the apartment	Proportionate representation for voting purpose in the meeting of the association of apartment owners	Approved use Residential! Commercial	Value of the Apartment
(1)	(2)	(3)		(4)	(5)	(6)	(7)	
	First Floor TYPE-T5 TYPE-T5A	-0101,0105,0106,0110 -0102,0103,0104,0107, 0108,0109	3BHK+3TOILET 3BHK+3TOILET	109.88 108.70	.0434 % .0429 %	110 109	Residential	.....
	Second Floor TYPE-T5 TYPE-T5A	-0201,0205,0206,0210 -0202,0203,0204,0207, 0208,0209	3BHK+3TOILET 3BHK+3TOILET	109.88 108.70	.0434 % .0429 %	110 109	Residential	.....
	Third Floor TYPE-T5 TYPE-T5A	-0301,0305,0306,0310 -0302,0303,0304,0307, 0308,0309	3BHK+3TOILET 3BHK+3TOILET	109.88 108.70	.0434 % .0429 %	110 109	Residential	.....
	Fourth Floor TYPE-T5 TYPE-T5A	-0401,0405,0406,0410 -0402,0403,0404,0407, 0408,0409	3BHK+3TOILET 3BHK+3TOILET	109.88 108.70	.0434 % .0429 %	110 109	Residential	.....
	Fifth Floor TYPE-T5 TYPE-T5A	-0501,0505,0506,0510 -0502,0503,0504,0507, 0508,0509	3BHK+3TOILET 3BHK+3TOILET	109.88 108.70	.0434 % .0429 %	110 109	Residential	

Sixth Floor TYPE-T5 TYPE-T5A	-0601,0605,0606,0610 -0602,0603,0604,0607, 0608,0609	3BHK+3TOILET 3BHK+3TOILET	109.88 108.70	.0434 % .0429 %	110 109	Residential	.....
Seventh Floor TYPE-T5 TYPE-T5A	-0701,0705,0706,0710 -0702,0703,0704,0707, 0708,0709	3BHK+3TOILET 3BHK+3TOILET	109.88 108.70	.0434 % .0429 %	110 109	Residential	.....
Eighth Floor TYPE-T5 TYPE-T5A	-0801,0805,0806,0810 -0802,0803,0804,0807, 0808,0809	3BHK+3TOILET 3BHK+3TOILET	109.88 108.70	.0434 % .0429 %	110 109	Residential	.....
Ninth Floor TYPE-T5 TYPE-T5A	-0901,0905,0906,0910 -0902,0903,0904,0907, 0908,0909	3BHK+3TOILET 3BHK+3TOILET	109.88 108.70	.0434 % .0429 %	110 109	Residential	.....
Tenth Floor TYPE-T5 TYPE-T5A	-1001,1005,1006,1010 -1002,1003,1004,1007, 1008,1009	3BHK+3TOILET 3BHK+3TOILET	109.88 108.70	.0434 % .0429 %	110 109	Residential	.....
Eleventh Floor TYPE-T5 TYPE-T5A	-1101,1105,1106,1110 -1102,1103,1104,1107, 1108,1109	3BHK+3TOILET 3BHK+3TOILET	109.88 108.70	.0434 % .0429 %	110 109	Residential	.....
Twelfth Floor TYPE-T5 TYPE-T5A	-1201,1205,1206,1210 -1202,1203,1204,1207, 1208,109	3BHK+3TOILET 3BHK+3TOILET	109.88 108.70	.0434 % .0429 %	110 109	Residential	.....


(69)

Name of condominium: **OXY HOME**of condominium: **BLOCK-C (STILT + 12TH FLOOR)**

Sl. No	Floor	Identifiable No. of the Apartment	No. of Rooms	Covered area (in sq. mtrs.) each	Percentage of undivided share in land on the basis of covered area of the apartment	Proportionate representation for voting purpose in the meeting of the association of apartment owners	Approved use Residential/ Commercial	Value of the Apartment
1)	(2)	(3)		(4)	(5)	(6)	(7)	
	First Floor TYPE-T4	0101,0102,0103,0104, 0105,0106,0107,0108	3BHK+2TOILET	90.52	.0357 %	90	Residential	.....
	Second Floor TYPE-T4	0201,0202,0203,0204, 0205,0206,0207,0208	3BHK+2TOILET	90.52	.0357 %	90	Residential	.....
	Third Floor TYPE-T4	0301,0302,0303,0304, 0305,0306,0307,0308	3BHK+2TOILET	90.52	.0357 %	90	Residential	.....
	Fourth Floor TYPE-T4	0401,0402,0403,0404, 0405,0406,0407,0408	3BHK+2TOILET	90.52	.0357 %	90	Residential	.....
	Fifth Floor TYPE-T4	0501,0502,0503,0504, 0505,0506,0507,0508	3BHK+2TOILET	90.52	.0357 %	90	Residential	.....
	Sixth Floor TYPE-T4	0601,0602,0603,0604, 0605,0606,0607,0608	3BHK+2TOILET	90.52	.0357 %	90	Residential	

Seventh Floor TYPE-T4	0701,0702,0703,0704, 0705,0706,0707,0708	3BHK+2TOILET	90.52	.0357 %	90	Residential	●
Eighth Floor TYPE-T4	0801,0802,0803,0804, 0805,0806,0807,0808	3BHK+2TOILET	90.52	.0357 %	90	Residential	.....
Ninth Floor TYPE-T4	0901,0902,0903,0904, 0905,0906,0907,0908	3BHK+2TOILET	90.52	.0357 %	90	Residential	.....
Tenth Floor TYPE-T4	1001,1002,1003,1004, 1005,1006,1007,1008	3BHK+2TOILET	90.52	.0357 %	90	Residential	.....
Eleventh Floor TYPE-T4	1101,1102,1103,1104, 1105,1106,1107,1108	3BHK+2TOILET	90.52	.0357 %	90	Residential	.....
Twelfth Floor TYPE-T4	1201,1202,1203,1204, 1205,1206,1207,1208	3BHK+2TOILET	90.52	.0357 %	90	Residential	.....


Name of condominium: **OXY HOME**of condominium: **BLOCK-D & E (STILT + 12TH FLOOR)**

Sl. No	Floor	Identifiable No. of the Apartment	No. of Rooms	Covered area (in sq. mtrs.) each	Percentage of undivided share in land on the basis of covered area of the apartment	Proportionate representation for voting purpose in the meeting of the association of apartment owners	Approved use Residential! Commercial	Value of the Apartment
(1)	(2)	(3)		(4)	(5)	(6)	(7)	
	First Floor TYPE-T3	0101,0102,0103,0104, 0105,0106,0107,0108, 0109,0110	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
	Second Floor TYPE-T3	0201,0202,0203,0204, 0205,0206,0207,0208, 0209,0210	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
	Third Floor TYPE-T3	0301,0302,0303,0304, 0305,0306,0307,0308, 0309,0310	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
	Fourth Floor TYPE-T3	0401,0402,0403,0404, 0405,0406,0407,0408, 0409,0410	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
	Fifth Floor TYPE-T3	0501,0502,0503,0504, 0505,0506,0507,0508, 0509,0510	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
	Sixth Floor TYPE-T3	0601,0602,0603,0604, 0605,0606,0607,0608, 0609,0610	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....

Seventh Floor TYPE-T3	0701,0702,0703,0704, 0705,0706,0707,0708, 0709,0710	3BHK+2TOILET	83.13	.0328 %	83	Residential	●
Eighth Floor TYPE-T3	0801,0802,0803,0804, 0805,0806,0807,0808, 0809,0810	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
Ninth Floor TYPE-T3	0901,0902,0903,0904, 0905,0906,0907,0908, 0909,0910	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
Tenth Floor TYPE-T3	1001,1002,1003,1004, 1005,1006,1007,1008, 1009,1010	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
Eleventh Floor TYPE-T3	1101,1102,1103,1104, 1105,1106,1107,1108, 1109,1110	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
Twelfth Floor TYPE-T3	1201,1202,1203,1204, 1205,1206,1207,1208, 1209,1210	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....


Name of condominium: OXY HOME

of condominium: BLOCK- F & I (STILT + 12TH FLOOR)

Sl. No	Floor	Identifiable No. of the Apartment	No. of Rooms	Covered area (in sq. mtrs.) each	Percentage of undivided share in land on the basis of covered area of the apartment	Proportionate representation for voting purpose in the meeting of the association of apartment owners	Approved use Residential/ Commercial	Value of the Apartment
(1)	(2)	(3)		(4)	(5)	(6)	(7)	
	First Floor TYPE-T2	0101,0102,0103,0104, 0105,0106,0107,0108	2BHK+2TOILET	74.25	.0293 %	74	Residential	.....
	Second Floor TYPE-T2	0201,0202,0203,0204, 0205,0206,0207,0208	2BHK+2TOILET	74.25	.0293 %	74	Residential	.....
	Third Floor TYPE-T2	0301,0302,0303,0304, 0305,0306,0307,0308	2BHK+2TOILET	74.25	.0293 %	74	Residential	.....
	Fourth Floor TYPE-T2	0401,0402,0403,0404, 0405,0406,0407,0408	2BHK+2TOILET	74.25	.0293 %	74	Residential	.....
	Fifth Floor TYPE-T2	0501,0502,0503,0504, 0505,0506,0507,0508	2BHK+2TOILET	74.25	.0293 %	74	Residential	.....
	Sixth Floor TYPE-T2	0601,0602,0603,0604, 0605,0606,0607,0608	2BHK+2TOILET	74.25	.0293 %	74	Residential	

Seventh Floor TYPE-T2	0701,0702,0703,0704, 0705,0706,0707,0708	2BHK+2TOILET	74.25	.0293 %	74	Residential	●.....
Eighth Floor TYPE-T2	0801,0802,0803,0804, 0805,0806,0807,0808	2BHK+2TOILET	74.25	.0293 %	74	Residential	.....
Ninth Floor TYPE-T2	0901,0902,0903,0904, 0905,0906,0907,0908	2BHK+2TOILET	74.25	.0293 %	74	Residential	.....
Tenth Floor TYPE-T2	1001,1002,1003,1004, 1005,1006,1007,1008	2BHK+2TOILET	74.25	.0293 %	74	Residential	.....
Eleventh Floor TYPE-T2	1101,1102,1103,1104, 1105,1106,1107,1108	2BHK+2TOILET	74.25	.0293 %	74	Residential	.....
Twelfth Floor TYPE-T2	1201,1202,1203,1204, 1205,1206,1207,1208	2BHK+2TOILET	74.25	.0293 %	74	Residential	.....

Name of condominium: **OXY HOME**of condominium: **BLOCK-G (STILT + 12TH FLOOR)**

Sl. No	Floor	Identifiable No. of the Apartment	No. of Rooms	Covered area (in sq. mtrs.) each	Percentage of undivided share in land on the basis of covered area of the apartment	Proportionate representation for voting purpose in the meeting of the association of apartment owners	Approved use Residential/ Commercial	Value of the Apartment
(1)	(2)	(3)		(4)	(5)	(6)	(7)	
	First Floor TYPE-T1	0101,0102,0103,0104, 0105,0106,0107,0108, 0109,0110	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
	Second Floor TYPE-T1	0201,0202,0203,0204, 0205,0206,0207,0208, 0209,0210	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
	Third Floor TYPE-T1	0301,0302,0303,0304, 0305,0306,0307,0308, 0309,0310	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
	Fourth Floor TYPE-T1	0401,0402,0403,0404, 0405,0406,0407,0408, 0409,0410	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
	Fifth Floor TYPE-T1	0501,0502,0503,0504, 0505,0506,0507,0508, 0509,0510	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
	Sixth Floor TYPE-T1	0601,0602,0603,0604, 0605,0606,0607,0608, 0609,0610	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....

Seventh Floor TYPE-T1	0701,0702,0703,0704, 0705,0706,0707,0708, 0709,0710	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
Eighth Floor TYPE-T1	0801,0802,0803,0804, 0805,0806,0807,0808, 0809,0810	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
Ninth Floor TYPE-T1	0901,0902,0903,0904, 0905,0906,0907,0908, 0909,0910	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
Tenth Floor TYPE-T1	1001,1002,1003,1004, 1005,1006,1007,1008, 1009,1010	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
Eleventh Floor TYPE-T1	1101,1102,1103,1104, 1105,1106,1107,1108, 1109,1110	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
Twelfth Floor TYPE-T1	1201,1202,1203,1204, 1205,1206,1207,1208, 1209,1210	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....

Name of condominium: OXY HOME


of condominium: BLOCK-H (STILT + 12TH FLOOR)

I. o	Floor	Identifiable No. of the Apartment	No. of Rooms	Covered area (in sq. mtrs.) each	Percentage of undivided share in land on the basis of covered area of the apartment	Proportionate representation for voting purpose in the meeting of the association of apartment owners	Approved use Residential! Commercial	Value of the Apartment
1)	(2)	(3)	(4)	(5)	(6)	(7)		
	First Floor TYPE-T1	0101,0102,0103,0104, 0105,0106,0107,0108, 0109,0110,0111,0112	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
	Second Floor TYPE-T1	0201,0202,0203,0204, 0205,0206,0207,0208, 0209,0210,0211,0212	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
	Third Floor TYPE-T1	0301,0302,0303,0304, 0305,0306,0307,0308, 0309,0310,0311,0312	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
	Fourth Floor TYPE-T1	0401,0402,0403,0404, 0405,0406,0407,0408, 0409,0410,0411,0412	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
	Fifth Floor TYPE-T1	0501,0502,0503,0504, 0505,0506,0507,0508, 0509,0510,0511,0512	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
	Sixth Floor TYPE-T1	0601,0602,0603,0604, 0605,0606,0607,0608, 0609,0610,0611,0612	2BHK+2TOILET	62.62	.0247 %	63	Residential

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Seventh Floor TYPE-T1	0701,0702,0703,0704, 0705,0706,0707,0708, 0709,0710,0711,0712	2BHK+2TOILET	62.62	.0247 %	63	Residential
Eighth Floor TYPE-T1	0801,0802,0803,0804, 0805,0806,0807,0808, 0809,0810,0811,0812	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
Ninth Floor TYPE-T1	0901,0902,0903,0904, 0905,0906,0907,0908, 0909,0910,0911,0912	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
Tenth Floor TYPE-T1	1001,1002,1003,1004, 1005,1006,1007,1008, 1009,1010,1011,1012	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
Eleventh Floor TYPE-T1	1101,1102,1103,1104, 1105,1106,1107,1108, 1109,1110,1111,1112	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....
Twelfth Floor TYPE-T1	1201,1202,1203,1204, 1205,1206,1207,1208, 1209,1210,1211,1212	2BHK+2TOILET	62.62	.0247 %	63	Residential	.....

Name of condominium: **OXY HOME**of condominium: **BLOCK- J (STILT + 12TH FLOOR)**

Floor	Identifiable No. of the Apartment	No. of Rooms	Covered area (in sq. mtrs.) each	Percentage of undivided share in land on the basis of covered area of the apartment	Proportionate representation for voting purpose in the meeting of the association of apartment owners	Approved use Residential! Commercial	Value of the Apartment
(2)	(3)		(4)	(5)	(6)	(7)	
First Floor TYPE-T3	0101,0102,0103,0104, 0105,0106,0107,0108	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
Second Floor TYPE-T3	0201,0202,0203,0204, 0205,0206,0207,0208	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
Third Floor TYPE-T3	0301,0302,0303,0304, 0305,0306,0307,0308	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
Fourth Floor TYPE-T3	0401,0402,0403,0404, 0405,0406,0407,0408	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
Fifth Floor TYPE-T3	0501,0502,0503,0504, 0505,0506,0507,0508	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
Sixth Floor TYPE-T3	0601,0602,0603,0604, 0605,0606,0607,0608	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
Seventh Floor TYPE-T3	0701,0702,0703,0704, 0705,0706,0707,0708	3BHK+2TOILET	83.13	.0328 %	83	Residential	

	Eighth Floor TYPE-T3	0801,0802,0803,0804, 0805,0806,0807,0808	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
	Ninth Floor TYPE-T3	0901,0902,0903,0904, 0905,0906,0907,0908	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
	Tenth Floor TYPE-T3	1001,1002,1003,1004, 1005,1006,1007,1008	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
	Eleventh Floor TYPE-T3	1101,1102,1103,1104, 1105,1106,1107,1108	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....
	Twelfth Floor TYPE-T3	1201,1202,1203,1204, 1205,1206,1207,1208	3BHK+2TOILET	83.13	.0328 %	83	Residential	.....

Name of condominium: **OXY HOME**of condominium: **BLOCK-O (STILT + 12TH FLOOR)**

Floor	Identifiable No. of the Apartment	No. of Rooms	Covered area (in sq. mtrs.) each	Percentage of undivided share in land on the basis of covered area of the apartment	Proportionate representation for voting purpose in the meeting of the association of apartment owners	Approved use Residential/ Commercial	Value of the Apartment
(2)	(3)		(4)	(5)	(6)	(7)	
First Floor TYPE-T6	0101,0102,0103,0104, 0105,0106,0107,0108, 0109,0110,0111,0112	3BHK+3TOILET	96.85	.0383 %	97	Residential	.....
Second Floor TYPE-T6	0201,0202,0203,0204, 0205,0206,0207,0208, 0209,0210,0211,0212	3BHK+3TOILET	96.85	.0383 %	97	Residential	.....
Third Floor TYPE-T6	0301,0302,0303,0304, 0305,0306,0307,0308, 0309,0310,0311,0312	3BHK+3TOILET	96.85	.0383 %	97	Residential	.....
Fourth Floor TYPE-T6	0401,0402,0403,0404, 0405,0406,0407,0408, 0409,0410,0411,0412	3BHK+3TOILET	96.85	.0383 %	97	Residential	.....
Fifth Floor TYPE-T6	0501,0502,0503,0504, 0505,0506,0507,0508, 0509,0510,0511,0512	3BHK+3TOILET	96.85	.0383 %	97	Residential	.....
Sixth Floor TYPE-T6	0601,0602,0603,0604, 0605,0606,0607,0608, 0609,0610,0611,0612	3BHK+3TOILET	96.85	.0383 %	97	Residential

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Seventh Floor TYPE-T6	0701,0702,0703,0704, 0705,0706,0707,0708, 0709,0710,0711,0712	3BHK+3TOILET	96.85	.0383 %	97	Residential
Eighth Floor TYPE-T6	0801,0802,0803,0804, 0805,0806,0807,0808, 0809,0810,0811,0812	3BHK+3TOILET	96.85	.0383 %	97	Residential	.....
Ninth Floor TYPE-T6	0901,0902,0903,0904, 0905,0906,0907,0908, 0909,0910,0911,0912	3BHK+3TOILET	96.85	.0383 %	97	Residential	.....
Tenth Floor TYPE-T6	1001,1002,1003,1004, 1005,1006,1007,1008, 1009,1010,1011,1012	3BHK+3TOILET	96.85	.0383 %	97	Residential	.....
Eleventh Floor TYPE-T6	1101,1102,1103,1104, 1105,1106,1107,1108, 1109,1110,1111,1112	3BHK+3TOILET	96.85	.0383 %	97	Residential	.....
Twelfth Floor TYPE-T6	1201,1202,1203,1204, 1205,1206,1207,1208, 1209,1210,1211,1212	3BHK+3TOILET	96.85	.0383 %	97	Residential	.....

Name of condominium: OXY HOME

of condominium: BLOCK- X (STILT + 12TH FLOOR)

	Floor	Identifiable No. of the Apartment	No. of Rooms	Covered area (in sq. mtrs.) each	Percentage of undivided share in land on the basis of covered area of the apartment	Proportionate representation for voting purpose in the meeting of the association of apartment owners	Approved use Residential/ Commercial	Value of the Apartment
1)	(2)	(3)		(4)	(5)	(6)	(7)	
	First Floor TYPE-T7 TYPE-T8 TYPE-T9	0101,0104,0105,0108 0102,0103 0106, 0107	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
	Second Floor TYPE-T7 TYPE-T8 TYPE-T9	0201,0204,0205,0208 0202,0203 0206, 0207	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
	Third Floor TYPE-T7 TYPE-T8 TYPE-T9	0301,0304,0305,0308 0302,0303 0306, 0307	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
	Fourth Floor TYPE-T7 TYPE-T8 TYPE-T9	0401,0404,0405,0408 0402,0403 0406, 0407	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
	Fifth Floor TYPE-T7 TYPE-T8 TYPE-T9	0501,0504,0505,0508 0502,0503 0506, 0507	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
	Sixth Floor TYPE-T7 TYPE-T8 TYPE-T9	0601,0604,0605,0608 0602,0603 0606, 0607	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....

Seventh Floor TYPE-T7 TYPE-T8 TYPE-T9	0701,0704,0705,0708 0702,0703 0706 , 0707	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
Eighth Floor TYPE-T7 TYPE-T8 TYPE-T9	0801,0804,0805,0808 0802,0803 0806 , 0807	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
Ninth Floor TYPE-T7 TYPE-T8 TYPE-T9	0901,0904,0905,0908 0902,0903 0906 , 0907	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
Tenth Floor TYPE-T7 TYPE-T8 TYPE-T9	1001, 1004,1005,1008 1002,1003 1006 , 1007	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
Eleventh Floor TYPE-T7 TYPE-T8 TYPE-T9	1101,1104,1105,1108 1102,1103 1106 , 1107	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
Twelfth Floor TYPE-T7 TYPE-T8 TYPE-T9	1201,1204,1205,1208 1202,1203 1206 , 1207	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....

Name of condominium: OXY HOME

of condominium: BLOCK-Y (STILT + 12TH FLOOR)


Sl. No	Floor	Identifiable No. of the Apartment	No. of Rooms	Covered area (in sq. mtrs.) each	Percentage of undivided share in land on the basis of covered area of the apartment	Proportionate representation for voting purpose in the meeting of the association of apartment owners	Approved use Residential! Commercial	Value of the Apartment
(1)	(2)	(3)		(4)	(5)	(6)	(7)	
	First Floor TYPE-T7 TYPE-T8 TYPE-T9	0101,0105,0106,0110 0102,0103,0104 0107, 0108, 0109	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
	Second Floor TYPE-T7 TYPE-T8 TYPE-T9	0201,0205,0206,0210 0202,0203,0204 0207, 0208, 0209	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
	Third Floor TYPE-T7 TYPE-T8 TYPE-T9	0301,0305,0306,0310 0302,0303,0304 0307, 0308, 0309	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
	Fourth Floor TYPE-T7 TYPE-T8 TYPE-T9	0401,0405,0406,0410 0402,0403,0404 0407, 0408, 0409	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
	Fifth Floor TYPE-T7 TYPE-T8 TYPE-T9	0501,0505,0506,0510 0502,0503,0504 0507, 0508, 0509	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
	Sixth Floor TYPE-T7 TYPE-T8 TYPE-T9	0601,0605,0606,0610 0602,0603,0604 0607, 0608, 0609	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....

Seventh Floor TYPE-T7 TYPE-T8 TYPE-T9	0701,0705,0706,0710 0702,0703,0704 0707 , 0708 ,0709	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
Eighth Floor TYPE-T7 TYPE-T8 TYPE-T9	0801,0805,0806,0810 0802,0803,0804 0807 , 0808 ,0809	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
Ninth Floor TYPE-T7 TYPE-T8 TYPE-T9	0901,0905,0906,0910 0902,0903,0904 0907 , 0908 ,0909	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
Tenth Floor TYPE-T7 TYPE-T8 TYPE-T9	1001,005,1006,1010 1002,1003,1004 1007 , 1008 ,1009	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
Eleventh Floor TYPE-T7 TYPE-T8 TYPE-T9	1101,1105,1106,1110 1102,1103,1104 1107 , 1108 ,1109	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....
Twelfth Floor TYPE-T7 TYPE-T8 TYPE-T9	1201,1205,1206,1210 1202,1203,1204 1207 , 1208 ,1209	3BHK+2TOILET 3BHK+2TOILET 3BHK+2TOILET	87.53 90.02 86.6	.0346 % .0356 % .0342 %	88 90 87	Residential	.....

Note: The percentage of undivided share in the land is calculated on the basis of the covered area of the apartment in relation to the total covered area of the apartments, being the aggregate of Column No. 4.

Place:

Signature of declarant with designation and seal
For Super Realtech Pvt. Ltd



Director



Annexure-'C'30

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Details of covered area of apartments and total covered area of
common areas and
facilities /limited common areas and facilities

Sl. No.	Particulars	(3)	(4)	(5)	(6)
(1)	(2)				
(a)	Total covered area of apartments at various floors	252876.04 SQM	X	X	X
(b-1)	Total covered area of common areas & facilities (as defined in S. 3(i) of the Act)	X	22948.49 SQM	X	X
(b-2)	Total covered area of limited common areas & facilities (as defined in S. 3(s) of the Act)	X	X	28253.74 SQM	X
(c)	Total covered area of the building [Total of (a), (b-i) & (b-2)]	X	X	X	304078.27 SQM
	Sum up	i.e. (a)	i.e. (b-i)	i.e. (b-2)	i.e. (c)

Place:

Date:

Signature of declarant
with designation and seal
For Super Realtech Pvt. Ltd



Director

Annexure 'D'

Details of the common area and facilities of the building to which the present declaration relates

Sl. No.	Name of the common areas & facilities	Its description /area (SQMTR)
1	The parcel of land described in paragraph First of this Deed.	37703.00
2	Basement (if any) (as shown in Exhibit 'A' attached hereto)	3718.00 sqm.
3	Facilities in the basement	Parking, UGT, STP & Pump Room
4	Parking facilities (as shown in Exhibit 'A' attached hereto)	1500.00 sqm. OPEN PARKING
(e)	Facilities on the ground floor (as shown in Exhibit 'A' attached hereto)	
	Garden lawns	5580.00 (15% green)
	Children playing area	N/A
	WATER BODY	100 sq.mtrs.in15%green
	Tennis Court	N/A
	Badminton Court	150.00 sq. mtrs.IN 15% GREEN
	CONVNT SHOPS	NO
	Lobby & facilities	N/A
	PARTY LAWN	N/A
(f)	Common areas & Facilities located throughout the building (as shown in Exhibit 'A')	22948.49 Sq.mtr

	Elevator	N/A
	Area of shaft(s)	N/A
	Elevator shaft extends from ground floor upto	N/A
	No. of stairway 'A', which lead from the ground floor to the roof of the building	
	No. of stairway 'B' (if any), which lead from the open court to the upper floors.	
	A flue (if applicable), extending from the incinerator in the basement to the roof of the building, which has a hopper door in each one of upper floor for the disposal of garbage and rubbish, and will be fed from the janitor's room of each of the.... upper floors.	
	No. of Water tank(s)	2 NOS. OVERHEAD TANK FOR PER BLOCK
	Elevator pent-house with corresponding elevator equipment located on the roof of the building.	N/A
	Plumbing network throughout the building	AS/ BY DRAWING
	Electric wiring net-work throughout the building	AS PER DRAWING
	Necessary light(s)	AS PER DRAWING
	Telephone(s)	AS PER DRAWING
	Public " water connection (s)	APPLICABLE

		Foundations and main walls, columns, girders, beams and roofs of the building	AS PER DRAWING
		Tank(s)	AS PER DRAWING
		Pump(s)	AS PER NBC
		Motor(s)	AS PER NBC
		Fans	AS PER NBC
		Fire fighting equipment(s)	AS PER NBC
		Compressor(s)	AS PER NBC
		Duct(s)	AS PER NBC
		Central Air Conditioning Equipment(s)	N/A
		Heating Equipment	N/A
		General all apparatus & installation existing for common use	AS PER NBC

Place:

Signature of declarant

with designation and seal
For Super Realtech Pvt. L.

Date:



Director

Note:=Section 3(i) of the Act has defined the term "common areas and facilities" and the above common areas and facilities are illustrative and not exhaustive.

Annexure 'E'

Details of the limited common area and facilities of the building to which the present declaration relates

"Limited Common areas & Facilities" (as defined in 5. 3(c) of the Act and shown in Exhibit 'A')	
Parking	N/A
Lobby, giving access to the elevator (s) to specified dwelling unit	N/A
Corridor extending from the lobby to the stairway (circulation)	20792.86

Place:

Signature of declarant

with designation and seal

Date:

For Super Realtech Pvt. Ltd



Director

Note:=Section 3(s) of the Act has defined the term "limited common areas and facilities" means "those common areas and facilities which are designated in writing by the promoter before the allotment, sale or transfer of any apartment as reserved for the use of certain apartment or apartments to the exclusion of the other apartments."

Annexure 'F'

Details of the "independent areas" of the building to which the present declaration relates

<u>"independent areas" (as defined in 5. 3(P) of the Act)</u>		
Parking	Basement Stilt Open	27133.81 sqm. 10470.67 sqm. 2750.00 sqm.
Servant quarter		N/A
Club with independent access		273.00 sqm.
Convenient shops		420.00
Covered garage/store		N/A
Nursery/ Primary School		1600.00 sqm.
Terraces		12130.542

Note:=Section 3(p) of the Act has defined the term "independent area" which means the areas which have been declared but not included as common areas for joint use of apartments and may be sold by the promoter without the interference of other apartment owners.

Place:

Signature of declarant
with designation and seal
For Super Realtech Pvt. Ltd


Director

Date:

Schedule-A
[Specifications of Construction]

1. Foundation: Raft
2. Flooring: Vitrified tiles or equivalent flooring.
3. Doors and Hardware: Flush doors having Mortice lock and designer door with hardware at Main Entrance.
4. Windows: Aluminium windows with glass shutters.
5. Internal Finish: All walls plastered , putty / equivalent & painted with OBD Paint, Ceiling white, P.O.P Cornice in Drawing/Dinning and all bedrooms.
6. External Finish: All weather texture paint.
7. Sanitary ware and fittings: Sanitary - Vitreous ceramic sanitary ware of reputed make. Fittings – Hot & Cold water supply (without geyser) with CP fittings of reputed make.
8. Electrical: Copper wiring in concealed PVC conduits. Modular switches for light & power points. TV & Telephone points in all bedrooms & drawing/dinning.
9. 9. Plumbing and water Line: PVC/UPVC

Place:

Signature of declarant

FORM "B"

NOT APPLICABLE

(See Rule 6)

Undertaking by the person acquiring apartment (Under Section 10 (b) of the Uttar Pradesh Apartment (Promotion of Construction, Ownership & Maintenance) Act, 2010. Office of the Competent Authority at.....

I _____ S/o _____ R/o _____
Acquired apartment no. _____ in the property _____ by
way of gift, exchange, purchase or otherwise or taking lease of an apartment
from Shri _____

I hereby undertake to comply with all covenants, conditions and restrictions subjected to which said apartment was subjected by the aforesaid Shri _____ before the date of transfer.

Further, I shall be subject to all provisions of The Uttar Pradesh Apartment (Promotion of Construction, Ownership & Maintenance) Act, 2010.

For Super Realtech Pvt. Ltd

Signature



Director,

In presence of

1.

2.