

From,

Gyan Prakash Tiwari
Addl. District & Sessions Judge,
Fast Track Court No. 2, Faizabad.

To,

The Registrar General,
The Hon'ble High Court of Judicature at Allahabad,
Allahabad.

Through,

The Hon'ble District Judge,
Faizabad.

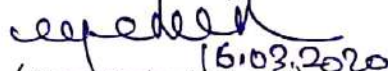
Subject- Information regarding booking for purchase of residential plot.

Respected Sir,

The Under Signed is highly obliged to inform that he has booked a residential plot measuring 200 square meter. The residential plot is situated in Lucknow and is to be purchased from Pintail Infracon LLP. Pintail LLP is approved from Lucknow Development Authority (LDA) and is registered under R.E.R.A. The total cost of residential plot is Rs. 65,01008 (Sixty Five Lakhs One Thousand Eight Rupees). Booking amount Rs. 5 Lakhs has been paid by me through Cheque No. 821249 and 821255 from my saving bank account No. 6314000400001160 Punjab National Bank (Salary account). I have applied for home loan for the purchase of this plot.

With due regards.

Your's sincerely,


16.03.2020
(Gyan Prakash Tiwari)

Date- 16-03-2020

Addl. District & Sessions Judge,
Fast Track Court No. 2, Faizabad.

Attachments-

1. Welcome letter/Booking confirmation.
2. Acknowledgment cum receipt.
3. Payment plan.



WELCOME LETTER

Customer Code:3263

Date: 25/Jan/2020

Mr. Gyan Prakash Tiwari
13/6, C.C. Road, Ramnath Deoria,
Deoria-274001
Uttar Pradesh

Phone: 8299211481

Co-Applicant: Mrs. Priyambada Tiwari

Dear Mr. Gyan Prakash Tiwari,

We are delighted to welcome you to Pintail family!

ABOUT PINTAIL

PINTAIL Park City is a vision taking shape, a landmark project that truly represents the pioneering spirit that set up Pintail Infracon LLP in 2008. The company always keeps in focus its commitment to create modern developments, and benchmarks in quality residential and commercial real estate development that Indians deserve.

A team of young entrepreneurs have established the Pintail Group for providing smart eco-friendly developments in residential, commercial, institutional and infrastructure space in the realty sector.

At PINTAIL, our vision is to present engaging and innovative experiences through our developments, creating benchmarks in the realty sector. On the back of innovative eco-friendly designs and processes built around integrity and transparency, the Group has built an enviable reputation in a fairly short span.

This pioneering project is master planned by the internationally acknowledged Arcop Associates of India and complemented by the expertise of one of the best interdisciplinary landscape architecture firms - Design Cell.

A SMALL BRIEF OF THE PROJECT:

Pintail Park City offers its residents contemporary living at its best and is designed to enhance community living. It has everything that says, "You are worth it."

Pintail Park City is an Integrated Township of 200 acres approved from Lucknow Development Authority (Project Licensee: ASGM Pvt Ltd registered with LDA vide License No.137/VG/EE/HITG/2015). The layout of the phase-1 of township (111.44 Acres) has been approved by LDA on 26-Sep-2017 and is registered with RERA vide registration no. UPRERAPRJ15457.

Pintail Park City is designed for an unmatched way of life, within four walls and out in the open. A signature Spanish style and refreshing colour palette create lavish indoor spaces. Out of doors, planned walkways, scenic parks, water bodies, leisure and recreational facilities complete the experience of villa life. The Township will feature all modern amenities like wide roads, shopping arcade, club house, children play facilities, badminton/Volleyball courts, modern schools, 24 Hr water supply, health centre, open Gym, with eco-friendly infrastructure facilities, advance security systems, advance underground drainage system and Street lights.

PINTAIL INFRACON LLP

Corporate Office: Eldeco Corporate Tower, 7th Floor, Vibhuti Khand, Gomti Nagar, Lucknow - 226 010. Ph: +91 522-4953000
Office Address: G-40, Lower Ground Floor, Jangpura Extension, New Delhi - 110 014. Ph: +91-11-24353000/24363000
LLP Identification No: AAI-5601 | Email: info@pintail.co.in | www.pintail.co.in

*Self Attested
Accepted*



CONNECTIVITY:

From the airport, drive down on Amar Shaheed Path and proceed on the road to Sultanpur. In under two minutes, you'll pass by the IT City and Cancer Institute. Opposite the Amul Dairy Plant and The IT City, is Pintail Park City, the 200-acre integrated development.

Key Distances:	
• IT City	0.2 Kms
• Amul Dairy	0.1 Kms
• International Stadium	2.0 Kms
• Shaan-E-Awadh	2.0 Kms
• Police HQ	2.5 Kms
• Hazratganj	9.0 Kms
• Charbagh	12.0 Kms
• Airport	14.0 Kms

SURROUNDING DEVELOPMENTS:

Conceived as a sustainable technology hub with clean power and balanced environment, the IT City, Lucknow, is part of the mega CG City project envisioned by the government of Uttar Pradesh. It is being built around the PPP model, in partnership with HCL Technologies. The Uttar Pradesh government has established the Rs. 1,500-crore Information Technology (IT) City over 100 acres with the concept of 'Walk to Work' on the Lucknow-Sultanpur Road.

• IT City - 100 Acres
• International Cricket Stadium
• 5-Star Hotels
• Shaan-E-Awadh Shopping Mall
• IIT and CSI Towers
• Cancer Hospital and Research Institute
• IAS and PCS Training Academy
• Amul Milk Plant

Please go through the information provided below and update the same where ever applicable. May we request you to spend some time going through the information provided below:

Personal Details:

First Applicant's Name	Gyan Prakash Tiwari
Mailing Address	13/6, C.C. Road, Ramnath Deoria,, Deoria, Uttar Pradesh
Pin Code	274001
Email Address	gyan1717@gmail.com
Mobile No.	8299211481

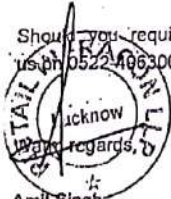
Other Details:

Booking Confirmation Letter (attached)

Booking Receipt (attached)

RTGS Details: Pintail Infracon LLP RERA Collection Account - A/c No. : 021405005099, IFSC: ICIC0000214, Bank: ICICI, Branch - Vivek Khand, Gomti Nagar, Lucknow, UP

Should you require any assistance, please feel free to write us at info@pintail.co.in <mailto:info@pintail.co.in> or contact us on 0522-4963000.



Amit Singh
A.G.M, Customer Service

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Acknowledgment - Cum - Receipt

Customer Code : 3263
 Applicant Name : Mr. Gyan Prakash Tiwari
 S/o. W/o. D/o. : Sh. Sriram Tiwari
 Address : 13/6, C.C. Road,
 Ramnath Deoria, Deoria-274001

Receipt Id : 665
 Receipt Date : 20/Jan/2020
 Unit : PCP-S4-P2-E008
 Project : Pintail Park City (Phase
 1-Plots)

Contact No. : 8299211481
 Co-Applicant : Mrs. Priyambada Tiwari

Description	Amount	Tax Rate	Tax Desc.	Tax Amount	Paid Through
At the time of Booking/Registration	300000.00				Chq/DD/RTGS No: 821255 Drawn from: PNB BANK Dated : 20/Jan/2020
Total	300000.00				

Grand Total 300000.00

(Rupees, Three Lacs Only)

Note :

- The receipt is subject to realization of cheque /DD.
- The receipt does not entitle you to claim allotment / ownership title of the proposed unit.
- GST will be charged extra as applicable.
- The applicant shall be liable /responsible for any payment made by him/her from third party account and for any rights created there from and the company shall have no liability in this regard.
- It shall be the sole responsibility of the allottee(s) to comply with section 194-1A of the Income Tax Act regarding tax deduction at source and deduct TDS @ 1%, if the total cost of the property is INR 50 Lakhs or above. The PAN no. of Pintail Infracon LLP is AATFP8087D.

For, Pintail Infracon LLP.



Author: _____ y

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 LLP Identification No: AAI-5601 | Email: info@pintail.co.in | www.pintail.co.in

*Self Attested
 certified*

Payment Schedule

Customer Name : Mr. Gyan Prakash Thari
 13A, C.C. Road,
 Ramesh Doola,
 Doola
 PIN : 274001
 EMail : gyan1117@gmail.com

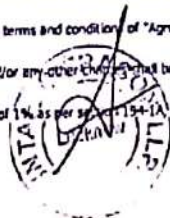
Project : Pintail Park City (Phase I Plots)
 Area : 239.20 Sq'ft @ Rs. 25,000.00/Sq'ft
 Category : Residential Plot
 Unit : PCP-54-P1-0008

CO-APPLICANT'S DETAILS

Mrs. Phyanbade Thari A-13, Justice Compound, Near K.K Hospital, River Bank Colony, 9451353-702						
Sl. No.	Due Date	Description	% Over Head	Installation	Tax	Total Payable (Amt. + Tax)
1	16/01/2020	At the time of Booking/Registration	Basic Sale Price	300000.00	-	300000.00
2	15/02/2020	Within 1 Month from the date of Booking/Registration	Basic Sale Price	298000.00	-	298000.00
3	16/03/2020	Within 2 Months from the date of Booking/Registration	10.00 Basic Sale Price	598000.00	-	598000.00
4	15/05/2020	Within 4 Months from the date of Booking/Registration	7.50 Basic Sale Price	448500.00	-	448500.00
5	15/05/2020	Within 4 Months from the date of Booking/Registration	50.00 Preferential Location Charges	149500.00	-	149500.00
6	14/07/2020	Within 6 Months from the date of Booking/Registration	7.50 Basic Sale Price	448500.00	-	448500.00
7	14/07/2020	Within 6 Months from the date of Booking/Registration	50.00 Preferential Location Charges	149500.00	-	149500.00
8	13/10/2020	Within 9 Months from the date of Booking/Registration	10.00 Basic Sale Price	598000.00	-	598000.00
9	13/01/2021	Within 12 Months from the date of Booking/Registration	10.00 Basic Sale Price	598000.00	-	598000.00
10		On Laying of sewer line in front of the Plot	10.00 Basic Sale Price	598000.00	-	598000.00
11		On Start of Electricity work in front of the Plot	10.00 Basic Sale Price	598000.00	-	598000.00
12		On laying of water supply line in front of the Plot	10.00 Basic Sale Price	598000.00	-	598000.00
13		On Laying of WBM road in front of the Plot	10.00 Basic Sale Price	598000.00	-	598000.00
14		At the time of offer of Possession	5.00 Basic Sale Price	299000.00	-	299000.00
15		At the time of offer of Possession	100.00 Interest Free Maintenance Security	31880.00	-	31880.00
16		At the time of offer of Possession	100.00 City Development Charges	86112.00	-	86112.00
17		At the time of offer of Possession	100.00 External Electrification Charges	55016.00	-	55016.00
18		At the time of offer of Possession	100.00 Water / Sewer / Electricity Connection Charges	45000.00	-	45000.00
		Total		6501008.00	-	6501008.00

Note :-

- GST or any other applicable taxes shall be payable extra (as and if applicable) and to be borne by allottee(s).
- Interest on delayed payment will be charged as per the terms and condition of "Agreement for Sale".
- Club membership/Stamp Duty/Registration Charges and/or any other charges shall be intimated at the time of possession and to be borne by allottee(s).
- Payment to be made after deduction of applicable TDS of 1% as per section 194-IA presently applicable on a property having value more than Rs. 50 Lakhs.



PINTAIL INFRACON LLP

*By Attached
Signature*

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