TOWHOMSOEVERITMAYCONCERN

Landcost calculation

(Incase ofJointVentureAgreement)

|  |  |  |  |
| --- | --- | --- | --- |
| **Heads** | **EstimatedLand**  **cost(InRs.)**  **At the time of Registration** | **Current EstimatedLand**  **cost(InRs.)**  **(If Revised)** | **ProposedEstimatedland**  **cost(InRs.)** |
| 1. Amount paid to landowners or Revenue or areasharegiventoland  owner |  |  |  |
| 2.Interestfordelayedpaymenttothe  landowners |  |  |  |
| 1. AdditionalCost    1. Incidental costs related to acquisitionof landsuchasstamp duty, brokerage, settlement costs of litigation, premiums paid to governmentauthoritiesrelatedto land: Rs………….    2. Litigation costs incurredfor land: Rs………….    3. Interestonfinance for purchaseof land: Rs………….   Propertyand other taxes, fees, premiums paid: Rs…………. |  |  |  |
| Total |  |  |  |

Or

(Incase ofgift,inheritance etc.)

|  |  |  |  |
| --- | --- | --- | --- |
| **Heads** | **EstimatedLand**  **cost(InRs.)**  **At the time of Registration** | **Current EstimatedLand**  **cost(InRs.)**  **(If Revised)** | **ProposedEstimatedland**  **cost(InRs.)** |
| 1)DLCCost |  |  |  |
| 1. AdditionalCost    1. Incidental costs related to acquisitionof landsuchasstamp duty, brokerage, settlement costs of litigation, premiums paid to governmentauthoritiesrelatedto land: Rs………….    2. Litigation costs incurredfor land: Rs………….    3. Interestonfinance for purchaseof land: Rs………….    4. Propertyandothertaxes,fees,   premiumspaid:Rs…………. |  |  |  |
| Total |  |  |  |

Or

(Incasepurchasethroughsaledeed)

|  |  |  |  |
| --- | --- | --- | --- |
| **Heads** | **EstimatedLand**  **cost(InRs.)**  **At the time of Registration** | **Current EstimatedLand**  **cost(InRs.)**  **(If Revised)** | **ProposedEstimatedland**  **cost(InRs.)** |
| 1. DLC/Asperindexation  (Whicheverishigher) |  |  |  |
| 2.AdditionalCost  a)Incidentalcosts relatedto  acquisitionof landsuchasstamp duty,brokerage, settlementcosts  of litigation, premiums paid to governmentauthoritiesrelatedto land: Rs………….   1. Litigation costs incurredfor land: Rs…………. 2. Interestonfinance for purchaseof land: Rs………….   Propertyandothertaxes,fees,  premiumspaid:Rs…………. |  |  |  |
| Total |  |  |  |

DevelopmentCostCalculation

|  |  |  |  |
| --- | --- | --- | --- |
| **Heads** | **EstimatedDevelopment**  **cost(InRs.)**  **At the time of Registration** | **Current EstimatedDevelopment cost(InRs.)**  **(If Revised)** | **ProposedEstimatedDevelopment**  **cost(InRs.)** |
| On-siteexpenditure |  |  |  |
| Feespayabletothearchitects, consultants, project managers/staff including  engineers,marketingagents etc |  |  |  |
| Fees/charges/securitydeposit payable to various  departments/authorities, |  |  |  |
| Laborcess,VAT,GST,whichare incurred during the development of the project |  |  |  |
| Miscellaneous |  |  |  |
| Total |  |  |  |