

**Invoice For Claiming Demand  
(As Per GST Rules, 2017 )**

<b>Mr. SUKHADA SANKPAL</b> <b>A 701 YASHWIN ANADA AND ORCHID NEAR VIBGYOR SCHOOL SUS</b> <b>PUNE</b> <b>Contact No. : 9764584111, Email : SUKHADA3692@GMAIL.COM</b>	<b>Date</b> : 11-05-2021 <b>Invoice No</b> : 2021-2022\000111 <b>Reverse Charge (Y/N)</b> : N <b>State</b> : Maharashtra <b>Tower</b> : Tower A <b>Flat</b> : A - 904
<b>GSTIN</b> : Un-Registered <b>State</b> : Maharashtra <b>Code</b> : 27	

Description	SAC	Amount (Rs.)	
5% at the time of completion of 1st Slab Add : GST *	0	216,875.00	2,168.76
<b>Gross Amount Payable After GST</b>		<b>219,043.76</b>	
<b>* Calculation of GST as per Notification no 01/2018 - Central Tax (Rate )</b>			
Gross Amount Payable ( Being the amount payable before GST as aforesaid )		216,875.00	
Less : 1/3rd Deduction on Account of Land value		72,291.67	
<b>Taxable Value</b>		<b>144,583.33</b>	
CGST @6%		8,675.00	
SGST @6%		8,675.00	17,350.00
<b>Total Amount Payable Under This Invoice</b>		<b>Amount (Rs.)</b>	
<b>Gross Amount Payable Before GST</b>			216,875.00
Add CGST 6%		8,675.00	
SGST 6%		8,675.00	17,350.00
<b>Gross Amount Payable After GST</b>			234,225.00
<b>Less: Discount ( Refer Note 3 )</b>			17,350.00
<b>Net Amount Payable After GST</b>			<b>216,875.00</b>
Add : Previous Due Towards Consideration			1,201,250.00
Less: Total Received Towards Consideration Before This Invoice			246,534.00
<b>Total Amount Payable</b>			<b>1,171,591.00</b>

**Rupees Eleven Lakh Seventy-one Thousand Five Hundred Ninety-one Only**

All the payments must be made in favour of " **Alcove Developers LLP** " (Cheque/Demand Draft Payable at Kolkata) to the respective bank account as follows :

**For RTGS/NEFT**

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Note :-

- 1.Payment Shall be made within 7 days from the date hereof. Any delay in Payment shall attract Penal Provisions in terms of the Sale Agreement
2. U/s 194IA of I.T. Act, 1961, if Consideration for transfer of the immovable property is 50 Lakh or more, then please deduct TDS @ 1% from the Consideration Value and deposit the same to the Government Account, and please provide us a valid Certificate in Original (duly signed) in respect of the same alongwith a Photocopy of Form No. 26QB.
3. To offset the additional burden of GST on the buyer, Alcove Developers LLP is giving discount.
4. Our GSTIN No. : 19AAZFA6468M1ZB, Permanent Account No. : AAZFA6468M

**For KRISALA ASSOCIATES**

**( Authorized Signatory )**