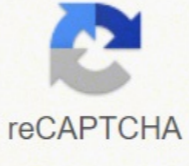




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IMPLEMENTING REGULATION

From the Ministry of Consumer Affairs, Government of India

IMPLEMENTING REGULATION ON THE PRE-PAID HOUSE SALES

CHAPTER ONE Purpose, Scope, Legal Basis and Definitions

ARTICLE 1 - (1) The aim of this implementing regulation is to regulate the procedures and principles concerning pre-paid house sales.

ARTICLE 2 - (1) This implementing Regulation covers pre-paid house sales.

ARTICLE 3 - (1) The legal base for this implementing Regulation is articles 46 and 54 of the Law No. 6302 of 7 November 2013 on Consumer Protection.

ARTICLE 4 - (1) For the purpose of this implementing Regulation: a) 'Linked credit agreement' shall mean the contract whereby the housing finance credit is allocated exclusively to finance a contract in the event of purchase of a particular house, where these two contracts objectively form an economic unit.

b) 'Ministry' shall refer to the Ministry of Consumer Affairs and Trade.

c) 'General Directorate' shall refer to the General Directorate of Consumer Protection and Market Surveillance.

d) 'Durable media' shall mean any instrument such as text messages, electronic mails, internet, disk, CD, DVD, memory card, etc., which enables the consumer to store information addressed personally to him in a way accessible for future reference for a period of time adequate for the purposes of the information and which allows the unauthorised reproduction of the information stored.

e) 'Law' shall mean the Law No. 6302 on Consumer Protection.

f) 'House' shall mean any and all independent units which are used as residences which are subject to the Condominium Law No. 634 and dated 23/6/2005 or which, not possessing any residential quality, have been offered to the use of consumers.

g) 'Housing finance institutions' shall mean the banks which directly make loans available to the consumer within the scope of house finance or make financial leasing and financial leasing companies and financing companies which are deemed to be appropriate by Bankers, Regulation and Supervision Agency for carrying out house finance activities.

h) 'Amount of pre-payment' shall mean the total price paid by the consumer before the delivery of the residence.

i) 'Pre-paid house sale contract' shall mean the contract where the consumer undertakes to pay the sale price of a residential immovable in advance in cash or in installments and whereby the seller undertakes to deliver or transfer such immovable to the consumer after the partial or full payment of the price.

j) 'Seller' shall mean any natural or legal person, including the public legal persons, delivering goods to the consumer for commercial or professional purposes or those acting in the name or account of such provider of goods.

k) 'Consumer' shall mean any natural or legal person acting without a commercial or professional purpose.

CHAPTER TWO

Communication of Price Information and Contract

ARTICLE 5 - (1) The following matters shall be communicated to the consumer by the supplier at least one day before the conclusion of the contract, in a clear and comprehensible manner in any way appropriate to the means of communication used and by using at least twelve font size:

a) The name of the title, upon address, telephone number and MERSIS number, if any, as well as other contact information of the seller.

b) Lot, parcel, block, location, floor and similar basic information on the independent unit which is the subject of the contract and the net and gross surface areas of the independent unit which shall be determined in the General Implementing Regulation on Plural Areas which has been published in the repository, Official Gazette No. 18916 dated 2/11/2005.

c) The cash and installment total price of the house in terms of TRY including all taxes and in formation on



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విశ్రయ దస్తావేజు

- 1. రూ. 1,76,05,000/- అక్షరాల ఒక కోటి షెడ్యూ ఆరు లక్షల ఐదు వేల రూపాయల విలువ గల స్థలాధి విశ్రయ దస్తావేజు
2. 2011వ సంవత్సరము ఏప్రిల్ నెల 18వ తేదీన
3. వ్రాయించుచున్నవారు- ధింకల్ ఏడ్యుకేషనల్ సొసైటీ, చిలకలూరుపేట, గుంటూరు జిల్లా తరపున ప్రెసిడెంట్లు తేజశ్వర ప్రభాకరరావు, వయస్సు 62 సం.లు, తండ్రి రామకృష్ణయ్య, సాకిన్ 1వ బ్లెక్, సి.ఆర్.కాలనీ, 9వ ఫ్లోరు, చిలకలూరుపేట పోస్టు, గుంటూరు జిల్లా.
వ్రాయించియున్నవారు- (1) కోలా విజయలక్ష్మి కుమారి, వయస్సు 58 సం.లు, భర్త తేజశ్వర ప్రభాకరరావు, (2) తేజశ్వర రామకృష్ణ, వయస్సు 52 సం.లు, భర్త తేజశ్వర వెంకట శాలయణ, సాకిన్ నెం. 1, 2వ బ్లాక్ వందరేవురం, చిలకలూరుపేట పోస్టు, గుంటూరు జిల్లా.

1. కోలా విజయలక్ష్మి కుమారి
2. T. R. ...

CONTRACT FOR SALE OF REAL ESTATE

This is a CONTRACT between _____ (hereinafter Seller or Sellers) and _____ (hereinafter Buyer or Buyers), dated this _____ day of _____

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED ABOVE IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Be it known to all that in consideration of the mutual covenants and agreements contained in this Contract as written and no other documents, the Seller agrees to sell to Buyer(s) and Buyer(s) agree to purchase from the Seller(s) all the lands and premises situated in _____ County, State of Florida, described in the following section:

(continue description on reverse of this sheet, if necessary)

for the sum of \$ _____ (Dollars), known as the Purchase Price. Towards that Purchase Price, \$ _____

(Dollars) has paid on the execution of this Contract and the receipt of which is hereby acknowledged by Sellers, and the remainder of the Purchase Price is to be paid to the order of the seller at the times and in the amounts as described in the following section:

Remainder of Purchase Price payable as follows: _____

Ter/Haver-Constructions and Verbal Agreement

DINAH CALLOU
JUANITO AVELAR

The aim of this paper is twofold: (i) to analyze the use of the verbs ter and haver in the history of Portuguese and, more specifically, in a recent stage of Brazilian Portuguese, in which the possessive ter is used as an existential verb; and (ii) to discuss some properties involving ter and haver in possessive and existential domains, in both European and Brazilian Portuguese, pointing to the possibility of verbal agreement with ter/haver-existential constructions. Exploring results from previous analyses it is shown that some properties of existential constructions, in contemporary Brazilian Portuguese, can derive from changes involving subject position, related to the weakening of functional paradigms.

Throughout the recorded history of Portuguese language, *ter* (<tenere) and *haver* (<habere) may be considered verbs with broad functionality. Their multiple functions range from main verb, indicating (1) possession and/or (2) existence to (3) auxiliary indicating time, mood, and aspect. They may even occur as (4) "light" or functional verbs that transfer the predication to their internal argument.

- (1) Ele tem muitos carros no garagem.
has
"He has many cars in the garage."

RESIDENTIAL PROPERTY MANAGEMENT & LEASING AGREEMENT

THIS AGREEMENT is entered into by and between _____ (Owner)

and _____ (Broker)

_____ day of _____, and upon approval by both Owner and Broker as evidenced by their signatures herein, a valid and binding Property Management and Leasing Agreement shall exist, the terms and conditions of which are as follows:

1. **Appointment of Broker and Legal Description of Property:** The Owner engages and appoints the Broker as the sole and exclusive Manager and Rental Broker of the following:

Street Address: _____

Legal Description: _____

_____ (the "Property").

2. **Term:** This Agreement shall commence on _____ and shall remain in force for a period of _____ and year-to-year thereafter.

3. **Authorization:** The Owner confers on the Broker the sole power and authority to negotiate as Broker for the Owner. Broker is authorized to negotiate, prepare, and execute all leases, including all renewals and extensions of leases and to cancel and modify existing leases. All costs of leasing shall be paid by the Owner.

4. **Broker Relationship:** Broker's relationship with Owner and duties under that relationship as provided under the Broker Relationship Act are set out in the attached *Owner-Broker Relationship Addendum*. At the time of any initial contact, Broker shall inform all prospective tenants and their brokers, of the relationship Broker has with Owner. The Broker also agrees to use Broker's best efforts to lease and keep leased and occupied all space in the Property, and to collect and to receive all rents and other income due and payable from tenants.

5. **Compensation:** The Owner agrees that:

- On the commencement of this Agreement and anytime during this Agreement, the property is vacant, Broker shall be paid a vacancy fee of _____ per month until the property is leased.
- The Broker shall be paid a leasing fee of _____ of the first full month's rental or _____, whichever is greater and lease renewal fee of _____.
- The Broker shall be paid a management fee of _____ of each month's rental during the term of the lease and any renewals of said lease.
- If Tenant purchases the Property, Owner agrees to pay the undersigned Broker _____ of the sales price.
- If during the term of this Agreement, the Owner shall offer the Property for sale or exchange, the Broker shall have the exclusive right to offer the Property for sale or exchange under such terms and conditions as agreed to in writing by the Owner and Broker.

Follow the simple instructions below: Getting a legal professional, creating an appointment and coming to the business office for a private meeting makes doing a Sale Deed Format In Marathi Pdf from beginning to end tiring. This can include Re/Max, Century 21 and Sotheby's International Realty. Perform your docs within a few minutes using our simple step-by-step instructions: Find the Sale Deed Format In Marathi Pdf you need. This includes house types, prices and number of bedrooms. Ensures that a website is free of malware attacks. All of these realtors work in many cities across the country, so enter your city and state in the search bar to see what they have to offer. Get access to thousands of forms. If you haven't found a realtor yet, this can also be a great way to connect with your local brokerage. Local Newspaper Check your local newspaper's classifieds section to see a list of homes for sale. Learn more Get This Form Now! Use professional pre-built templates to fill in and sign documents online faster. Simply click Done following double-examining all the data. The Seller agrees to... Learn more Labour law mediates the relationship between workers, employing entities, trade unions and... While it might seem easy to tackle the process on your own, realtors have the experience and knowledge of the ins-and-outs to keep you on track. Access the most extensive library of templates available. Highest customer reviews on one of the most highly-trusted product review platforms. Guarantees that a business meets BBB accreditation standards in the US and Canada. Most publications offer online versions of their classifieds, simply look for the "Real Estate" section. US Legal Forms allows you to quickly produce legally valid documents according to pre-created online blanks. This can be a great way to find homes for sale by owner, which aren't always listed on major websites. Fill out the empty areas; involved parties names, places of residence and phone numbers etc. Join us right now and get access to the top library of online samples. Each home listing includes useful information like the year a home was built, the lot size and tax history of the property. Trulia Trulia is a competitor for Zillow, and offers a directory of homes available for sale. Read less Read more Accept JavaScript rating ★★★★★ Get your online template and fill it in using progressive features. Click "here" to read our Cookie Policy. Easily produce a Sale Deed Format In Marathi Pdf without needing to involve specialists. #1 Internet-trusted security seal. Microsoft Related content NOW, THEREFORE, the parties hereby agree as follows: 1) Purchase. Include the date and place your electronic signature. Customize the template with exclusive fillable areas. Open it up with online editor and start adjusting. From consulting with a realtor to conducting your own search, here are some options available to you. Find a Realtor Finding a realtor is an essential part of your house search for most people. Learn more Jul 10, 2014 — Drafting of Writs, Partnership Deed, Sale Agreements, Collaboration... The highest level of recognition among eCommerce customers. You can search by your ideal city and state, and use their many filters to drill down to your ideal home. We already have more than 3 million customers taking advantage of our unique collection of legal documents. This includes helpful information like the average listing price of the homes in the area and how many homes are available for sale. Zillow is one of the largest websites that you can check for sale listings. Moreover, market trends and crime reports can help inform your search. Checking Major Realtor Sites In addition to the general searches, you can benefit from looking at the offerings by major realtors. Ensure the security of your data and transactions USLegal fulfills industry-leading security and compliance standards. Download the ready-created papers to your device or print it out as a hard copy. By clicking "Accept" you agree to the use of cookies. Plus, a great realtor can clue you into the best homes on the market that aren't readily available to the general public. Whether you have a realtor or not, checking available properties online is a good way to stay on top of the local market. Enjoy smart fillable fields and interactivity. One great feature of Trulia is that once you enter your city and state information, you can get a general overview of the real estate market. Give it a try yourself! Get form Experience a faster way to fill out and sign forms on the web. We use cookies to improve security, personalize the user experience, enhance our marketing activities (including cooperating with our marketing partners) and for other business use. MORE FROM QUESTIONSANSWERED.NET If you're on the market for a new home, there's plenty of resources available to help you find the right fit. This can include helping you navigate all the required paperwork during the offer process, and making sure you're getting the best deal possible. They can help you not only locate the houses that would best fit your needs, but aid you during the negotiation and buying process.

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