

**BEFORE THE MAHARASHTRA REAL ESTATE REGULATORY AUTHORITY,
MUMBAI**

COMPLAINT No: CC006000000057228

Jaywant Durge & Anr

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057140

Mr. Sushir Lohia & Anr

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057141

Sunil Agarwal

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057142

Ravi Duvvuru

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057191

Niraj Piyush Shah & Anr

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057151

Himanshu Vyapak

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057193

Ashish Pitale & Anr

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057194

Parag Wagh & Anr

..... Complainants

Versus



M/s Ultra Space Developers Pvt. Ltd.	 Respondents
COMPLAINT No: CC006000000057196	
Pushpraj Samy Nadar	 Complainants
Versus	
M/s Ultra Space Developers Pvt. Ltd.	 Respondents
COMPLAINT No: CC006000000057224	
Aashwin Dugal & Anr	 Complainants
Versus	
M/s Ultra Space Developers Pvt. Ltd.	 Respondents
COMPLAINT No: CC006000000057210	
Sanjay Sethi & Anr	 Complainants
Versus	
M/s Ultra Space Developers Pvt. Ltd.	 Respondents
COMPLAINT No: CC006000000057344	
Raghav Kapoor & Anr	 Complainants
Versus	
M/s Ultra Space Developers Pvt. Ltd.	 Respondents
COMPLAINT No: CC006000000057348	
Saurabh Bhat & Anr	 Complainants
Versus	
M/s Ultra Space Developers Pvt. Ltd.	 Respondents
COMPLAINT No: CC006000000057355	
Shantiswarup Panda & Anr	 Complainants
Versus	
M/s Ultra Space Developers Pvt. Ltd.	 Respondents
COMPLAINT No: CC006000000057388	
Ashish Aggarwal	 Complainants
Versus	
M/s Ultra Space Developers Pvt. Ltd.	 Respondents
COMPLAINT No: CC006000000057466	
Sushma Kaushik	 Complainants
Versus	
M/s Ultra Space Developers Pvt. Ltd.	 Respondents
COMPLAINT No: CC006000000057470	
Srinath Srinivasan & Anr.	 Complainants
Versus	
M/s Ultra Space Developers Pvt. Ltd.	 Respondents



COMPLAINT No: CC006000000057471

Anshuman Asthana & Anr

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057527

Bamasish Paul & Anr

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057528

Balasubramanian Venkatesan & Anr

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057529

Shyamal Karmakar & Anr

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondent

COMPLAINT No: CC006000000057530

Malcolm Mistry & Anr

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057531

Varadarajan Subbaraman

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057532

Rajinder Kumar Chugh & Anr

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057533

Nandina Biswas Ramchandran & Anr

..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057699

Sonali Naresh Goel

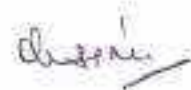
..... Complainants

Versus

M/s Ultra Space Developers Pvt. Ltd.

..... Respondents

COMPLAINT No: CC006000000057712



Indradeep Khan & Anr Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No: CC006000000057715
Ankush V Pitale & Anr Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No: CC006000000057718
Sangya Mishr & Anr Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No: CC006000000057731
Nisha Rajesh & Anr Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No: CC006000000057732
Neelabh Sanyal & Anr Complainant
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No: CC006000000057737
Farman Ellahi Siddiqui & Anr Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No: CC006000000057742
Sanjeev Mohta & Anr Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No: CC006000000057743
Sanjeev Mohta & Anr Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No: CC006000000057746
Chetan Jain Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents



COMPLAINT No: CC006000000058038
Rahul JainComplainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No: CC006000000058041
Ashish Kedia & Anr Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No: CC006000000058042
Anupam Goenka & Anr Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No: CC006000000058047
Mahendra Singh Mehta & Anr Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

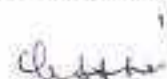
COMPLAINT No: CC006000000058053
Pankaj Vaishnav & Anr Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No: CC006000000058063
Sanjay Singh Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No: CC006000000078284
Gaurav Mahajan & Anr Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No: CC006000000078298
Subroto Som & Anr Complainants
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondents

COMPLAINT No CC006000000078471
Vineet Sachdeva & Anr Complainant
Versus
M/s Ultra Space Developers Pvt. Ltd. Respondent



MahaRERA Registration No. P51800002313

Coram: Hon'ble Dr. Vijay Satbir Singh, Member – 1/MahaRERA

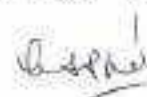
Adv. Kaizer Merchant a/w Adv. Nidhi Salian appeared for the complainants.

Adv. Nimay Dave a/w Adv. Rishab Vora and Adv. Jaisha Sabawala appeared for the respondent.

ORDER

(15th May, 2019)

1. The complainants are allottees in the project **Insignia** being developed by the respondent on property bearing C. T. S. Nos. 5530/A, 5530/A-2 and 5530/A-3 at Village Kote-Kalyan, Taluka Andheri, Santacruz (East) of Mumbai Suburban District. It is a commercial cum residential project comprising 234 flats in 6 buildings. They executed agreements for sale on various dates between 2013 and 2018 having different dates of possession. As the respondent failed to complete the project on time, the complainants have filed these complaints demanding the payment of interest for delay and compensation. They have also sought directions to be given to the respondent to the form the society of allottees. They also want early possession of their flats.
2. The complaints were heard on various dates in the presence of concerned parties. The complainants argued that they had made payment of over 85 % of the consideration value of their flats. However, they could not get possession as promised by the respondent in their respective agreements. They also submitted a summary sheet of their complaints and claims (enclosed in the annexure).
3. The respondent disputed the claim of the complainant and argued that the construction was nearing completion and he would hand over the possession after getting the occupancy certificate from the competent authority during the next 4-5 months. Although the complainants had paid 85% of the consideration value, he had completed more than 90% of the construction work. He further submitted that, the delay in



completion of the project happened due to reasons beyond his control which include changes in Development Control Regulation (DCR) in the year 2012 which introduced the concept of fungible FSI, necessitating revision or modifications in the project related plans. In the year 2014, the Airport Authority of India (AAI) granted NOC restricting the maximum height of the building to 46.705 meters. Accordingly, the respondent had to revise his plan and reduce the height from 16 floors to 13 floors. All these changes resulted in a major set-back to the project. He further submitted that although the date of possession in several agreements was July 2017, this date was subject to the extension by 12 months and further extension due to the circumstances causing delay.

Findings:

4. The aforesaid facts relating to this complaint and the documents submitted by the rival parties show that the admittedly, the project got delayed and the respondent failed to handover the possession as per the agreements executed with the complainants. Although the respondent pointed out reasons like introduction of fungible FSI in the year 2012 and NOC from the Airport Authority of India (AAI) in 2014, which impacted the project, he was very well aware of these constraints when he executed an agreement. These factors don't come in the category of the force majeure.
5. The agreements for sale have the date of possession which in many cases is subject to extension by 12 months. This effectively gives sufficient time to the respondent to overcome the difficulties which he was facing while completing the construction work or getting necessary approvals.
6. The complainants have made their payments in accordance with the schedule of payment in the agreement. Therefore, they are entitled to interest in accordance with section 18 which reproduced below:



Section-18

"Return of amount and compensation: (1) If the promoter fails to complete or is unable to give possessions of an apartment plot or building

In accordance with the terms of the agreement for sale or, as the case may be, duly completed by the date specified therein; or

Due to discontinues of his business as a developer on account of suspension or revocation of the registration under this Act or for any other reason,

He shall be liable on demand to the allottees, in case the allottee wishes to withdraw from the project, without prejudice to any other remedy available, to return the amount received by him in respect of that apartment, plot, building as the case may be, with interest at such rate as may be prescribed in this behalf including compensation in the manner as provided under this Act;

Provided that where an allottee does not intend to withdraw from the project, he shall be paid, by the promoter, interest for every month of delay, till the handing over of the possession, at such rate as may be prescribed."

7. The provisions of Section-18 have been discussed in the order passed by Bombay High Court in Writ Petition No. 2737 of 2017 Neelkamal Realtors Suburban Pvt. Ltd, And Ors. Vs. Union of India in which the Hon'ble High Court has clarified the payment of interest is not a penalty but only some compensation for the use of buyer's money by the developer. It is therefore reasonable to compensate the complainants for the period of delay.
8. Regarding the other issues raised by the complainant, the respondent submitted that he had started the process of formation of co-operative society in accordance with provisions of RERA and would complete the actions in this regard in due course of time. He also clarified the payments had been made by the complainants to the respondent prior to Goods and Service Tax Act, 2017 coming into force hence no set-off could be provided on this account.



Order:

9. In view of the aforesaid facts and discussion the respondent is directed to pay interest to the complainant for the period of delay on the money paid by them at the rate prescribed by MahaRERA i.e. MCLR + 2% till the actual date of possession of the apartments. The amount of interest can be set-off against the outstanding dues of the complainants. The respondent is also directed to form the co-operative society of the allottees within a period of two months.
10. With the above directions, all the complaints stand disposed of. The interim order dated 4th April, 2019 stands vacated.



(Dr. Vijay Satbir Singh)
Member - 1/MahaRERA

COMPLAINT NO.	NAME	FILING DATE	FLAT NO.	CARPET AREA	DATE OF POSSESSION	DATE OF ALLOTMENT	AGREEMENT FOR SALE	CONSIDERATION (In INR)	AMOUNT PAID (In INR)	PARTICULARS OF CLAIM	SUPPLEMENTARY AGREEMENT	RECTIFICATION CUM MODIFICATION	LEAVE & LICENSE	RENT RECEIPT
CC0060000000 57228	Jaywant Durge & Alka Durge	08-12-2018	B-1004	114.95 sq. mtr	15-09-16	23-06-2012 Ex. "C"	13-05-2015 Ex. "D"	3,39,37,500	3,07,76,710 Ex. "F" Pg- 308	1,50,28,288 Ex. "I" Pg- 315	20-12-2016 Ex. "E"			
CC0060000000 57140	Sushir Lohia & Sheetal Lohia	01-12-18	F/803	158.92 sq. Mtrs	Jul-17	23/8/2010, Ex "C"	20/3/2017, Ex "D"	4,65,47,000	3,80,49,192 Ex "E", Pg 182	1,16,98,571 Ex "H", Pg 189				
CC0060000000 57141	Sunil Agarwal	02-12-18	B/1001	126.36 sq. Mtrs	Apr-17	29/4/2010, Ex "C"	17/12/2016, Ex "D"	3,69,91,000	3,27,89,098	1,19,79,177 Ex "H", Pg 221				
CC0060000000 57142	Ravi Duvvuru & Sridevi Reddy	02-12-18	D/401 D/501	175.40 sq. Mtrs to 231.51 sq. Mtrs	15-09-16	31/5/2010, Ex "C"	27/12/2013, Ex "D"	6,69,45,000	5,91,71,405 Ex "F", Pg 292	2,99,95,268 Ex "J", Pg 309	9/6/2015, Ex "E"		17/9/2017, Ex "I- Colly"	

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CC0060000000 57191	Niraj Piyush Shah & Jasmine Shah	06-12-2018	A-1202	111.01 sq. mtr	Apr-17	26-03-2010 Ex. "C" M A- 10-08-2016 Ex. "J"	09-12-2016 Ex. "D"	3,36,89,500	2,80,11,015 Ex. "E" Pg 209	1,50,57,201 Ex. "I" Pg 234				
CC0060000000 57151	Himanshu Vyapak	03-12-18	E/702	125.98 sq. Mtrs	Jul-17	15/4/2010, Ex "C" 9/12/2016, Ex "I"	17/12/2016, Ex "D"	3,78,51,500	3,21,73,775 Ex "E", Pg 211	1,01,07,860 Ex "H", Pg 218				
CC0060000000 57193	Ashish Pitale & Lavina Pitale	06-12-18	B/1103	112.51 sq. Mtrs	Apr-17	16/4/2010, Ex "C"	19/1/2017, Ex "D"	3,32,75,000	2,90,50,556 Ex "E", Pg 214	1,65,58,487 Ex "I", Pg 222				8/5/2018, Pg 221
CC0060000000 57194	Parag Wagh & Neha Karande	06-12-18	E/902	130.71 sq. Mtrs	Jul-17	6/8/2010, Ex "C"	23/3/2017, Ex "D"	3,90,60,500	3,49,94,870. 62 Ex "E", Pg 187	1,09,43,445 Ex "H", Pg 194				

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CC0060000000 57196	Pushpraj Samy Nadar	06-12-18	E/1001	130.71 sq. Mtrs	Jul-17	4/3/2010, Ex "C"	29/3/2017, Ex "D"	3,90,60,500	3,47,20,003 Ex "E", Pg 139	1,08,65,639 Ex "H", Pg 146				
CC0060000000 57224	Aashwin Dugal & Vandana Dugal	08-12-2018	C-1201	128.30 sq. mtr	Apr-17	9-01-2017 Ex."C"	09-02-2017 Ex. "D"	2,94,40,500	2,65,41,171 Ex. "E" Pg 213	1,19,67,456 Ex. "I" Pg 300			01-06-2018 Ex. "H" Colly	
CC0060000000 57210	Sanjay Sethi & Rachana Sethi	06-12-2018	E-401	107.14 sq mtr. to 128.30 sq. mtr to 137.05 sq.mtr to 164.46 sq.mtr	15-09-16	13-07-2010 Ex."C"	16-12-2013 Ex. "D"	3,51,40,500	2,97,52,862 Ex. "H" Pg- 453	1,65,94,043 Ex. "L" Pg-497	22-06-2015 Ex. "E" 29-09-2018 Ex. "G"	17-03-2018 Ex. "F"	16-12-2013 & 28-03-2018 Ex. "K" Colly	
CC0060000000 57344	Raghav Kapoor & Sandhya Kapoor	17-12-18	F/1201	151.59 sq. Mtrs	Jul-17	6/7/2010, Ex "C"	30/3/2017, Ex "D"	4,47,80,000	3,66,83,776 Ex "E", Pg 184	1,47,86,454 Ex "I", Pg 193				5/5/2018 Pg 191 15/2/2019 Pg 192 Ex "H" Colly

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CC0060000000 57348	Saurabh Vijay Bhat & Pooja	19-12-2018	B-504	91.2 sq. mtr to 114.95 sq. mtr	15-09-16	Booking Form Ex."C" 18-02-2010	18-02-2014 Ex. "D"	3,30,55,000	2,76,21,433 Ex. "F" Pg-230	1,38,31,325 Ex. "I" Pg-237	18-07-2015 Ex. "E"			
CC0060000000 57355	Shantiswarup Panda & Sarita Panda	28-12-2018	B-1301	97.56 sq. mtr	Apr-17	29-03-2010 Ex."C"	30-11-2016 Ex. "D"	2,94,00,000	2,41,40,000 Ex. "E" Pg 209	1,26,07,715 Ex. "I" Pg 254			11-09-2015 & 15-06-2018 Ex. "H" Colly	
CC0060000000 57388	Ashish Aggarwal	28-12-18	A/1004	115.09 sq. Mtrs	15-09-2016,	12/6/2010, Ex "C" MA - 14/5/2015, Ex "D"	29/5/2015, Ex "E" Pg 2, Para F	Rs. 3,49,53,000	2,97,10,051 Ex "F", Pg 87	1,49,72,486 Ex "I", Pg 94				
CC0060000000 57466	Sushma Kaushik	28-12-2018	B-603	112.51 sq. mtr	15-09-16	27-08-2010 Ex."C"	18-06-2015 Ex. "D"	Rs. 3,33,17,500	2,82,93,167 Ex. "E" Pg- 203	1,39,43,132 Ex. "I" Pg-222	28-03-2018 Ex. "F"			

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CC0060000000 57470	Srinath Srinivasan & Jyothsna Varadarajan Srinath	28-12-2018	E-1302	125.98 sq. mtr	Jul-17	26-03-2010 Ex. "C"	29-03-2017 Ex. "D"	3,72,73,250	3,16,82,263 Ex. "E" Pg 174	1,37,40,417 Ex. "J" Pg 210			10-12-2013 Ex. "H" 20-11-2017 Ex. "I"	
CC0060000000 57471	Anshuman Asthana & Sunanda Verma	28-12-2018	B-501	102.45 sq. mtr to 126.36 sq. mtr	15-09-16	—	4-03-2014 Ex. "C"	3,69,91,000	3,27,42,918 Ex. "E" Pg-331	1,63,41,775 Ex. "H" Pg-338	14-12-2016 Ex. "D"			
CC0060000000 57527	Bamasish Paul & Chinmayee Paul	03-01-19	F/603	158.92 sq. Mtrs	15-09-16	23/3/2011, Ex "C"	22/1/2016, Ex "D"	2,94,00,000	2,55,02,317 Ex "E", Pg 212	1,33,47,783 Ex "H", Pg 219				
CC0060000000 57528	Balasubramanian Venkatesan & Suvidha Balasubramanian	03-01-19	F/1202	151 sq. Mtrs	Jul-17	15/9/2010, Ex "C"	24/3/2017, Ex "D"	4,49,04,000	3,88,94,856 Ex "E", Pg 84	1,26,96,366 Ex "H", Pg 91				

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CC0060000000 57529	Shyamal Karmakar & Nidhi Pant	03-01-19	F/1003	158.92 sq. Mtrs	Jul-17	12/4/2010, Ex "C"	16/3/2017, Ex "D"	4,51,10,000	3,83,43,500 Ex "E", Pg 231	1,25,09,035 Ex "H", Pg 238				
CC0060000000 57530	Malcolm Mistry & Tina Mistry	03-01-2019	C-803	195.09 sq mtr to 124.03 sq mtr. to 123.43 sq.mtr	15-09-16	17-10-2011 Ex "C"	23-6-2015 Ex "D"	3,46,76,200	3,11,31,533 Ex "F" Pg- 293	1,60,82,986 Ex "I" Pg-300		21-03-2018 Ex "E"		
CC0060000000 57531	Varadarajan Subbaraman	03-01-19	F/703	151.85 sq. Mtrs	31-12-18	1/6/2010, Ex "C"	7/11/2017, Ex "D"	4,23,06,325	3,93,06,655 Ex "E", Pg 224	1,26,85,390 Ex "H", Pg 231				
CC0060000000 57532	Rajinder Kumar Chugh & Deepa Chugh	03-01-19	B/804	114.95 sq. Mtrs	15-09-16	21/6/2010, Ex "C" MA - 1/6/2015, Ex "D"	30/12/2015, Ex "E"	3,39,37,500	2,88,46,876 Ex "F", Pg 91	1,46,91,923 Ex "I", Pg 98				

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CC0060000000 57533	Nandina Biswas & Vijay Ramchandran	03-01-19	F/701	140.28 sq. Mtrs	Jul-17	29/7/2010, Ex "C"	09-12-2016, Ex "D"	4,19,12,500	3,70,08,309 Ex "E", Pg 218	1,20,32,594 Ex "H", Pg 225				
CC0060000000 57699	Sonali Naresh Goel	16-01-2019	B -201	102.45 sq. mtr. to 126.36 sq. mtr	15-09-16	24-06-2010 Ex."C"	31-01-2014 Ex. "D"	3,79,91,000	3,22,92,351 Ex. "F" Pg- 131	1,66,24,924 Ex. "I" Pg- 138	21-11-2015 Ex. "E"			
CC0060000000 57712	Indradeep Khan & Rupal Shukla	17-01-2019	B-801	126.36 sq. mtr	15-09-16	22-04-2010 Ex."C" Acknowledgement of landlady dated 29-08-2017 Ex."I"	16-02-2016, Ex. "D"	3,69,91,000	3,07,39,604 Ex. "E" Pg 211	1,85,93,177 Ex. "J" Pg 242			06-09-2017 Ex. "H"	

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CC0060000000 57715	Ankush V. Pitale & Damini Pitale	17-01-19	A/1002	116.04 sq. Mtrs	31-12-18	16/4/2010, Ex "C"	6/8/2018, Ex "D"	3,32,71,950	2,81,94,500 Ex "E", Pg 110	13,13,265 Ex "H", Pg 117				
CC0060000000 57718	Sangya Mishr & Hemant Mishr	18-01-19	D/1002 D/1102	231.51 sq. Mtrs	Apr-17	16/4/2010, Ex "C"	23/2/2017, Ex "D"	6,48,50,000	5,57,15,372 Ex "E", Pg 212	2,21,82,830 Ex "H", Pg 219				
CC0060000000 57731	Nisha Rajesh & Rajesh Raman	18-01-19	F/1001	162.59 sq. Mtrs	31-12-18	12/7/2010, Ex "C"	12/2/2018, Ex "D"	4,48,99,000	3,81,72,193 Ex "E", Pg 202	14,32,818 Ex "H", Pg 209				
CC0060000000 57732	Neelabh Sanyal & Sumati Sahgal	18-01-19	A/201	90.85 sq. Mtrs to 113.77 sq. Mtrs	15-09-16	28/1/2014, Ex "C"	18/2/2014, Ex "D"	3,43,75,750	2,92,19,386 Ex "F", Pg 322	1,76,67,293 Ex "K", Pg 356	6/8/2015, Ex "E"		21/5/2015, Ex "I" 27/4/2017, EX "J"	

COMPLAINT NO.	NAME	FILING DATE	FLAT NO.	CARPET AREA	DATE OF POSSESSION	DATE OF ALLOTMENT	AGREEMENT FOR SALE	CONSIDERATION (In INR)	AMOUNT PAID (In INR)	PARTICULARS OF CLAIM	SUPPLEMENTARY AGREEMENT	RECTIFICATION CUM MODIFICATION	LEAVE & LICENSE	RENT RECEIPT
CC006000000057737	Farman Ellahi Siddiqui & Misbah Siddiqui	19-01-2019	A-1203	157.93 sq. mtr to 193.79 sq. mtr to 121.17 sq. mtr	31-12-18	24-03-2010 Ex. "C" M A- 21-09-2015 Ex. "D"	17-10-2017 Ex. "E"	2,85,92,150	2,75,96,500 Ex. "F" Pg 206	13,68,271 Ex. "J" Pg 236			25-06-2017 Ex. "I"	
CC006000000057742	Sanjeev Mohta & Purusottam	19-01-19	A/1104	115.09 sq. Mtrs	Apr-17	10/4/2010, Ex "C" MA - 24/1/2017, Ex "D"	23/2/2017, Ex "E"	2,55,12,000	2,03,29,875 Ex "F", Pg 224	83,94,687 Ex "I", Pg 231				
CC006000000057743	Sanjeev Mohta & Radhika Mohta	19-01-19	A/502	111.01 sq. Mtrs	15-09-16	03-05-2011, Ex "C" MA - 14/10/2015	30/12/2015, Ex "E"	2,59,75,000	2,12,43,010 Ex "F", Pg 216	1,11,96,067 Ex "I", Pg 223				

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CC0060000000 57746	Chetan Jain	19-01-2019	B-1304	86.15 sq. mtr	Apr-17	02-12-2016 Ex. "C"	09-12-2016 Ex. "D"	2,50,45,000	2,12,88,260 Ex. "E" Pg 213	1,15,54,202 Ex. "J" Pg 270			25-01-2018 Ex. "H" 5-10-2017 & 17-05-2017 Ex. "I" Colly	
CC0060000000 58038	Rahul Jain	11-02-2019	C-204	93.16 sq. mtr. to 115.26 sq. mtr	15-09-16	26-08-2010 Ex. "C" 27-05-2013 Ex. "D" 25-03-2014 Ex. "E"	02-04-2014 Ex. "F"	2,88,50,000	2,38,30,644 Ex. "H" Pg-315	1,27,76,536 Ex. "K" Pg-322	26-06-2015 Ex. "G"			
CC0060000000 58041	Ashish Kedia & Ruchi Khemka	11-02-2019	A-404	93.16 sq. mtr. to 115.09 sq. mtr	15-09-16	20-10-2012 Ex. "C"	25-02-2014 Ex. "D"	3,39,53,000	2,86,59,051 Ex. "F" Pg- 126	1,54,15,707 Ex. "I" Pg- 133	31-07-2015 Ex. "E"			

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CC006000000078284	Gaurav Mahajan & Priti Mahajan	28-02-19	A/904	120.29 sq mtrs	15-09-16		20/2/2014 Ex "C"	2,89,53,000	2,53,45,529 Ex "F" Pg 458	1,60,81,995 Ex "J" Pg 505	30/7/2015 Ex "D"	17/3/2018, Ex "E"	3/11/2015 8/11/2017 Ex "I"	
CC006000000078298	Subroto Som & Malavika Som	28-02-19	B/1201	126.36 sq. Mtrs.	01-04-17	Transfer of Allotment- 12/4/2010, Ex "C"	24/1/2017, Ex "D"	3,79,91,000	3,35,05,912 Ex "E", Pg 230	1,39,34,063 Ex "H", Pg 237				
CC006000000078471	Vineet Sachdeva & Shivani Sachdeva	14-03-19	F/1304	149.62 sq. Mtrs	28-06-19	9/3/2017, Booking Form - 1/4/2010	31-12-18	4,10,02,225	3,50,60,186 Ex "K", Pg 269	28,89,170 Ex "M", Pg 291			2/8/2018, Ex "L"	
CC006000000078544	Navin Sambtani	18-03-19	C/1204	115.26 sq. Mtrs	Apr-17	Feb-10	21/12/2016 Ex "C"	3,38,75,000	2,99,74,717 Ex "D", pg 109	1,50,41,419 Ex "I", pg 141			18/02/2018 Ex "H" Pg 140	