



JALVAYU VIHAR FLAT OWNERS WELFARE ASSOCIATION
Jalvayu Vihar, Plot no.8, Pocket-4, Builders Area, Greater Noida, U.P-201310
☎: 0120-3512274 E-mail id:- jvfowa@gmail.com

SELLER REQUEST FORM CUM NOC/ NDC

PART I: (OWNER)

Self-Attested
Recent photo of
First
Owner/Seller

Self-Attested
Recent Photo of
Joint Owner (If
Applicable)

1. Flat No.....FloorCar Parking (Nil/01/02)..... BHK (2/3/4).....
Registration No. & date GNIDA.....
Name (First Owner).....
Name (Joint Owner).....
Address: -.....
.....
2. I/We.....S/W/D/o.....
Joint registration with.....S/W/D/o.....am/are
the original allottee / transferee of said Flat at Jalvayu Vihar, Gr. Noida.
3. Currently flat is on rent till...../ is self-occupied / lying vacant (tick one).
4. I/We intend to sell my / our flat to (First Buyer..... as per
Bio-data at **App 'A'** and (Joint Buyer).....as per Bio-data at **App 'B'**.
5. I / We shall attend the Screening Committee Meeting in person.

OR

Mr/Mrs.....S/W/D/o.....Aadhar
No..... Pan Card No.....resident of
..... will present himself / herself on my / our behalf as authorized through
"Registered Special Power Of Attorney "(attached with this application).

- 6. I / We certify that no commercial activities are going on in my/our flat or garage.
- 7. I / We certify that I/ We have not sold the garage independently.
- 8. I / We have paid maintenance, water and any other charges till date.
- 9. There are no dues / claims pending against present tenant (if applicable).
- 10. During interaction with Screening Committee, I / We will present the original Registration Papers of the flat and link documents, my /our Aadhar & Pan Cards for verification purpose.
- 11. I / We may please be issued with NOC CUM NDC for sale of my / our flat.

First Owner's Signature	Joint Owner's Signature
Mob No.-.....	Mob No.-.....
Email-id:.....	Email-id:.....
Date:.....	Date:.....

WITNESS :(Any Flat Owner of JVVFOWA)

Signature.....

Name.....

Add (JVVFOWA Flat No.).....

Aadhar No.....

Mob No.-

Date:.....



JALVAYU VIHAR FLAT OWNERS WELFARE ASSOCIATION
Jalvayu Vihar, Plot no.8, Pocket-4, Builders Area, Greater Noida, U.P-201310

☎: 0120-3512274 E-mail id:- jvvfowa@gmail.com

BUYER / BUYERS REQUEST FORM CUM NOC

PART II (Buyer)

Self-Attested
Recent photo
of First Buyer

Self-Attested
Recent photo
of Joint Buyer
(If Applicable)

1. a) Name of First Buyer.....S/W/D/o.....

b) Name of Joint Buyer (if applicable).....S/W/D/o.....

c) Relationship of first buyer with joint buyer.....

Address:.....

.....

2. PAN (First Buyer)..... (Joint Buyer).....

AADHAAR Card No (First Buyer)..... (Joint Buyer).....

3. I / We am/are aware of my/our obligations towards JVVFOWA, who are managing this Society.

4. I / We have read and understood the Rules & Bye-laws of the society and solemnly promise to abide by them, else my/our allotment be cancelled.

5. I / We promise to undertake any society duties as assigned by RWA Management.

Signature of Introducer
(JVV Society Flat Owner)

Signature.....

Name.....

Add (JVVFOWA Flat No.).....

Mob No.

Date:.....

Signature of First Buyer

Name.....

Mob No.....

E-mail Id.....

Date:.....

Signature of Joint Buyer (If Applicable)

Name:.....

Mob No.

E-mail Id.....

Date:.....

DOCUMENTS TO BE ATTACHED BOTH FOR PRIMARY & JOINT REGISTRANT (IF APPLICABLE)

1. PAN and AADHAR Card copy of First Buyer & Joint Buyer (Self Attested).
2. Regd. Police verification.
3. Current employment & Salary proof.
4. Last 3 years ITCC (Form 16 or only IT submission acknowledgement will not be accepted).
5. Educational Qualification (Minimum Graduation) proof.
6. Notarized **Rs.100/-** Affidavit with the commitment for not undertaking any unauthorized Alterations / construction in the concerned flat as per **App 'D'**.
7. Registration Certificate (RC Copy) of vehicles.

BIO-DATA: FIRST BUYER (JVJ GREATER NOIDA)



1. Name: _____
(Full Name: Capital Letters)
S/W/D/o _____
2. Permanent Address _____

(Give details of city/vill./dist./state- where you originally belong to)
3. Present Address: _____
(Add where you are residing at present)
4. Religion/Caste: _____ / _____
5. Personal Details:
 - (a). Known sources of Monthly income:
_____ Total _____ (Submit proof).
 - (b). PAN # _____ AAHDAR# _____ (copies to be attached).
 - (c). Highest Educational Qualification: _____
 - (d) Details:- Service-Rank/ Appointment held: _____
 - (e). Spouse Details: _____ Mob# _____
 - (f). Political affiliations (in what capacity): _____
 - (g). Any criminal cases (pending/finalized): _____ Any jail term _____
6. Fire Arms: Details(type/license no. /expiry) _____
7. Pets: _____ Regn. no. _____
8. Vehicles Owned: _____
Make/Color: (i) _____ (ii) _____
Registration No.(i) _____ (ii) _____
9. Experience of living in similar Societies: _____
10. I hereby declare that the facts and details contained in this application and the documents enclosed are true & correct to the best of my knowledge.
11. The bio data has to be approved by the Management JVVFOWA (Vice President/Secretary) for initiating further processing of the case.

(Signature of First Buyer)

Name

Mob.....

Date:-.....

Approved/Not approved

**Secretary/Vice President
JVJFOWA
Date**

BIO-DATA: JOINT BUYER (JVJ GREATER NOIDA)

Self-Attested
Recent photo
of Joint Buyer
(If
Applicable)

1. Name: _____
(Full Name: Capital Letters)
S/W/D/o _____

2. Permanent Address _____

(Give details of city/vill./dist./state- where you originally belong to)

3. Present Address: _____
(Add where you are residing at present)

4. Religion/Caste: _____ / _____

5. Personal Details:

- (a). Known sources of Monthly income:
_____ Total _____ (Submit proof)
- (b). PAN # _____ AAHDAR# _____ (copies attached).
- (c). Highest Educational Qualification: _____
- (d) Details:- Service-Rank/ Appointment held: _____
- (e). Spouse Details: _____ Mob# _____
- (f). Political affiliations (in what capacity): _____
- (g). Any criminal cases (pending/finalized): _____ Any jail term _____

6. Fire Arms: Details(type/license no. /expiry) _____

7. The bio data has to be approved by the Management JVVFOVA (Vice President/Secretary) for initiating further processing of the case.

(Signature of Joint Buyer)

Name

Mob.....

Date:-.....

Approved/Not approved

**Secretary/Vice President
JVVFOVA
Date**

DETAILS OF FAMILY MEMBERS OF THE BUYER

SL.NO	NAME	RELATIONSHIP	DOB	SEX (M/F)	EDUCATIONAL QUALIFICATION	PROFESSION	LH THUMB IMPRESSION AND PHOTOGRAPH (PASSPORT/STAMP SIZE)
1.							<div style="border: 1px solid black; width: 100%; height: 100%; text-align: center; vertical-align: middle;">Photo</div>
2.							<div style="border: 1px solid black; width: 100%; height: 100%; text-align: center; vertical-align: middle;">Photo</div>
3.							<div style="border: 1px solid black; width: 100%; height: 100%; text-align: center; vertical-align: middle;">Photo</div>
4.							<div style="border: 1px solid black; width: 100%; height: 100%; text-align: center; vertical-align: middle;">Photo</div>

Verified Correct

Owner Signature

Signature of Buyer

Signature of Joint Buyer

Date

Date

Date

JALVAYU VIHAR FLAT OWNERS WELFARE ASSOCIATION

APPLICATION/UNDERTAKING

MEMBERSHIP OF JVVFOWA

The Secretary
JVVFOWA
Greater Noida
Sir,

Self-Attested
Recent photo of
First Buyer

Self-Attested
Recent photo
of Joint Buyer
(If
Applicable)

1. I / We (First Buyer)..... S/o.....and (Joint Owner).....S/o..... have purchased/intend to purchase the Flat No.....Type.....from.....
2. My / Our sources of funds for the purchase of the said flat/premises are as follows: -
i).....ii).....iii).....
3. I / We are Income Tax Payee. My / Our IT returns are enclosed herewith.)
4. My / Our permanent address is.....
.....(Proof attached).
5. I / We do hereby undertake that:-
 - a) I / We shall abide by the rules, byelaws and decisions of the Management Committee of the JVVFOWA.I / We have read and understood Important Notifications at **App**
 - b) I / We shall regularly pay the subscription and other dues as decided by JVVFOWA, from time to time.
 - c) I / We shall not use my flat for any purpose other than residential. I/We also undertake that my garage will not be used for any purpose other than parking my own vehicle(s). In the event of any violation, the JVVFOWA shall be well within its rights to take appropriate action.
 - d) I / We shall not indulge in any encroachment on the common/AFNHB/JVVFOWA/Gr. Noida land or common passages in the staircase.
 - e) In the event of renting out the above-mentioned flat, I/We undertake to inform the JVVFOWA and Greater Noida Police about the details of the tenants (with photo) & his/her family members. I / We, on behalf of my/our tenant will ensure the payment of the dues to the JVVFOWA.
 - f) In case I / We employ any servant or domestic helper, I / We shall get his/her pass made from the JVVFOWA security section.
 - g) No Police/Criminal case is pending against me / us.
 - h) I/We do/do not own a car/2 wheeler, if yes, photocopy of RC of the car/2 wheeler is / are attached.
6. I / We am/are also enclosing the duly filled Declaration form, as per rules.

SIGNATURE OF FIRST BUYER

SIGNATURE OF JOINT BUYER

Name:.....

Name:.....

Address:.....

Address.....

.....

.....

Mobile No.....

Mobile No.....

Date:.....

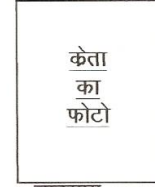
Date:.....

जलवायु विहार फ्लैट ऑनर्स वेलफेयर एसोशियेशन ग्रेटर नोएडा

0920.2380509

(उपविधि संख्या)

घोषणा – पत्र



मैं.....पुत्र/पुत्री/पत्नी.....व्यवसाय.....

निवासी..... पूरा पता.....जलवायु विहार फ्लैट ऑनर्स वेलफेयर

एसोशियेशन, बिल्डरस क्षेत्र, पाकेट पी-4, ग्रेटर नोएडा, जनपद-गौतम बुद्ध नगर, का/की सदस्य बनना चाहता/चाहती हूँ।

सदस्यता के पात्र होने के संबंध में निम्न घोषणा करता/करती हूँ।

- मेरी आयु.....वर्ष है। मैं स्वस्थ चित्त व सचरित्र व्यक्ति हूँ।
- मैं समिति के कार्य क्षेत्र में रहता/रहती हूँ/रहने का/की इच्छुक हूँ।
- मैं समिति की वर्तमान उपविधियों तथा उनमें किए गए किसी ऐसे परिष्कार परिवर्तन व सशोधन को मानने के लिए बाध्य रहूँगा/रहूँगी, जो मेरी सदस्यता की अविधि में विधिवत् किये जायेंगे। मैं यह भी घोषणा करता/करती हूँ कि मैं उपविधियों के अर्न्तगत प्रबन्ध कमेटी द्वारा बनाये गए विनियमों तथा दिये गये निर्देशों से आबद्ध रहूँगा/रहूँगी।
- मैं समिति की लिखित अनुमति के बिना अपनी भूमि या भवन को किराये पर नहीं उठाऊँगा/उठाऊँगी और न ही उसका हस्तान्तरण विक्रय बन्धक द्वारा अन्य किसी प्रकार करूँगा/करूँगी। साथ ही यह भी घोषित करता/करती हूँ कि अपने उपरोक्त भवन का प्रयोग किसी दुकान या गोदाम के रूप में अथवा किसी व्यापार के लिए नहीं करूँगा/करूँगी।
- मैं ऐसा कोई कार्य नहीं करूँगा/करूँगी जो समिति के हितों के विरुद्ध हो या समिति के किसी विधिवत् पारित संकल्प के विरुद्ध हो।
- मैं यह भी घोषित करता/करती हूँ कि उपरोक्त घोषणा में से कोई तथ्य असत्य पाये जाने या उसका उल्लंघन किये जाने पर अधिनियम नियामावली या समिति की उपविधि में निर्धारित किसी कार्यवाही के अतिरिक्त प्रबन्ध कमेटी द्वारा निर्धारित आर्थिक दण्ड का भागी भी होऊँगा/होऊँगी।

दिनांक

हस्ताक्षर

साक्षी (1) हस्ताक्षर.....

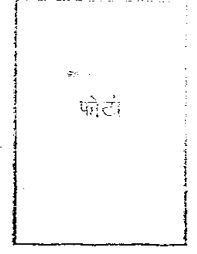
नाम व पूरा पता.....

(2) हस्ताक्षर.....

नाम व पूरा पता.....

किरायेदार की सूचना का प्रारूप जनपद गौतमबुद्धनगर (उ०प्र०)
(कृपया हिन्दी भाषा का प्रयोग करें)

1. मकान मालिक नाम मो०न०
- पिता/पति का नाम व्यवसाय
- घर का पता
- थाना जिला प्रदेश
2. किरायेदार का विवरण, जिसे मकान किराये पर दिया गया है।
- किरायेदार का नाम मो०न०
- पिता/पति का नाम
- व्यवसाय व कार्यालय का पता
- घर का पता
- थाना जिला प्रदेश



3. परिवार के सदस्यों का विवरण जो साथ रहेंगे -
- | नाम | उम्र | रिश्ता |
|-----------|-------|--------|
| (1) | | |
| (2) | | |
| (3) | | |
| (4) | | |
| (5) | | |

4. किराये पर लिये गये मकान का पता
- पता
- थाना जिला प्रदेश

5. पूर्व निवास का पता
- पता
- थाना जिला प्रदेश

6. स्थायी पता
- पता
- थाना जिला प्रदेश

निम्न में से किसी एक-

- (1) (पासपोर्ट, ड्राइविंग लाइसेन्स, शस्त्र लाइसेन्स, राशन कार्ड, मतदाता पहचान पत्र, आधार कार्ड, प्राधिकृत अधिकारी द्वारा जारी किया गया निवास प्रमाण पत्र) की तीन छायाप्रति संलग्न करें।
- (2) बैंक चालान की तीन छायाप्रति संलग्न करें।

नोट :- सभी छायाप्रतियों पर आवेदक के हस्ताक्षर ज्ञान अनिवार्य है।

किराये दार के हस्ताक्षर/अंगूठा निशानी
मोबाईल नम्बर



मकान मालिक के हस्ताक्षर
मोबाईल नम्बर

IMPORTANT NOTIFICATIONS

1. My/Our attention is drawn to UP Apartment act 2010 Sec6(1,2) wherein I am obliged to obtain PRIOR WRITTEN PERMISSION of all the Block flat Owners, before I commence any major repairs/modifications. Extract of said Sec 6(1, 2) is placed below:-

Sec 6 (1) Each Apartment Owner shall comply strictly with the bye-laws and with the covenants, conditions and restrictions set forth in the Deed of Apartment, and failure to comply with any of them shall be a ground for action to recover sums due for damages, or for injunctive relief, or both, by the Manager or Board on behalf of the Association of Apartment Owners or in a proper case, by an aggrieved Apartment Owner.

Sec 6 (2) No Apartment Owner shall do any work which would be prejudicial to the soundness or safety of the property or reduce the value thereof or impair any easement or hereditament or shall add any material structure or excavate any additional basement or cellar or alter the external façade without first obtaining the consent of all the apartment owners.

Explanation: In this section, reference to Apartment owners shall be construed, in relation to a building in any lock, pocket or other designated area, the Apartment owners of the concerned building in such block, pocket or other designated area.

2. I/We have read and understood UP Govt. Apartment Bye-Laws 2011 specifically Bye-Law 38 which is as follows:-

UP Govt. Apartment Bye-Laws Para no. 38 Use of Dwelling Units: Internal Changes-

- a) All the Units shall be utilized for residential/approved purposes only.
- b) An owner shall not make any structural modifications or alterations in his unit or installations located therein, without notifying the association in writing and obtaining the requisite permission of the prescribed sanctioning authority. The Association shall have the obligation to answer within thirty days and failure to do so shall mean that there is no objection to the proposed modification, alteration or installation.
- c) No owner shall undertake any work that affects the external facade of the building from any angle i.e. covering of balconies and terraces, change of colour, etc.
- d) No owner shall undertake any work that affects the structure of the building.
- e) No owner shall undertake any work that,
 - (i) Result in encroachment of common areas,
 - (ii) Result in damage or disturbance of common areas, adjacent upper or lower floors.

If any of the above changes are effected by any owner, he will make them good at his own cost, failing which the Association is entitled to effect recovery of the cost of rectification from him.

3. In terms of Para 6 of AFNHB letter no. AFNHB/ADM/52 dated 26 Jun 14. I will refrain from carrying out any Alternation/Additions on the pretext that **'EVERYONE ELSE HAS DONE.SO WHY CAN'T I / WE'.**

SIGNATURE OF FIRST BUYER

SIGNATURE OF JOINT BUYER

Name:.....

Name:.....

Date:.....

Date:.....

SALE/ PURCHASE/ TRANSFER of Flat JVV Greater Noida

FOR ISSUE OF NOC. FLAT NO. _____

PHYSICAL INSPECTION REPORT

1. I physically inspected Flat No.....Type.....and have the following

Observations/comments:-

- a) There are no unauthorized modifications.
- b) Common area has not been encroached upon OR damage by owner.

Signature.....

Name.....(Estate Officer)

Date:.....

SALE OF FLAT NO.....

BUYER.....

RECOMMENDATIONS OF THE SCREENING COMMITTEE

S.No	Designation	NAME	REMARKS	SIGN & DATE
01	Chairman			
02	Member			
03	Member			
04	Member			

PAYMENT DETAILS

Payments Received (To be deposited after clearance from Screening Committee).

- 1. Transfer fee Rs.GST 18 % Rs paid vide Receipt No.....Dated.....
- 2. Membership fee charges Rs. 20000/- Receipt No.....GST 18 % Rs.....Dated.....
- 3. Rs. 5,000/- vide receipt No.....dated..... towards adhoc water charge.

(Secretary)

Dt.....

(Vice-President)

Dt.....

(President)

Dt.....

MAINTENANCE AND WATER CHARGES

a) Rs.....vide receipt No.....dated.....towards
monthly maintenance subscription up to.....

b) Rs.....vide receipt No.....dated.....towards
water charges up to.....

Date:...../...../.....

Accountant /Treasurer
JVVFOWA

NOC vide No.....Dated.....Issued.

(VP/President)
JVVFOWA

Received NOC CUM NDC (in original).

Signature: Owner

Name.....

Mob. No.....

Dated

Email ID



JALVAYU VIHAR FLAT OWNERS WELFARE ASSOCIATION
 Jalvayu Vihar, Plot no.8, Pocket-4, Builders Area, Greater Noida, U.P-201310
 ☎ : 0120-3512274 Email id- jvvfowa@gmail.com

**APPLICATION BY BUYER FOR MOVING IN
 AFTER REGISTRATION**

To
 JVVFWA
 Greater Noida

Self-Attested
 Recent photo of
 First Buyer

Self-Attested
 Recent photo of
 Joint Buyer

1. I (First Buyer).....S/W/D/oAND (Joint Buyer)S/W/D/o
 Intend to reside in flat No.....Type.....as Owner.

2. I / We shall move in by

3. Please permit me / us to move in with luggage.

4. The copy of Registration of Flat is enclosed.

5. Mobile No (First Buyer).....Mobile No(Joint Buyer).....

6. Email ID (First Buyer).....Email ID (Joint Buyer).....

SIGNATURE OF FIRST BUYER

SIGNATURE OF JOINT BUYER

Approved/Not approved

To move in by

.....

Secretary/Vice President
 JVVFWA
 Date

Countersigned
 President
 JVVFWA

Distribution:-

1. Buyer
2. Security Main gate.
3. Office copy.