

**RAJASTHAN FINANCIAL CORPORATION
(FR-ARRC)**

No. RFC/HO/FR-ARRC/Gen-77 1207

Dated : 29.10.2005

dt 9-11-2005

**CIRCULAR
(ARRC No. 112)****Reg : Sale of units under possession.**

The existing guidelines pertaining to ARRC contained in PG have been reviewed and to remove the ambiguities, to simplify the procedure further and also to speed up the process of disposal of units under possession, the following provisions of PG Chapter ARRC-I are substituted as under :-

Section 29 - Earnest Money

Bidders / Prospective purchaser, Participating in the auction programme shall pay earnest money @ 5% of the MRV instead of bid amount .

NOTE: The proforma of NIT will have one more column of earnest money. The DGM(R) may therefore forward details of NIT by indicating requisite amount of earnest money against the name of each unit.

Section 36 - initial payment by Highest bidder**1. Initial payment on approval of bid-**

The highest bidder shall deposit difference amount, if any, of the earnest money @ 5% of his final bid(including earnest money already deposited) in cash / cheque / DD on conclusion of auction / sale proceedings / negotiations(Outstation cheque shall not be entertained).

Note: -

1. Earnest money above 5% of sale value shall not be refunded but shall be adjusted in initial payment.

- 2 In case payment by cheque, for the difference amount of the initial payment, then the sale approval letter shall be issued incorporating following condition:

"Letter for approval of Sale will be effective only after realisation of the cheque"

2. Initial payment * after issue of sale letter.

S.No	Sale amount	Initial payment
1	Where sale consideration is above Rs 2.00 lac but upto Rs 5.00 lac	50% of sale price (including payment already received)
2	Where sale consideration is above Rs 5.00 lac but upto Rs 10.00 lac	35% of sale price (including payment already received)
3	Where sale consideration is above Rs 10.00 lac	30% of sale price (including payment already received)

* The term initial payment wherever appearing in the P&G.

Section 38 - Approval of sale:

Point No. (C) may be added at section 38 in PG Chapter- ARRC-1 as under :

After issue of sale letter, case will not be re-opened. However, before issue of sale letter, if higher offer not less than 15% of the sale price at which sale was approved is received may be entertained, provided such offer is accompanied by earnest money of minimum 15% of the total amount offered by the fresh offerer, that should be in the form of DD / Pay Order / Cash.

The decision to approve the sale shall be taken on the spot by the authority / committee to whom the powers have been delegated by the Board and the sale approval letter shall be issued on the same day.

Note: With regard to intimation of auction to original promoter, point No.19 of PG ARRC-1 page No.412 needs to be strictly followed.

Section 40 - Deleted

Section 41 - Disposal of units on cash down basis :

- a) Units where sale consideration is upto Rs 2.00 lac.
- b) Transport loan cases
- c) All sale cases of P&M including movable assets (whether in rented premises or otherwise)

The above orders will be effective from 1.11.2005.

All concerned are advised to make a note of above and make all out efforts to dispose off maximum units in the current Financial Year.


(Karni Singh Rathore)
Chairman & Managing Director

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