

**POWER OF ATTORNEY FOR PURCHASE AND GENERAL MANAGEMENT
OF A HDB FLAT**

A POWER OF ATTORNEY given on the _____ day of March 2012 by me, **BOJJIREDDY SOUJANYA (NRIC NO. S8477350F)** of Block 879 Tampines Avenue 8 #09-270 Singapore 520879 (hereinafter referred to as "the Donor")

WHEREAS:

I am desirous of purchasing and HDB flat from the open market and known as **BLOCK 359 TAMPINES STREET 34 #09-433 SINGAPORE 520359** (hereinafter referred to as "the said flat").

NOW THIS DEED WITNESSETH that I hereby appoint my husband, **MOORI ASHOK KUMAR REDDY (NRIC NO. S7863695E)** of Block 879 Tampines Avenue 8 #09-270 Singapore 520879 (hereinafter referred to as "the Attorney") to be my true and lawful Attorney to act for my behalf to do and perform the following acts and deeds:

PURCHASE OF HDB FLAT

1. Directly from HDB and/or Resale market

- 1.1 To select and purchase the said flat under any of HDB's Eligibility Schemes or any other Schemes, including but not restricted to any deferred payment scheme, as the Attorney shall deem fit and to sign, seal and deliver all documents required under the said Scheme, the Option to Purchase, Sale and Purchase Agreement, Agreement for Lease, Deed of Assignment, Lease-in-Escrow, Lease, Transfer, Letter of Authorization, Option forms and any other documents required by HDB to complete the purchase of the said flat.
- 1.2 To comply with all the terms and conditions of the Eligibility Scheme or any other schemes under which the said flat is to be purchased and to sign all documents required under any such Schemes.

2. Name(s) in which flat is to be purchased

To purchase the said flat in our names, **MOORI ASHOK KUMAR REDDY (NRIC NO. S7863695E)** and **BOJJIREDDY SOUJANYA (NRIC NO. S8477350F)** for such consideration as the Attorney shall deem fit, and for such purpose to enter into any agreement on such terms and conditions as the Attorney deems fit.

3. Manner of holding**3.1 Specific Power**

To purchase the said flat on my behalf as joint tenants and to sign all forms and documents which the HDB requires in connection with such option.

4. Financing

4.1 For the purpose of financing the purchase of the said flat to raise or borrow money from the HDB or any person body corporation or entity (hereinafter referred to as "the financier") upon the security of the said flat and upon such terms and conditions as the Attorney shall deem fit and to give valid receipt for the same.

4.2 For the purpose of securing the repayment of money so raised or borrowed to mortgage the said flat upon such terms and conditions as the Attorney shall deem fit and for effecting such mortgage to sign seal and deliver the Deed of Assignment, Mortgage, Mortgage-in-Escrow and/or any instrument or deed and to do any act or deed necessary and to make or concur in the alteration of any or all of the terms and conditions of the mortgage.

4.3 To accept service of Writs, Summonses, Notices and to defend all legal proceedings brought by such mortgagee or mortgagees in connection with such loan or loans.

5. Utilisation of CPF monies

5.1 To apply to the Central Provident Fund Board (hereinafter referred to as "the CPF Board") for the release of my CPF monies standing to my credit in the Central Provident Fund for all or any of the following purposes:

- (a) for payment, either full or partial (including progress payments) towards the purchase of the flat, the payment of which is to be made to the Housing & Development Board or such other person as the CPF Board think fit to receive such CPF monies;
- (b) for repayment or periodic payments to the financier towards the repayment of any loan taken by me to finance or re-finance the purchase of the said flat;
- (c) for payment towards purchase recess area, the payment of which is to be made to the Housing Development Board or such other person as the CPF Board thinks fit to

receive such CPF monies;

- (d) for payment towards purchase of common area under the conversion of HUDC Leases to Strata Titles by the Housing Development Board, the payment of which is to be made to the Housing Development Board or the approved mortgagee or such other person as the Board thinks fit to receive such monies;
- (e) for repayment or periodic payments to the financier towards the repayment of any loan taken by me to finance or re-finance the purchase of the common area under the conversion of HUDC Leases to Strata Titles by the Housing Development Board;
- (f) for payment of Registration Deposit under the HDB Fiance/Fiancee Scheme, the payment of which is to be made to the Housing & Development Board or such other person as the CPF Board thinks fit to receive such CPF monies;
- (g) for payment of upgrading cost incurred under HDB's Upgrading Programme, the payment of which is to be made to the Housing Development Board or such other person as the CPF Board thinks fit to receive such CPF monies;
- (h) for payment of costs incurred in respect of lift upgrading works by a Town Council, the payment of which is to be made to the Town Council or such other person as the CPF Board thinks fit to receive such monies;
- (i) for payment of any stamp duties, legal fees, survey fees, costs or other charges in connection with the withdrawal of monies for all any of the purposes listed in paragraph 5.1(a) to 5.1(h) above.

- 5.2 To apply to the CPF Board to transfer the whole or part of the amount of my CPF monies standing to my credit in the Retirement Account to my Ordinary Account for all or any of the purposes listed in paragraphs 5.1(a) to 5.1(i), excluding 5.1(g) to 5.1(h).
- 5.3 To obtain from the CPF Board my statement of account or any other statement or account(s) regarding my withdrawal(s) under the CPF Board's Housing Schemes.
- 5.4 To accept and agree to the terms and conditions imposed or as may be imposed by the CPF

Board for the withdrawal/release of my CPF monies under paragraph 5.1.

- 5.5 To sign or execute all forms, documents, notices and deeds which the CPF Board may require or deem necessary for the release of my CPF monies and to comply with all the stipulations and conditions mentioned therein.
- 5.6 To declare to the CPF Board the share of my interest in the said flat including the percentage of coverage under the Home Protection Insurance Scheme in respect of myself and to accept and agree to the terms and conditions imposed under the Home Protection Insurance Scheme and to sign all documents whatsoever which the CPF Board may require of me/us under the Home Protection Insurance Scheme.
- 5.7 Together with the application on my behalf for coverage under the Home Protection Insurance Scheme, to procure and furnish to CPF Board, a declaration of my good health made personally by me in such form and manner as may be required by the CPF Board.
- 5.8 To furnish to the CPF Board all such information, evidence and documents as the CPF Board may require for all or any of the purposes listed in paragraph 5.1(a) to 5.1(i).

6. To View CPF account

- 6.1 To obtain and view my CPF account information, to authorize the HDB to have access to and to view and obtain my CPF account information, and to sign any authorization or other documents thereto.

7. Collection of keys and documents

- 7.1 To collect the keys and take possession of the said flat.
- 7.2 To collect the Sale and Purchase Agreement, Agreement for Lease, Duplicate Lease, Deeds of Assignment and all other documents in connection with the said flat when the same are ready for collection.

8. Insurance

- 8.1 To insure the said flat against any type of risk and if so required by the mortgagee, to so insure with the mortgagee as co-insured, to assign any policy or policies to the HDB or the mortgagee

if so required and to surrender any policy or policies and in connection with the aforesaid to sign seal execute and deliver all forms and documents relating thereto and as may be required by the insurance company and to pay and receive all necessary insurance premia or refund and to obtain valid receipts therefor.

9. Receipt of Monies

- 9.1 To receive any monies due to me and to give a good receipt therefor, which receipt shall wholly exonerate the person paying such monies from seeing to the application thereof or being responsible for the loss or misapplication thereof.
- 9.2 To request for all cheques for any monies due to me to be issued in the name of Donor and/or Attorney.

10. Option

- 10.1 To sign and agree to the terms in the option form and all other forms relating to payment for resale levy/premium under HDB's prevailing terms and conditions of resale.

11. Contra Facility

To submit a request to the HDB for its approval of the contra facility, to agree and to comply with all the terms and conditions of the said contra facility as the Attorney deems fit and in connection therewith to sign and request, authorization, indemnity, or other forms and documents required by the HDB.

12. General Management

- 12.1 To do all such acts and things as may be necessary or expedient in connection with the care, maintenance and/or management of the said flat as fully and effectively as I myself could do, including dealing with or liaising with the approved developer to deal with defects whether covered under the defect liability period and/or extend warranties if applicable or otherwise, and to comply with the terms of the Sale and Purchase Agreement/Agreement for Lease/Lease and all rules and regulations that may be imposed upon the said flat.
- 12.2 To pay all rates, taxes, fees, service and conservancy charges, loan instalments, penalties expenses and other outgoings payable by me for or on account of the said flat or any part thereof.

- 12.3 To make, sign applications and apply for approval to the HDB and/or the approved developer or the appropriate government departments local authority or other competent authority for all and any licences, permissions, planning approval and consents required by any Act of Parliament, Order, statutory instrument, regulation, by-law or otherwise in connection with the management, repairs, renovations, subletting or tenancies, improvement of the flat including the recovery of compensation where such is recoverable with power to give receipts and full discharges therefor.
- 12.4 To sign and seal and as my act and deed deliver any deed or instrument in writing and to do every other thing whatsoever which may be necessary or proper for carrying any agreement for the purchase into complete effect and execution in such manner, including but not restricted to serving notices, liaising with the approved developer and the Singapore Academy of Law, that all the appurtenances may be effectually and absolutely conveyed transferred and assured unto us as herein directed.

General Clauses

- 13.1 To accept service of any writs, summonses, notices or other processes or documents issued by the HDB and defend or deal with and to appear before any judge or other officer in connection with the said flat.
- 13.2 To accept any notices, attend at and take part in any poll and pay any improvement contributions and other charges and expenses incurred by the HDB including any premium, legal, stamp and survey fees and to do all such acts or deeds as may be necessary arising from or in any manner connected to any upgrading works carried out by the HDB on the said flat or in precinct pursuant to the provisions of the Housing & Development Act or any amendments thereto.

I hereby agree to ratify and confirm whatsoever the Attorney shall lawfully do or cause to be done by virtue of this Deed including anything which shall be done between the renovation of this Deed by my death or in any other manner and notice of such revocation reaching the Attorney and I declare that as against me and persons claiming under me everything which the Attorney shall lawfully do or cause to be done in pursuance of this Deed after such revocation as aforesaid shall be valid and effectual in favour of any person claiming the benefit thereof and acting in good faith who before the doing thereof shall not have had express written notice of such revocation.

This Power of Attorney shall be valid for a period of **one (01) years** from the date abovewritten unless sooner revoked on express written notice given to HDB and the Attorney.

IN WITNESS WHEREOF I have hereunto set my hand(s) and seal(s) the day and year first above written.

SIGNED SEALED and DELIVERED by)

BOJJIREDDY SOUJANYA)

in the presence of:-)

BOJJIREDDY SOUJANYA

Notary Public/Singapore Consulate

On this _____ day of _____ A.D. 2012 before me, _____

Notary Public/Singapore Consulate Officer
practicing/officiating at _____

_____, personally appeared **BOJJIREDDY SOUJANYA** who
of my own personal knowledge I know to be the identical persons whose name "**Sgd. BOJJIREDDY SOUJANYA**" is subscribed to the within instrument and acknowledged that they had voluntarily executed this instrument at _____

WITNESS my hand and seal.

Notary Public/Singapore Consulate