

GRANT OF TRANSFER OF DWELLING UNIT BY SALE/BLOOD RELATION

The following documents are required to be submitted by the applicant in case of transfer of dwelling unit by sale/blood relation.

1. Joint application by transferor & transferee as per format at Annexure F-1.
2. Affidavit by Transferor on Non-Judicial stamp paper of Rs. 100/- duly notarized as per annexure-F-2.
3. Affidavit by Transferee on Non-Judicial stamp paper of Rs. 100/- duly notarized as per annexure F-3
4. Undertaking by Transferee on Non-Judicial stamp paper of Rs. 100/- duly notarized as per annexure F-4.
5. Signature of Transferee attested by Bank as per format at annexure F-5.
6. Copy of "No Dues Certificate" from Residents Welfare Association of Society as per annexure F-6.
7. Membership Application form from transferee as per annexure F-7 along with a fee of Rs 2360/-.
8. Payment of processing fees Rs..... including GST (as per para 28.6 of IRWO General Rules as amended time to time) and penalty (if applicable) of Rs..... from the transferor & transferee payable to "Indian Railway Welfare Organization at New Delhi."
9. Self-attested copy of Aadhaar & PAN card of transferor & transferee.

**GRANT OF TRANSFER OF DWELLING UNIT BY (SALE/BLOOD
RELATION)**

The Managing Director
I R W O
New Delhi

Dated.....

Sub: Transfer of Dwelling Unit No.....in Scheme.....

I, (Transferor) am the original allottee/Transferee of above-mentioned dwelling unit as per allotment/NOC letter No.....dated..... I want to transfer the said dwelling unit to Shri/Smt..... (Transferee) s/o/ d/o/w/o..... r/o

AND

I, (Transferee) am interested in getting transfer of the allotment of the said dwelling unit in my name. We request you to issue the necessary No Objection Certificate (NOC) for the same.

Following documents are enclosed as below: -

1. Affidavit by Transferor on non-judicial stamp paper of Rs.100/- duly notarized in Annex.F-2.
2. Affidavit by Transferee on non-judicial stamp paper of Rs.100/- duly notarized in Annex.F-3.
3. Undertaking by Transferee on non-judicial stamp paper of Rs.100/- duly notarized in Annex.F-4.
4. Specimen signatures of transferee duly attested by Bank Manager in Annex.F-5.
5. Four passport size-colored photographs of transferee duly self-attested.
6. Copy of duly executed and registered Conveyance Deed/sale deed.
7. Payment of processing fees Rs..... including GST in addition to any penalty (if applicable) is enclosed vide DD/Online receipt no dated..... from the transferor & transferee payable to "Indian Railway Welfare Organization at New Delhi."
8. Copy of "No dues Certificate" from Residents Welfare Association of Society in Annex.F-6.
9. Self-attested copy of Aadhaar & PAN card of transferor & transferee.

Name: - (Transferor)

Signature
Address
Mobile No.
E-mail ID
Aadhaar No.

Name:- (Transferee)

Signature
Address
Mobile No.
E-mail ID
Aadhaar No.

Witness 1

Signature
Name
Address
Aadhaar No

Witness 2

Signature
Name
Address
Aadhaar No

AFFIDAVIT BY TRANSFEROR

I.....son/wife/daughter/husband of.....
resident of do hereby solemnly affirm and declare as
under: -

1. The said dwelling unit is not under any lien and I have not created any encumbrance on this property and the property is free in all respects.
2. That all financial benefits/costs/refunds pertaining to earlier periods in respect of the dwelling unit being transferred shall accrue to me and not to the transferee. However, if any demand for additional payment in respect of above dwelling unit arise out of any outstanding dues of any nature that shall be borne by the transferee and all future demands of all nature will also be taken care/paid by the transferee i.e. Sh. /Ms. As the transferor by executing the necessary documents before IRWO ceases to have any right, title or interest in the said dwelling unit.
3. That the conveyance Deed /Sale Deed has been registered in my name and a copy of the same is enclosed with the joint application. In case however, under any provision of law any additional stamp duty is demanded subsequently by the Competent Authority for the said and earlier transfers from IRWO the same will be borne by the transferee i.e., Sh./Ms.....

I solemnly declare that the facts mentioned above are true and correct to the best of my knowledge and belief and nothing has been concealed therein at all.

Deponent (Transferor)

Date.....

Place.....

Witness

1. Signature.....
Name.....
Address.....
Aadhaar No.....

2. Signature.....
Name.....
Address.....
Aaddhar No.....

AFFIDAVIT BY TRANSFEREE

I.....son of/daughter of/ wife of.....resident of
.....do hereby
solemnly affirm and declare as under:

1. I accept and admit all terms and conditions of the allotment made by the IRWO to the original/first allottee and ratify these terms and conditions by executing this affidavit and joint application for issue of NOC and I also undertake that the financial benefits/refunds of earlier periods, in respect of flat No..... Rail Vihar..... will hence forth accrue to the transferor. However, if any demand for additional payment in respect of above dwelling unit arise out of any outstanding dues of any nature that shall be borne by the transferee and all future demands of all nature will also be taken care/paid by the transferee as the transferor by executing the necessary documents before IRWO ceases to have any right, title or interest in the said dwelling unit.
2. That any financial benefits/refunds arising on account of excess payment received by IRWO from me after the date of transfer will accrue to me and not to the transferor.
3. That the conveyance Deed /Sale Deed has been registered in the name of transferor and a copy of the same is enclosed with the joint application. In case however, under any provision of law any additional stamp duty is demanded by the Competent Authority for the said and earlier transfers from IRWO the same will be borne by me.

I confirm that the facts mentioned above are correct to the best of my knowledge and nothing has been concealed herein at all.

Deponent

Date.....

Place.....

Signature (Transferee).....

Name.....

Aadhaar No.....

Witness

1. Signature

Name.....

Address.....

Aadhaar No.....

2. Signature

Name.....

Address.....

Aadhaar No.....

UNDERTAKING (FROM TRANSFEREE)

WHEREAS Mr./Ms.....(Name of Transferor) son/daughter/spouse of resident of..... as a result of an application made to the Indian Railway Welfare Organisation (IRWO) have been allotted Type Flat No. on floor, Block No. located in (Hereinafter called the flat/dwelling unit).

AND WHEREAS I am interested in getting transfer of above property in my name. I am eligible being _____.

AND WHEREAS the original allottee named above has requested IRWO to transfer the above property in my name.

I have gone through IRWO General Rules and amendments thereof and pending approval of the application for transfer of the dwelling unit/flat, I give the following undertaking in case the request for transfer is accepted by IRWO.

I will abide by all the Rules and terms and conditions laid down in the General Rules as amended from time to time and all other rules/instruction issued by IRWO from time to time.

I will get conveyance deed registered with the concerned authority at our own cost and expense.

If I fail to fulfill the undertaking given herein above, the transfer in my name is liable to be cancelled.

Signed by me on _____ day of _____ Two thousandat.....

In presence of

Signature of Transferee

Witness

Signature

Name.....

Address.....

Aadhaar No.....

ATTESTATION OF SIGNATURE BY BANK

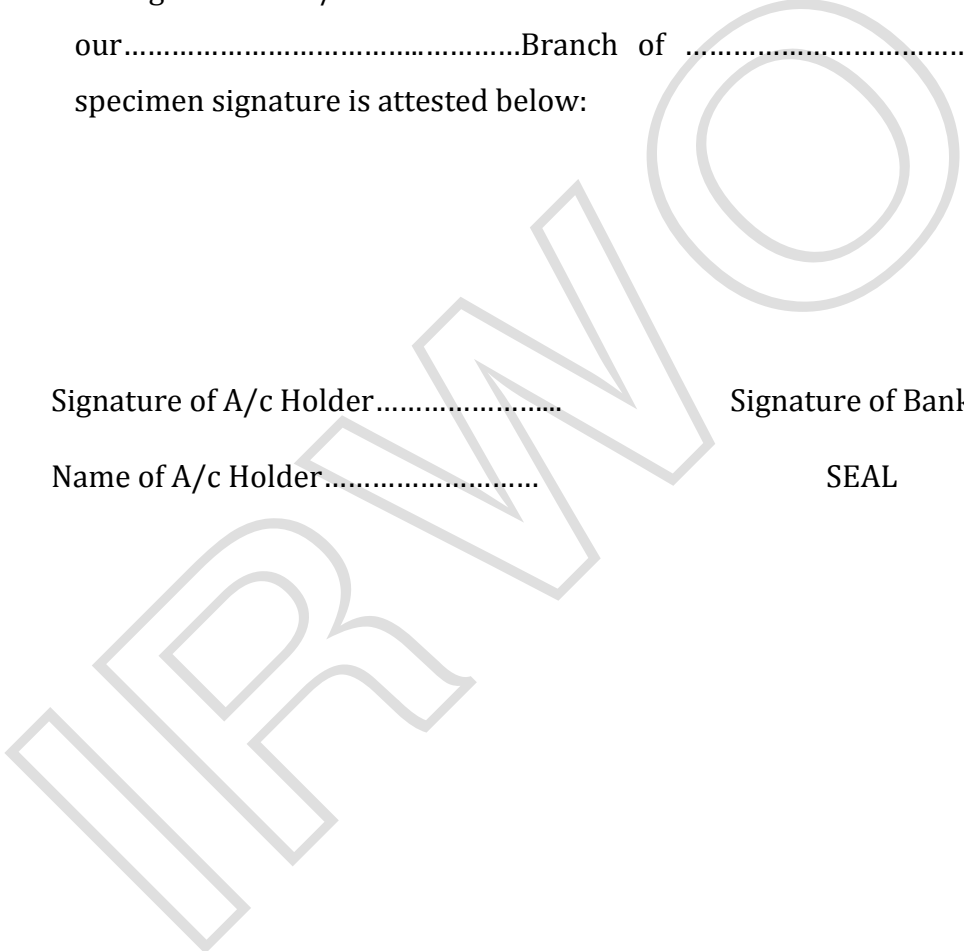
This is to certify that Shri/Smt.....is holding a
Saving Bank/Current Account No..... with
our.....Branch ofHis/her
specimen signature is attested below:

Signature of A/c Holder.....

Name of A/c Holder.....

Signature of Bank Manager

SEAL



**RAIL VIHAR SOCIETY
(Address)**

To
The Managing Director
Indian Railway Welfare Organisation
Railway Complex Shivaji Bridge
New Delhi

Sir,

Sub: No dues certificate in respect of DU No..... at.....

Dwelling Unit No. Type Block No.was
allotted by IRWO in favour of Smt./ Shriin.....
Project. Smt./Shri has requested us to issue NOC in
respect of aforesaid Dwelling Unit. It is hereby certified that no dues are
outstanding against Shri/Smt.up to in
respect of the said Dwelling Unit as per records available with the Society.

Yours faithfully

for Rail Vihar Society

INDIAN RAILWAY WELFARE ORGANISATION

Membership Application Form for Rail Vihar

(To be filled by transferee for a specific Project In case of transfer of DU)

(To be filled up in block letters)

For office use only

Membership No. of Specific Scheme
Allotted.....

Photograph
Applicant

1. **Applicant's Name (Full Name)**
2. **Father's/Husband Full Name**
3. **Date of Birth**
4. **PAN No.**
5. **Aadhar Number**
6. **E-mail ID**
7. **Mobile No.**
8. **Correspondence Address: -**
9. **Permanent address of Applicant**
10. **Membership Fee payment Details: Amount: Rs. 2360/- (including 18% GST). Details of Bank Draft/Cheque No and Date Name of Bank and Branch to be enclosed**

OR

Bank Details for Online trans are: -

Bank Name: AU Small Finance Bank
**Branch Name: Delhi Connaught Place Shop No. K-16, Plot No 2
Block K-2, Connaught Circus, Outer Circle
Central Delhi-110001**
SB A/C NO. 2301263553686177.
IFSC Code: AUBL0002635

DECLARATION BY THE APPLICANT

I hereby declare that the particulars given above are correct and I have not willfully suppressed any material information. I understand that I will be disqualified from membership (for the specific scheme) and /or Booking /Allotment of dwelling unit, if at any time any of the said particulars are found to be incorrect.

I also undertake to abide by all rules and instructions that may be issued from time to time by Indian Railway Welfare Organisation (IRWO).

Place:

Signature of Applicant

Date:

Countersigned by
(Please refer Instructions.)

INSTRUCTIONS

1. Application Form must be filled in block letters in English and sent to the Managing Director, IRWO, Railway Office Complex, Shivaji Bridge (Behind Shankar Market), New Delhi-110001 by Registered Post along with A/c Payee Draft for Rs.2360/- drawn in favour of IRWO payable at New Delhi. No cash or cheque will be accepted. Membership Fee of Rs. 2360/- (including 18% GST) is non-refundable.
2. Any change in Mailing Address should be immediately intimated to IRWO Office.
3. Incomplete /invalid /illegible applications are likely to be rejected. No correspondence in this regard shall be entertained.
4. Applicants must submit self-attested copy each of PAN Card & Aadhar Card.

Note:

Read IRWO General Rules before filling the form. Latest amendments to the General Rules are also available on IRWO website, <http://www.irwo.net>.

Application should be submitted to Managing Director, IRWO, Railway Complex, Shivaji Bridge, Behind Shankar Market, New Delhi-110001.