

Date: 20.07.2020

DECLARATION FOR ENCUMBERANCES

We hereby declare, confirm and place on record that the Property mentioned in the Schedule below are free from all encumbrances, charges, liens, lispensens save and except:

Details of Mortgage/Charge

Sl No.	Source	O/s (Rs. In Cr.)	Security Details
1	Bajaj Housing Finance Limited	40,00,00,000/- (Rupees Forty Crores Only)	<ol style="list-style-type: none"> 1. Exclusive charge by way of mortgage on the Property mentioned in the Schedule. 2. Exclusive charge by way of Hypothecation of current assets: including receivables pertaining to the Developer's Allocation, both present & future. 3. Charge on customer advances/receivables/sale proceeds (to the extent pertaining to the Developer's Allocation) of the project units etc by way of bipartite agreement between the borrower & escrow bank (i.e. with IndusInd Bank) into the designated account (escrow account).

SCHEDULE

ALL THAT piece and parcel of land containing by admeasurement an area of 11 Bighas 9 Cottahs 12 Chittacks 38 Square feet (more or less) together with the messuages, tenements hereditamens, buildings, sheds, godowns outhouses situate lying at and being premises no. 6, Pagladanga Road, Police Station - Tangra, Kolkata - 700015 registration office Sub-District Sealdah in the District of 24 Parganas (South) and butted and bounded as follows:-

P S Group Realty Pvt. Ltd.

- ON THE NORTH : By Pagladanga Road;
- ON THE SOUTH : Partly by Pagladanga Road and partly by the Land vested in the Government of West Bengal;
- ON THE EAST : Partly by Pagladanga Road and partly by the Land vested in the Government of West Bengal ;
- ON THE WEST : Partly by Premises No. 5 Pagladanga Road and partly by the Land vested in the Government of West Bengal

PS GROUP REALTY PVT. LTD.

Pranab Chatterjee

Director

P S Group Realty Pvt. Ltd.