

ANNEXURE - B

ANU MASKARA & SUNIL KUMAR MASKARA

a) Calculation of interest claim during Construction Grace Period

Principal Amount (90% of Purchase Consideration)	9,515,935
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Period	SBI PLR	No. of days	Simple Interest	Remarks
Mar-17	14.00%	31	113,148	Grace Period
Apr-17	13.85%	30	108,325	
May-17	13.85%	31	111,936	
Jun-17	13.85%	30	108,325	
Jul-17	13.75%	31	111,128	
Aug-17	13.75%	31	111,128	
Sub-total (A)			663,991	

b) Calculation of interest claim during Extended Construction Grace Period

Principal Amount (90% of Purchase Consideration)	9,515,935
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Period	SBI PLR	SBI PLR + 2%	No. of days	Simple Interest	Remarks
Sep-17	13.75%	15.75%	30	123,186	Extended Grace Period
Oct-17	13.70%	15.70%	31	126,888	
Nov-17	13.70%	15.70%	30	122,795	
Dec-17	13.70%	15.70%	31	126,888	
Jan-18	13.40%	15.40%	31	124,463	
Feb-18	13.40%	15.40%	28	112,418	
Sub-total (B)				736,638	

c) Calculation of interest claim Post Extended Construction Grace Period

Principal Amount (90% of Purchase Consideration)	9,515,935
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Period	Rate of interest	No. of days	Simple Interest	Remarks
Mar-18	18.00%	31	145,476	Post Extended Grace Period
Apr-18	18.00%	30	140,784	
May-18	18.00%	31	145,476	
Jun-18	18.00%	30	140,784	
Jul-18	18.00%	31	145,476	
Aug-18	18.00%	31	145,476	
Sep-18	18.00%	30	140,784	
Oct-18	18.00%	31	145,476	
Nov-18	18.00%	30	140,784	
Dec-18	18.00%	31	145,476	
Jan-19	18.00%	31	145,476	
Feb-19	18.00%	28	131,398	
Mar-19	18.00%	31	145,476	
Apr-19	18.00%	30	140,784	
May-19	18.00%	31	145,476	
Jun-19	18.00%	30	140,784	
Jul-19	18.00%	31	145,476	
1-Aug-19 to 4-Aug-19	18.00%	4	18,771	
Sub-total (C)			2,449,636	

d) Calculation of interest claim Post Extended Construction Grace Period (after making balance 10% payment)

Principal Amount (100% of Purchase Consideration plus EDC amount) 10,900,353

Period	Rate of interest	No. of days	Simple Interest	Remarks
5-Aug-19 to 31-Aug-19	18.00%	31	145,476	Post Extended
Sep-19	18.00%	30	140,784	
Oct-19	18.00%	31	145,476	

Nov-19	18.00%	30	140,784	Grace Period
1-Dec-19 to 15-Dec-19	18.00%	15	70,392	
Sub-total (D)			642,912	

Interest claim during Construction Grace Period (A)	663,991
Interest claim during Extended Construction Grace Period (B)	736,638
interest claim Post Extended Construction Grace Period (C+D)	3,092,549
1. Total Claim on account of compensation for delay in handover (A+B+C+D)	4,493,177
2. Claim on account of suffering, trauma and mental agony	1,000,000
3. Claim on account of legal costs.	200,000
Grand -Total (1+2+3)	5,693,177