



(A Govt. of India Undertaking)

Retail Loan Express

16/15, WEA, Arya Samaj Road

Karol Bagh, New Delhi

Phone: 011-28755515/0594/2093, 9949997726

E-mail : bm2476@andhrabank.co.in, rleandhrabank@gmail.com

Letter No. 2476/RLE/

Date : 21.12.2016

✓ M/s Vatika Sovereign Park Pvt Ltd,
Vatika Triangle, 4TH Floor, Sushant lok-I,
Phase-I, Block-A,
Mehrauli – Gurgaon Road, Gurgaon – 122002.

Dear sir,

Re : Approval for financing flats in the project " **Vatika Sovereign Park**" Located at Sector - 99, Village Kherki Majra – Dhankot, Dist – Gurgaon, Haryana – 122002 (through our RLE New Delhi only).

Ref : Your request for Financing by way of Housing Loans to prospective Buyers of Flats in your above named Project

With reference to the above, we are pleased to inform that your project "**Vatika Sovereign Park**" is approved for consideration of Housing Loans to individual buyers of residential Flats by our Bank through our **Retail Loan Express at New Delhi**. This will enable us in financing the flats in your ongoing project at "**Vatika Sovereign Park**" located at Sector - 99, Village Kherki Majra – Dhankot, Dist – Gurgaon, Haryana – 122002

The approval is subject to fulfilling the following terms and conditions by you.

1. Loan will be disbursed to eligible applicants assessing the repayment capacity/eligibility of loan as per bank norm under Construction Linked Plan only.
2. You are required to give consent for signing of Tripartite Agreement as per the bank's Performa which is required to be signed at the time of loan disbursement (format attached).
3. No Objection Certificate is required to be submitted from the project financing Bank/FI, if applicable, and the same is to be arranged by you for the individual flats financed by our bank before disbursement of the loan.
4. You are expected to keep the Bank informed in case of change in status of project encumbrance.
5. Sale/Transfer/Conveyance/Lease/sub-lease Deed, as the case may be, would be executed in favour of home loan borrower to complete the Equitable Mortgage formalities with bank. The Title deed as and when executed to be handed over directly to the Bank only.
6. Confirmation Letter that bank charge is recorded for the flat financed by us and no other charge will be created on units financed by bank.



(Signature)

7. Please note that you will not sell/mortgage/have lien on units financed by us without prior permission from the bank.
8. You are requesting to submit Copies of approval letters from Fire Department.
9. **This approval is valid for sanctioning the Housing loans through our Retail Loan Express, New Delhi only.**

We hereby presume that all the material facts relating to the project have been disclosed to us and the approval automatically stands cancelled, if any of the material fact is not disclosed and/or found to be at variance with statutory laws or in anyway detrimental to the interest of project or allottees of flats.

We hereby inform that our Bank is willing to sanction loans to the prospective buyers of the flats in your above ongoing project under **Construction Linked Plan** subject to compliance of KYC norms and fulfilment of bank's lending norms by the individual buyers.

You may use our Logo and Bank's name in all your publicity materials for this project as Financing Bank for Housing Loans. In addition to the above contact numbers, the following officials of our Bank may also be contacted.

Mr. Lalit Mohan Sharda (9990902604),

Mr. Rajesh Trehan (9810210921) and

Mr Manish Gupta (9968271627),

A copy of our Housing Loan Scheme details, Housing Loan Application Form are enclosed.

We look forward for a long standing relationship with you and assure you best of our services to you and to the prospective buyers of flats from you.

Thanking you,

Yours sincerely,



(P.V.V. Satyanarayana)

Asst. General Manager



ICICI Bank Home Loan

To

The Director ,

Vatika Limited
Vatika Triangle, 4th Floor
Sushant Lok, Phase I, Block A
Mehrauli-Gurgaon Road

Date: 05/Jan / 2015

Dear Sir,

Sub: Your application to ICICI Bank Ltd. For the approval of your Project "**Sovereign Park**" situated at "**GURGAON**"

With respect to the above subject, we are pleased to inform you that we have accepted your application and approved the aforesaid project subject to the terms mentioned herein under.

1. It is presumed that all material facts concerning the project have been disclosed to us. Kindly note that the approved would stand canceled if any material fact is not disclosed and the same is found to be at variance with the statutory laws required to be fulfilled or in any other way determined to the interests of the project and its members.
2. ICICI Bank Ltd. Requests your co-operation in providing any further information or document that we may require regarding the project.
3. The approval in effect enables the members who have booked in the project to apply for a Home Loan to ICICI Bank Ltd, ICICI Bank Ltd would assess the repayment capacity of each applicant according to its norms to grant a loan and we reserve the right to reject any application that does not fit into our norms.
4. After approval of loan, customer needs to submit the documents as per Procedure & Draft (P&D) for availing the disbursement.
5. We would require marketing layout plans for unit/towers with saleable area before first disbursement.
6. The disbursement shall happen in CLP plan only.

In Case of all future correspondence regarding this project and individual cases in this project, APF No-" GUR /14/ 8030"

We thank you for your interest in ICICI Bank Ltd and look forward to a long and a mutually rewarding association with you.

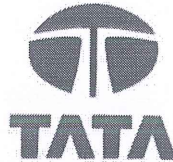
Best Regards,

Your sincerely,

For ICICI Bank Ltd.
Authorized Signatory


Regd. Office: Land Mark,
Race Course Circle,
Vadodra 390 007, India

• Ahmedabad 33667777 • Andhra Pradesh 7306667777 • Bengaluru 33667777
• Bhopal 33667777 • Bhubaneshwar 33667777 • Bihar 8102667777 • Chandigarh
33667777 • Chennai 33667777 • Dehradun 33667777 • Delhi 33667777 • Ernakulam
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• Himachal Pradesh 9817667777 • Hyderabad 33667777 • Jaipur 33667777
• Karnataka 8088667777 • Kerala 9020667777 • Kolkata 33667777 • Lucknow
33667777 • Madhya Pradesh 90986 67777 • Maharashtra 9021667777 • Mumbai
33667777 • Orissa 9692667777 • Panaji 33667777 • Patna 33667777 • Punjab
7307667777 • Raipur 33667777 • Rajasthan 7877667777 • Ranchi 33667777 • Shimla
33667777 • Tamil nadu 7305667777 • Uttar Pradesh 8081667777 • West Bengal
8101667777



To,

M/s Vatika Sovereign Park Pvt Ltd
Village Kherki Majra-Dhankot, Sector 99,
Urban Area Gurgaon,

Date: 21st June'2016

Subject: Your application to TCHFL for the approval of your Project "**Sovereign Park**", Situated at Village Kherki Majra-Dhankot, Sector 99, Urban Area Gurgaon under Construction Link Payment.

Dear Sir,

Reference to the above, we are pleased to inform you that we have accepted your application and approved the aforesaid Project subject to the terms mentioned herein under:

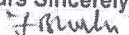
1. The approval in effect enables the members who have booked property in the Project to apply for a Home Loan to TCHFL. TCHFL would assess repayment capacity of the applicants and grant them Home Loan as per its Policy guidelines. At any point of time, TCHFL reserves the right to reject any application not fitting into its norms.
2. We presume that all material facts concerning the Project have been disclosed to us. Kindly take note that the approval would stand cancelled if any material fact is not disclosed and the same is found to be in variance with the statutory laws required to be fulfilled or in any other way detrimental to the interest of the end consumers.
3. TCHFL requests your co-operation in providing any further information or document that we may require while processing individual loan applications.
4. Project is approved under CLP
5. Disbursement under CLP manner only. Any deviation between builder demand and technical stage as per technical will require Head Technical/Risk approval.
6. Only unites recommended in technical reports to be funded.
7. Original/Copy of Lien Release Letter / NOC issued by Current Charge IDBI Trustee in favor of TCHFL in respect of the unit being mortgaged.
8. Disbursement through escrow A/c or any other account as designated by IDBI Trustee.
9. Original Multi-Partite Agreement (in the prescribed format) executed by Vatika Sovereign Park Pvt Ltd earlier known as Planet Earth Estates Pvt Ltd and Vatika Ltd in favor of TCHFL
10. Copy of Clearances (Pollution, Fire, Forest, etc.) as applicable issued by the concerned authorities in respect of the said property.
11. Original Undertaking submitted by Vatika Sovereign Park Pvt Ltd earlier known as Planet Earth Estates Pvt Ltd to TCHFL for compliance with the terms and conditions of approvals granted by competent authorities such as timely deposition of development charges, timely completion of construction in accordance with approved plans, etc.
12. Copy of Letter of Intent issued by DTCP (Haryana) in favor of Planet Earth Estates Pvt Ltd in respect of the said property.
13. Compliance of all other documentation as per legal report.
14. APF letter either from India bulls/ HDFC Bank/ ICICI Bank

In case of all future correspondence regarding this Project and/or individual loan applications, please quote the project Approval No **APF/North-1/Delhi/2016/06/000002** assigned to your project.

We thank you for your interest shown in TCHFL and look forward for a long and mutually rewarding relationship with you.

Best Regards,

Yours Sincerely,


For Tata Capital Housing Finance Ltd
(Authorized Signatory)

TATA CAPITAL HOUSING FINANCE LIMITED

Corporate Identity Number U67190MH2008PLC187552

SCO 13-2nd Floor HUDA Complex Sector 14 Old Delhi Gurgaon Road Gurgaon 122001

Tel 91 124 6599919 Web www.tatacapital.com

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