



H. M. Holdings

July 29, 2022

TO WHOMSOEVER IT MAY CONCERN

We, M/s. H.M. Holdings, the lessees of Hill View Plot 8 A land (C. S. No 458) and Hill View Plot 8 B land (C. S. No 459), situate at N. S. Patkar Marg, Gamdevi, Mumbai - 400 007 more particularly described in the First Schedule and Second Schedule respectively, hereunder written (hereinafter referred to as **"the said Lands"**), do hereby state and declare as follows for project **"Central Park"**:

1. We say that we are the lessees of the said Lands and the Municipal Corporation of Greater Mumbai (**"MCGM"**) is the owner of the same. We further say that there are no pending litigations affecting our title as the lessee of the said Lands.

2. We state that, we have filed the following litigations with respect to the said Lands:

Sr. No.	Land	Court	Litigation details	Defendants	Whether any preventive/ Injunction/Interim Order is passed	Present Status
1.	Hill View 8A Land	Hon'ble Bombay High Court	Writ Petition No. 1730 of 2009	(i) MCGM; (ii) The Commissioner of Municipal Corporation of Greater Mumbai and (iii) The Assistant Commissioner (Estates), Municipal Corporation of Greater Mumbai.	Order dated April 23, 2015 passed by J. Mohit Shah and J. G.S. Kulkarni	Admitted
2.	Hill View 8B Land	Hon'ble Bombay High Court	Writ Petition No. 947 of 2010	(i) MCGM; (ii) The Commissioner of Municipal Corporation of Greater Mumbai and (iii) The Assistant Commissioner (Estates), Municipal Corporation of Greater Mumbai.	Order dated July 01, 2015 passed by J. Mohit Shah and J. A.K. Menon	Admitted



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3. In addition to the aforesaid, there are certain other writ petitions pending where we are not parties, in the High Court, Bombay pertaining to (i) levy of premium/transfer fee in respect of all lands owned by MCGM; (ii) lease tenure of 30 years; and (iii) enhanced lease rent payable to MCGM (including W.P.No.1251 of 2014).
4. We further say that we have not mortgaged our interest in the said Lands, or created any encumbrance on the said Lands or borrowed any money against our interest in the said Lands.

FIRST SCHEDULE

(Description of the Hill View Plot 8A land)

ALL THAT piece or parcel of leasehold land and admeasuring 409.82 square meters (as per title documents) and 408.99 square meters (as per title documents), bearing Plot No. 8A of Gamdevi Estate of Municipal Corporation of Greater Mumbai and bearing Cadastral Survey No. 458 of the Malabar and Cumballa Hill Division and building known as "Hill View" then standing thereon (presently demolished) situate at N. S. Patkar Marg, Gamdevi, Mumbai 400 007, within the Registration District and City of Mumbai and bounded as follows:

On or towards the East	: By land laid out as a service passage.
On or towards the West	: By Nyayamurti Sitaram Patkar Marg (formerly Hughes Road)
On or towards the North	: By Plot No. 7 of the Gamdevi Estate.
On or towards the South	: By Plot No. 8B of the Gamdevi Estate

SECOND SCHEDULE

(Description of the Hill View Plot 8B land)

ALL THAT piece or parcel of leasehold land and admeasuring 400.70 square meters (as per title documents) and 407.39 square meters (as per title documents), bearing Plot No. 8B of Gamdevi Estate of Municipal Corporation of Greater Mumbai and bearing Cadastral Survey No. 459 of the Malabar and Cumballa Hill Division and building known as "Hill View" then standing thereon (presently demolished) situate at N. S. Patkar Marg, Gamdevi, Mumbai 400 007, within the Registration District and City of Mumbai and bounded as follows:

On or towards the East	: By land laid out as a service passage
On or towards the West	: By Nyayamurti Sitaram Patkar Marg (formerly Hughes Road)
On or towards the North	: By Plot No. 8A of the Gamdevi Estate
On or towards the South	: By Plot No. 9 of the Gamdevi Estate

For M/s. H. M. Holdings,


Mr. Jaydev Mody
Partner.

