

Subject: Changes with regard to encumbrances on the Project 'Kalpataru Vienta Tower B' ("the Project") (Registration No. P51800023768) for securing repayment of Financial Facilities.

TO WHOMSOEVER IT MAY CONCERN

This is in furtherance to the Title Certificate dated December 13, 2019 and Encumbrance Certificate dated December 13, 2019 submitted at the time of application for Registration and subsequent disclosure dated March 20, 2020, by Kalpataru Retail Ventures Private Limited (the Promoter). As the Promoter of the Project, as registered with MahaRERA under Section 4(2) of the Real Estate (Regulation and Development) Act, 2016 and Rules made thereunder applicable in the state of Maharashtra, we hereby disclose and submit as under:

Upon full repayment of the financial facility availed by the Promoter from JM Financial Credit Solutions Limited, the existing charge over the Project property in favour of Vistra ITCL (India) Limited has become first and exclusive charge.

In pursuance of Section 11(4)(h) of the Act, the Promoter hereby further states that aforesaid charge on the Project has not affected the rights and interest of the allottee(s) who has taken or agreed to take apartment(s) in the aforementioned Project.

For Kalpataru Retail Ventures Private Limited

Authorized Signatory

Date: 28-Mar-2020