

S.S. Gelda & Co.

Chartered Accountants

B-54, Patel Nagar IInd, Ghaziabad, Uttar Pradesh 201301

CA

Annexure 'G'

TO WHOMSOEVER IT MAY CONCERN

We confirm that M/s. KV Developers Private Limited having its registered office at T-19, Lower Ground, Green Park, New Delhi South Delhi 110016, has the following list of charges existing as on date. There are no charges other than charge mentioned below:

SNo	SRN	Charge Id	Charge Holder Name	Date of Creation	Date of Satisfaction	Amount	
1	G42203588	100093161	LIC HOUSING FINANCE LTD	18/04/2017	-	9000000000.00	Bombay Life Bldg., 2nd Floor, 45/47, Veer Nariman Road, MUMBAI-400001, Maharashtra

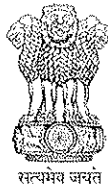
For SS Gelda & Co.
Chartered Accountants

CA Shweta Bansal
Partner
M. No. 411278

Date: 18.07.2017
Place: Ghaziabad

FORM NO. CHG-1

[Pursuant to sections 77,78 and 79 and pursuant to Section 384 read with 77,78 and 79 of the Companies Act, 2013 and Rule 3(1) of the Companies (Registration of Charges) Rules 2014]



Application for registration of creation, modification of charge (other than those related to debentures) including particulars of modification of charge by Asset Reconstruction Company in terms of Securitization and Reconstruction of Financial Assets and Enforcement of Securities Interest Act, 2002 (SARFAESI)

Form language ☒ English ☐ Hindi

Refer the instruction kit for filing the form.

1. (a) *Corporate identity number (CIN) or foreign company registration number (FCRN) of the company

U70102DL2012PTC241987

Pre-fill

- (b) Global location number (GLN) of company

2. (a) Name of the company

K V DEVELOPERS PRIVATE LIMITED

- (b) Address of the registered office or the principal place of business in India of the company

D-131, Second Floor,
Mohammadpur, Bhikaji Cama Place,
New Delhi
South West Delhi
Delhi
110066

- (c) email id of the company

manishkumar.co@gmail.com

3. (a) *This form is for registration of

☒ Creation of charge ☐ Modification of charge

4. *Whether the applicant is

☒ The Company ☐ The charge holder

5. Whether the form is being filed

(i) * Beyond 30 days but within 300 days from the date of creation or modification ☐ Yes ☒ No

(iii) Beyond 300 days ☐ Yes ☒ No

(If the delay of the Form is filed beyond 300 days, the application will be required to be made to Central Government for extension of any further time)

7. (a) *Date of the instrument creating or modifying the charge

18/04/2017

(DD/MM/YYYY)

- (b) * Nature, description and brief particulars of the instrument(s) creating or modifying the charge

Creation of charge over receivables of the Company in terms of the Hypothecation Deed dated 28/03/2017 and indenture of mortgage dated 18/04/2017 in relation to project land measuring 19986 sq. metres located at DV GH 09B Sector -4 Techzone Greater Noida UP to secure loan facility for Rs. 90 Crores in terms of Loan Agreement dated 28/03/2017

- (c) *Whether charge is created or modified outside India

☐ Yes ☒ No

8. Type of charge

^(a) A charge on

- | | |
|--|--|
| ☐ Uncalled share capital | ☐ Calls made but not paid |
| ☒ Immovable property or any interest therein | ☒ Movable property |
| ☒ Floating charge | ☐ Motor Vehicle (Hypothecation) |
| ☐ Any property for securing the issue of secured deposits | ☐ Goodwill |
| ☐ Patent | ☐ Licence under a patent |
| ☐ Trade mark | ☐ Copyright |
| ☐ Book debts | ☐ Ship or any share in a ship |
| ☐ Solely of Property situated outside India | ☐ Others |

9. (a) *Whether consortium finance is involved ☐ Yes ☒ No

(b) *Whether joint charge is involved ☐ Yes ☒ No

(c) *Number of charge holder(s)

(Note: Please attach a complete list of charge holders, details of their extent to the charge, particulars of property charged, amount secured etc.)

10. Particulars of the charge holder (In case charge is modified in favour of ARC or assignee, enter the particulars of ARC or assignee)

Category

[Get list of chargeholders](#)

Name

In case of others, specify

CIN, if applicable [Pre-fill](#)

* Name

Address* Line I

Line II

* City

* State

*ISO country code

Country

* Pin code

* e-mail id

* Whether charge holder is having a valid Income Tax PAN ☒ Yes ☐ No

Income tax-Permanent Account Number (PAN)

BSR Code / Branch Code

11.(a) *Amount secured by the charge (in Rs.)

900,000,000.00

(In case the amount is in foreign currency, rupee equivalent to be stated)

(In case of modification/ rectification of charge, enter the amount secured by the charge after such modification)

(b) Amount secured by the charge in words

Rupees Ninety Crore only

(c) In case amount secured by the charge is in foreign currency, mention details

NOT APPLICABLE

12. Brief particulars of the principal terms and conditions and extent and operation of the charge

(a) Date of Creating Security Interest by actual/ constructive deposit of title deeds within bank/ housing finance company

18/04/2017 (DD/MM/YYYY)

(b) Borrower's customer/account number

(c) *Rate of interest

15.20 % per annum floating

(d) Repayment term (in months)

42

(e) *Terms of Repayment

after completion of moratorium period of 21 months from the first disbursement repayment in 20 monthly installment of Rs. 4.28 Cr. each and the last 21 installment of rs. 4.40 cr.

(f) Nature of facility

(g) Date of Disbursement

(DD/MM/YYYY)

(h) Miscellaneous narrative information

(i) *Margin

As per the attachments

(j) *Extent and operation of the charge

Charge over the project land of the Company measuring 19986 sq. metres located at DV GH 09B Sector -4 Techzone Greater Noida UP for availing loan facility for Rs. 90 Crores.

(k) Others

13. In case of acquisition of property, subjected to charge, furnish the details relating to the existing charge on the property so acquired

(a) Date of instrument creating or evidencing the charge (DD/MM/YYYY)

(b) Description of the instrument creating or evidencing the charge

(c) Date of acquisition of the property (DD/MM/YYYY)

(d) Amount of the charge (in Rs.)

(e) Particulars of the property charged

14. *Short particulars of the property or asset(s) charged (including complete address and location of the property)

Project Land measuring 19986 sq. metres located at DV GH 09B Sector -4 Techzone Greater Noida UP for availing loan facility for Rs. 90 Crores.

☒ Plot Unit ☐ Dwelling Interest

Evaluated Price of Asset as on
Security interest Creation date

900,000,000.00

Nature of Property

Plot

PLOT ID Number

DV GH 09B

*Survey No. / Gat No. etc.

DV GH 09B

Street Number & Name

Sector /Block Number

Locality

Sector-4 Techzone

Landmark

Village/Town Name

Greater Noida west

Taluka

District

Gautam Buddha Nagar

State

Uttar Pradesh-UP

Pin Code

201306

*Latitude

28.5859

*Longitude

77.4359

Area of plot (Sq. feet, Sq. meter, Acre,
Gunta, Cents, Hectares)

19986 sq. meters

Bounded by	
By North	By South
By East	By West

*Survey number, GAT number, Khesra number, Khweta number, Mouza number, Phase number or any other such similar representation in various states or union territories can be captured in this field.

(All the fields should be captured as appearing in the revenue record, flat no, house no, Municipal Office/Municipal Corporation/ Grampanchayat are to be specified and also the area of the immovable property as well as boundaries)

15. Description of the document by which the company acquired the title

Number of title documents deposited by customer

16. (a) *Whether any of the property or interest therein under reference is not registered in the name of the company

☐ Yes ☒ No

17. * Date of creation/last modification prior to the present modification (DD/MM/YYYY)

Attachments

List of attachments

1. *Instrument(s) of creation or modification of charge;

Attach

4. Optional attachment(s), if any

Attach

Hypotication.pdf
MORTGAGE DEED.pdf

Remove attachment

Declaration

☒ I am authorized by the Board of Directors of the Company vide resolution no* 05 * dated 10/04/2017 to sign this form and declare that all the requirements of Companies Act, 2013 and the rules made thereunder in respect of the subject matter of this form and matters incidental thereto have been complied with. I also declare that all the information given herein above is true, correct and complete and as per the attached charge instrument (s) or documents(s) and nothing material has been suppressed. A copy of the attached charge instrument(s) or document(s) is/are available at the registered office or principal place of business in India of the company.

To be digitally signed by

Director or manager or secretary or CEO or CFO (In case of an Indian company)
or an authorised representative (In case of a foreign company)

AMAN AGARWAL
Digitally signed by AMAN AGARWAL
DN: cn=AMAN AGARWAL, o=, ou=, email=, c=IN

Designation

DIN of the director; PAN of the manager or CEO or CFO or authorised representative; or membership number of company secretary

03470240

Declaration

- ☒ I/ we confirm that the attached charge instrument(s) or document(s) is/ are true copies of the original which is/are available with the charge holder and/ or assignee and all the information and particulars mentioned above are derived there from are concisely and correctly stated. I/ we am/ are duly authorised to sign this form.
- ☒ I/ we am/are a multilateral/International financial institution who has/have been exempted from payment of income tax in India under the UN Privileges and Immunities Act.

To be digitally signed by

Charge holder

PAN of the Charge holder

Certificate by practicing professional

I declare that I have been duly engaged for the purpose of certification of this form. It is hereby certified that I have gone through the provisions of the Companies Act, 2013 and rules thereunder for the subject matter of this form and matters incidental thereto and I have verified the above particulars (including attachment(s)) from the original/certified records maintained by the Company/applicant which is subject matter of this form and found them to be true, correct and complete and no information material to this form has been suppressed. I further certify that:

- i. The said records have been properly prepared, signed by the required officers of the Company and maintained as per the relevant provisions of the Companies Act, 2013 and were found to be in order;
- ii. All the required attachments have been completely and legibly attached to this form.

To be digitally signed by

- ☐ Chartered accountant (in whole-time practice); or
- ☐ Cost accountant (in whole-time practice); or
- ☒ Company secretary (in whole-time practice)

Whether associate or fellow

☐ Associate ☒ Fellow

Membership number

8580

Certificate of Practice number

9665

Note: Attention is also drawn to provisions of Section 447, section 448 and 449 of the Companies Act, 2013 which provide for punishment for fraud, punishment for false statement and punishment for false evidence respectively.

Modify

Check Form

Prescrutiny

Submit

This eForm has been taken on file maintained by the registrar of companies through electronic mode and on the basis of statement of correctness given by the filing company