

## ENCUMBRANCE CERTIFICATE

### TO WHOMSOEVER IT MAY CONCERN

We hereby state and declare the following:

- a) The following encumbrance exist on all that piece and parcel of land bearing C.T.S Nos. 4207(part), 7643 (part), 7643(1 to 2) (part), 7716 (part), 7643 (3) (part) admeasuring 3,240.92 square meters or thereabouts, situate lying being at Village Kole Kalyan, near Bharat Nagar, Bandra East, Mumbai – 400 051, hereinafter referred to as “**the said Land**”, on which the Real Estate Project is being constructed.
- i) Debenture Trust Deed dated 23<sup>rd</sup> January, 2015 and registered with the office of the Sub-Registrar of Assurances under Serial No. 754 of 2015 made between Miraya Realty Private Limited, Forum Project Holdings Private Limited, Forum Homes Private Limited, Foremost Realtors Private Limited and IL&FS Trust Company Limited (now known as Vistra ITCL (India) Limited), having its registered office at IL&FS Financial Centre, Plot No. C-22, G Block, Bandra Kurla Complex, Bandra (East), Mumbai 400051;
- ii) Debenture Trust Deed dated 19<sup>th</sup> May, 2015 and registered with the office of the Sub-Registrar of Assurances under Serial No. 4422 of 2015 made between Forum Homes Private Limited, Forum Project Holdings Private Limited, Foremost Realtors Private Limited, Omkar Realtors & Developers Private Limited, Mr. Kamal Kishore Gupta, Mr. Babulal Varma, Mr. Rajendra Varma, Mr. Gaurav Gupta, Mr. Rahul Saraf, Mr. Vidyut Saraf and IL&FS Trust Company Limited (now known as Vistra ITCL (India) Limited), having its registered office at IL&FS Financial Centre, Plot No. C-22, G Block, Bandra Kurla Complex, Bandra (East), Mumbai 400051; and
- iii) Debenture Trust Deed dated 11<sup>th</sup> June, 2015 and registered with the office of the Sub-Registrar of Assurances under Serial No. 5496 of 2015 made between Omkar Realtors Structures Private Limited, Omkar Realtors & Developers Private Limited, Forum Project Holdings Private Limited, Foremost Realtors Private Limited, Forum Homes Private Limited and IL&FS Trust Company Limited now known as (Vistra ITCL (India) Limited), having its registered office at IL&FS Financial Centre, Plot No. C-22, G Block, Bandra Kurla Complex, Bandra (East), Mumbai 400051.
- b) The pending litigation in respect of *inter-alia* eligibility of the slum dweller in respect of the rehab building is annexed hereto and marked as **Annexure – “I”**.

Date: 29<sup>th</sup> July 2017

Yours faithfully,

**FORUM HOMES PVT LTD**



Authorised signatory



## Annexure-1

1.	Name of Court	City Civil Court, Dindoshi
2.	Case Type	L.C. Suit
3.	Petition	NA
4.	Case Number	L.C. Suit (Ld.) no.418 of 2014
5.	Year	2014
6.	Interim Order/Preventive/Injunction Passed	No Interim order against Promoter/Co-Promoter.
7.	Present Status	Matter adjourned to 7 <sup>th</sup> September, 2017 for hearing.

FORUM HOMES PVT. LTD.

Authorised Signatory

