

Original → Indus Ind Bank

NEW OKHLA INDUSTRIAL DEVELOPMENT AUTHORITY

Main Administrative Building, Sector-6, Noida

No.Noida/Comm./2017/.....9.4

Dated: 23/01/2017

**M/s Hotshot Developers Pvt. Ltd.**  
**B-28- 29, Sector-58,**  
**NOIDA.**

Dear Sir,

Please refer to your letter dated 19<sup>th</sup> January 2017 regarding grant of mortgage permission in respect of **Commercial Plot-02, Block-C, Sector-96, Noida** in favour of **Indusind Bank, Administrative Office, 3<sup>rd</sup> Floor, Building No.10, Tower-B, DLF Cyber City, Gurgaon-122002**. In this connection, it is to inform that New Okhla Industrial Development Authority is please to permit you the mortgage of the above said property situated in NOIDA Complex n favour of **Indusind Bank, Administrative Office, 3<sup>rd</sup> Floor, Building No.10, Tower-B, DLF Cyber City, Gurgaon-122002**, subject to the following conditions:

1. The first charge of property will be of Noida in respect of the recovery of dues of the property such as lease rent, taxes rate any other charge and interest thereon.
2. In the event of the foreclosure of the mortgage or charged property the lessor (New Okhla Industrial Development Authority) shall be entitled to claim and recover lease rent taxes rate any other charge and interest thereon applicable from time to time and also such percentage of the unearned increase in the value of the shop as the authority may decide from time to time and the amount of lessors share of the said unearned increase shall also have first charge on the above said mortgage or charge. The decision of the lessor in respect of the market value of the commercial plot/shop shall be final and binding on all the parties concerned provided the lessor shall have the pre-emptive right to purchase the mortgage or charge mentioned above after deducting the lessors share in the unearned increase aforesaid.

Please note that the mortgage permission is subject to the conditions of the lease/sub lease deed and it may be utilized within one year from the date of issue of this letter and all dues of NOIDA Authority as mentioned in official letter No. 408, dated 2<sup>nd</sup> December 2016 is to be paid firstly to the authority directly.

Yours faithfully,

Asstt. General Manager (Comm.)

एल. पी. सिंह

Copy to: Manager,

1. **Indusind Bank, Administrative Office, 3<sup>rd</sup> Floor, Building No.10, Tower-B, DLF Cyber City, Gurgaon-122002**

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Asstt. General Manager (Comm.)

Original  
delivered  
m/s - Indusind  
Bank  
25/1/17