

India Infoline Housing Finance Limited

Appx H
(Refers to Para
2 (iv) of Reg
application)



Final Sanction Letter

Date: 30/09/2016

Prospect No: 765578

IMPERIA STRUCTURES LIMITED

Mr. BRAJINDER SINGH BATRA, Mr. HARPREET SINGH, Mrs. Harneet Kaur, TIMES SHOPEE CENTRE PRIVATE LIMITED

A-25, FF MOHAN CO-OPERATIVE INDL ESTATES, MATHURA ROAD, NEW DELHI, DELHI-44, SOUTH DELHI, 110044, DELHI, INDIA

9899487778

Dear Customer,

We thank you for choosing India Infoline Housing Finance Ltd (IH-FHC). We are pleased to inform you that we have in principal approved loan to you as per Terms & Conditions mentioned below & attached.

Product	Home Equity
Loan Amount Sanctioned (INR)	10000000/-
Interest Type	Adjustable Interest Rate (AIR)
Base Rate (IH-LPLR)	14.85%
Margin (%)	0.15%
Rate of Interest	15.00%
Loan Tenor (in years)	10
Amount Of Each Installment On Monthly Basis (INR)	1613350/-
Total Processing Fees/Other Charges (including ST) (INR)	1322500/-
Processing Fees Paid (INR)	20000/-
CERSAI fees (INR)	115/-
Property Address	PLOT NO 44-45, IMPERIA H20, SECTOR KNOWLEDGE PARK, GREATER NOIDA, 201306, NATIONAL CAPITAL REGION, INDIA

Additional conditions to comply prior to disbursement:

1. Total Evaluation Charges of INR 15000/- and INR 25000/- payable at the time of disbursement where combined exposure is greater than 2 Crores and 5 Crores respectively.



India Infoline Housing Finance Limited



Sanction subject to positive credits checks done by IIHFL

Escrow A/c to be opened upfront along with U/t & LL1

Undertaking for assignment of any future rental from the collateral (IIHFL HFC draft)

RTI Form GNIDA In f/o IIHFL to be on records

Charge in ROC to be created in favor of IIHFL by M/s Times Shoppee Centre Private Limited

Repayment from Imperia Structure Limited bank account for initial 12 months

Post 12 months repayments is structured under Lease rental discounting, rentals will be assigned to us and repayment through escrow mechanism

ROC from M/s Times Shoppee Centre Pvt Ltd

Latest CA attested director and shareholding pattern of M/s Times Shoppee Centre Pvt Ltd and M/s Imperia Structure Ltd.

Signature of one of the individual applicant to come as an applicant to sign loan in the presence of a witness and a notary

Proof of payment of towards sublease of the plot

Positive collection feedback, National Technical Master vetting of the valuation report and legal vetting report to be taken on record

Vetting of security deposit of 26 lacs prior to disbursement

Once the deal converted to a Disbursement ROI will get reduced by 1% to 1.24

On completion of construction work and after the structure is ready to be handed over to the borrower, the borrower will be required to provide a completion certificate and a possession certificate of the entire structure and the borrower will be required to provide a possession certificate of the entire structure and the borrower will be required to provide a possession certificate of the entire structure

You have opted for insurance of Rs.0

Kindly refer to Prospectus No. as mentioned above for all your further enquiries and for more details. Please affix your signature as a token of your acceptance of the above stated terms and conditions and return it to the Branch Manager. If you have any query or assistance please contact your Branch Manager, Mr. Rajendra Singh, at 95776 01111 or email us at reach@iihfl.com. Your Base Branch address is 7/13, IIHFL Road, Mohali, Punjab 140401.

Thanking You



Accepted

RAJENDRA SINGH BHATRA

Branch Manager

India Infoline Housing Finance Limited



Ghar Apka Loan Hamara.

IMPERIA STRUCTURES
LIMITED

TIMES SHOPEE CENTRE
PRIVATE LIMITED

India Infoline Housing Finance Ltd (HFL-HFC)
Authorized Signatory



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