

ENCUMBRANCE LETTER

With reference to the Encumbrance Letter dated May 31, 2017 uploaded with Maharashtra Real Estate Regulatory Authority (MahaRERA) at the time of registration of the Project "Yashwin Hinjawadi" (MahaRERA project registration no. P52100000037), we are giving the following revised declaration with regard to the encumbrances for the Project, in view of developments post registration of the Project.

We, Vilas Javdekar Eco Shelters Limited, a Company registered under the provisions of the Companies Act, 1956, having registered office at 306, Siddharth Tower, Sangam Press Road, Kothrud Pune, Promoter of the proposed Project "Yashwin Hinjawadi" located at Survey No. 286/4, 286/5 & 286/6 (New Survey No. 286/4/1A, 286/4/1B, 286/4/1C and 286/4/1D), Village Maan, Taluka Mulshi, District Pune, confirm that the Project land is free from all encumbrances other than those mentioned below:

- (i) Mortgage created in favour of ICICI Bank Ltd. for securing rupee loan facility sanctioned by the Bank to the Company by way of Indenture of Mortgage dated 15.09.2017
- (ii) Mortgage created in favour of VISTRA ITCL (India) Ltd. for securing Non Convertible Debentures issued by the Company by Debenture Trust Deed dated 09.09.16
- (iii) R.P road widening (as per sanction plan)
- (iv) Mortgages created by prospective buyers to secure home loans availed by them, upon their prospective units in the Project.

Place: Pune

For Vilas Javdekar Eco Shelters Pvt. Ltd.

Date: October 12, 2017



Mr. Aditya Vilas Javdekar

Director

