

# Indiabulls

## HOUSING FINANCE

Letter No. IBNAGRES201814166

Dated: 24-07-2018

To  
THE DIRECTOR

PADMALAXMI DEVELOPERS

N-103, 104, LAXMIVIHAR APARTMENT, BESIDE HOTEL AIRPORT CENTRE POINT, WARDHA ROAD, SOMALWADA NAGPUR  
MAHARASHTRA 440025

Date: 24-07-2018

Sub: Approval of Project **MAHALAXMI NAGAR 4** situated at KH. NO.104/2, COMPRISING OF PLOT NO. 1 TO 91 P. H. NO. 42,  
MOUZA ?JAMTHA, NAGPUR MAHARASHTRA 441108 as APF.

Dear Sir,

We are delighted to inform you that the above project has been approved and the aforesaid project of yours will be considered for individual housing loan finance to your valued customers. A few key features of this approval are as under:-

1. That it is presumed that all the material facts concerning the project have been disclosed to Indiabulls and shall keep updated with all changes and modification in project which are important and material in true and correct appraisal of the project.
2. That the approval in effect enables all prospective customers to apply for loan for property purchase with Indiabulls.
3. That it will be sole discretion of Indiabulls to appraise each application on its merits and take its own decision to grant or not to grant loan facility to the applicant.
4. That Indiabulls reserves its right to reject any application at its own discretion, without assigning any reason to the builder and/or applicants.
5. That grant of loan facility by Indiabulls shall on its own terms and condition.
6. That you will extend your full cooperation in completion of loan documentation in each proposal. More particularly:-
  - a) Permission to mortgage (draft attached)
  - b) Tri-partite Agreement (draft attached)
  - c) Demand Letter, if any.
  - d) Lien Release letter from the respective financial institution (if there is charge created on the said project)
7. That your co-operation is solicited to provide any further information or document that we may require regarding the said project.
8. Payment will be released in favour of following accounts:

S.No.	Favour of	Bank Name	Account Number
1	PADMALAXMI DEVELOPERS	IDBI BANK	1047102000004077

9. We do hereby allow you to display the logo of Indiabulls as Preferred Financier/Lender in your brochure or advertisement etc. issued by you with reference of the said project.
10. That the approval may be rescinded if any fact disclosed is found incorrect or misleading and/or if any material fact has not been disclosed and/or the project development found in violation of certain statutory laws which required to fulfill or in any other way detrimental to the interests of the lender and that of the project and its members.

For all future correspondence regarding this project and individual cases under the said project, quote the APF file no.  
IBNAGRES201814166.

In case of any further information/details please feel free to contact **Kiran Kumar Lalwani** on 9987790033 .

We would like to assure you of our best service and wish you the very best through your venture.

We thank you for your confidence in Indiabulls Housing Finance Ltd. and look forward to a long and mutually rewarding relationship. Kindly acknowledge the receipt of this letter.

Best regards,  
Yours sincerely,  
For Indiabulls Housing Finance Ltd.

  
Authorized Signatory



**Eisant Ujawane - 204094**  
**Area Technical Manager-Nagpur**

## Project Approval Certificate

WE ARE PLEASED TO ANNOUNCE THAT THE PROJECT

### "Mahalaxmi Nagar IV"

DEVELOPED BY

**M/s Padmalaxmi Developers**

MOUZA

**Kh.No.104/2, Jamtha, Nagpur (Gramin)**

IS APPROVED BY

**PNB HOUSING FINANCE LIMITED**



PNBHFL IS THEREFORE PROUD TO OFFER HOME LOANS  
TO THE ESTEEMED CUSTOMERS OF THIS PROJECT.

**CALL NOW!**

