

SAMEER M. SAWANT

(Property Title Investigator)

Experts in Stamp Duty, Document Registration, Property Transfer, etc.

Email-id : sameer_msawant@yahoo.co.in

Mobile Nos. - 9324344724 / 8879592614

Shop No. 145, 1st floor, Topiwala Centre Mall, Nr. Goregaon Railway Station, Goregaon (W), Mumbai – 400 062.

No. _____

Date: - 27-04-2021

To,

M/S. D.S.K. Legal.
1203, One Indiabulls Centre,
Tower-2, Floor 12B, 841,
Senapati Bapat Marg,
Elphinstone Road,
Mumbai – 400 013.

Kind Attn. : Ms. Mitali Naik / MR. Siddharth Shah

Ref.:- Investigation of the title of the property being all that piece or parcel of land bearing the following Cadastral Survey Nos. aggregating 120687.63 Sq. Meters, situated at Worli, Lower Parel Division, Mumbai – 400 030.

Cadastral Survey No.	Area in Sq. Meters
794	56309.11
5 /794	13091.90
6 /794	43 72
7 /794	6070.35
1545	15300.59
1546	25543.68

Madam,

Under your instructions, i have caused search in respect of above mentioned property in the offices (Mumbai-1, 2, 3, 4 & 5) of the Sub-Registrar of assurances at Worli and Old custom house, Fort Mumbai **from 21-12-2019 To 14th April 2021 (01 year & 3 months & 24 days)** respectively and the following documents are found registered /indexed therein.

Note :- This Search Report is subject to torn and mutilated Index-II records.

Computer Index-II records from 21-12-2019 To 14th April 2021, (01 year & 3 months & 24 days) at S.R.O. Mumbai

2019 (From 21-12-2019) – Nil

2020

Mumbai-1
2036
2020

Deed of Mortgage
Rs. 4,00,00,00,000/-

01-04-2020
26-06-2020

M/S. Century Textiles & Industries Ltd. Company
[Auth. Sign. – 1) Mr. Atulkumar Mohanlal Kedia.]
[2) Mr. Nilay Rathi.]

To,

SAMEER M. SAWANT

(Property Title Investigator)

Experts in Stamp Duty, Document Registration, Property Transfer, etc.

Email-id : sameer_msawant@yahoo.co.in

Mobile Nos. - 9324344724 / 8879592614

Shop No. 145, 1st floor, Topiwala Centre Mall, Nr. Goregaon Railway Station, Goregaon (W), Mumbai – 400 062.

No. _____

Date: - 29-11-2023

To,

M/S. D.S.K. Legal.
1203, One Indiabulls Centre,
Tower-2, Floor 12B, 841,
Senapati Bapat Marg,
Elphinstone Road,
Mumbai – 400 013.

Kind Attn. : Ms. Ankita Shah.

Ref.:- Investigation of the title of the property being all that piece or parcel of land bearing the following Cadastral Survey Nos. aggregating 120687.63 Sq. Meters, situated at Worli, Lower Parel Division, Mumbai – 400 030.

Cadastral Survey No.	Area in Sq. Meters
794	56309.11
5 /794	13091.90
6 /794	43 72
7 /794	6070.35
1545	15300.59
1546	25543.68

Madam,

Under your instructions, i have caused search in respect of above mentioned property in the offices (Mumbai-1, 2, 3, 4 & 5) of the Sub-Registrar of assurances at Worli and Old custom house, Fort Mumbai for the period 2022 & 2023 (from 03rd July 2022 to 27th November 2023) respectively.

During the course of search I have found the following documents are registered / indexed therein.

Note :- This Search Report is subject to torn and mutilated Index-II records.

Computer Index-II records for the years 2022 & 2023 (from 03rd July 2022 to 27th November 2023) at S.R.O. Mumbai.

<u>Mumbai-5</u>	<u>2022</u>	
<u>10967</u>	<u>Re-conveyance Deed</u>	<u>10-08-2022</u>
<u>2022</u>		<u>10-08-2022</u>

SBI Cap Trustee Company Ltd.
[Auth. Sign. – Mr. Deepak Vasudeo Dhondey.]
“the Trustee”

To,

To,

M/S. Century Textile & Industries Ltd.
[Auth. Sign. – 1) Mr. Nilay Rathi.]
[2) Mr. Atul Kumar Kedia.]
“the Company”

Schedule – A Re-Conveyance Deed of

In Original Mortgage Deed (Debenture Trust Deed), duly registered under Sr. No. BBE-1 /2036 /2020, dated 26th June 2020 and mentioned in schedule 1 Part A – Freehold land plot no. (1) 2981, (1 A) 2981, (1) 2980, (1A) 3007, area admg. 10000 Sq. Yards, i.e. 8361 Sq. Meters, 2) Plot No. (1) 2982, area admg. 4407 Sq. Yards, i.e. 3684.69 Sq. Meters 3) Plot No. 3008, area admg. 1479 Sq. Yards, i.e. 1236.59 Sq. Meters 4) Plot No. (1) 3010, area admg. 4556 Sq. Yards, (2) 3009, area admg. 674 Sq. Yards, (4) 3009 area admg. 878 Sq. Yards (1) 3009, area admg. 850 Sq. Yards, 5817.58 Sq. Meters 5) (1A) 3009, area admg. 1523 Sq. Yards, 1273.38 Sq. Meters 6) Plot No. (1) 3006 Plot No. (1 A) 3006, area admg. 3162 Sq. Yards, i.e. 2643.75 Sq. Meters 7) Plot No. (3) 3009, area admg. 1369 Sq. Yards, i.e. 1144.62 Sq. Meters 8) Plot No. (1) 3011, area admg. 305 Sq. Yards, Plot No. (1) 3013, area admg. 171 Sq. Yards, 397.98 Sq. Meters 9) Plot No. (5) 3009, area admg. 325 Sq. Yards, (6) 3009, area admg. 589 Sq. Yards, 764.19 Sq. Meters and premises with the building, total area admg. 25323.78 Sq. Meters bearing Cadastral Survey No. 794 (Part) of Cadastral Survey No. 794 (Part) of Lower Parel Division.

<u>Mumbai-5</u>	<u>2022</u>	
<u>10968</u>	<u>Re-conveyance Deed</u>	<u>10-08-2022</u>
<u>2022</u>		<u>10-08-2022</u>

Axis Bank Ltd.
[Vice President /HR – Mr. Deepak Modani.]
“the Mortgagee”

To,

M/S. Century Textile & Industries Ltd.
[Auth. Sign. – 1) Mr. Nilay Rathi.]
[2) Mr. Atul Kumar Kedia.]
“the Company”

Schedule – A Re-Conveyance Deed of

In Original Mortgage Deed, duly registered under Sr. No. BBE-1 /2154 /2020, dated 14th July 2020 and mentioned in schedule 1 Part A – Freehold land plot no. (1) 2981, (1 A) 2981, (1) 2980, (1A) 3007, area admg. 10000 Sq. Yards, i.e. 8361 Sq. Meters, 2) Plot No. (1) 2982, area admg. 4407 Sq. Yards, i.e. 3684.69 Sq. Meters 3) Plot No. 3008, area admg. 1479 Sq. Yards, i.e. 1236.59 Sq. Meters 4) Plot No. (1) 3010, area admg. 4556 Sq. Yards, (2) 3009, area admg. 674 Sq. Yards, (4) 3009 area admg. 878 Sq. Yards (1) 3009, area admg. 850 Sq. Yards, i.e. 5817.58 Sq. Meters 5) (1A) 3009, area admg. 1523 Sq. Yards, i.e. 1273.38 Sq. Meters 6) Plot No. (1) 3006 Plot No. (1 A) 3006, area admg. 3162 Sq. Yards, i.e. 2643.75 Sq. Meters 7) Plot No. (3) 3009, area admg. 1369 Sq. Yards,

i.e. 1144.62 Sq. Meters 8) Plot No. (1) 3011, area admg. 305 Sq. Yards, Plot No. (1) 3013, area admg. 171 Sq. Yards, 397.98 Sq. Meters 9) Plot No. (4) 3009, area admg. 325 Sq. Yards, (5) 3009, area admg. 589 Sq. Yards, i.e. 764.19 Sq. Meters and premises with the building, total area admg. 25323.78 Sq. Meters bearing Cadastral Survey No. 794 (Part) of Cadastral Survey No. 794 (Part) of Lower Parel Division.

<u>Mumbai-4</u>	<u>2023</u>	<u>02-05-2023</u>
<u>7180</u>	<u>Indemnity Bond</u>	<u>02-05-2023</u>
2023		

M/S. Century Textile & Industries Ltd., through
Division Century Estate, through it's
K. T. Jitendran, through his C/A – Sachin Sinnarkar.

Schedule – Property (Land together with the building nos. 8 to 18 and A to E and School Building no. 17), situated at Century Colony, Pandurang Budhkar Marg, Lower Parel, Mumbai – 400 033 bearing Cadastral Survey Nos. 1545 and 1546 of Lower Parel Division.

* other description as per mentioned in the document.

<u>Mumbai-2</u>	<u>2023</u>	<u>09-05-2023</u>
<u>9007</u>	<u>Re-conveyance Deed</u>	<u>10-05-2023</u>
2023		

SBI Cap Trustee Company Ltd.
[Auth. Sign. – Mr. Deepak Vasudeo Dhondey.]
“the Trustee”

To,

M/S. Century Textile & Industries Ltd.
[Auth. Sign. – 1) Mr. Nilay Rathi.]
[2) Mr. Atul Kumar Kedia.]
“the Company”

Schedule – A Re-Conveyance Deed regarding Schedule IV part B in Debenture Trust Deed, duly registered under Sr. No. BBE-1 /2036 /2020, dated 20-06-2020

* Other description as per mentioned in the Re-Conveyance Deed.

<u>Mumbai-3</u>	<u>2023</u>	<u>30-07-2023</u>
<u>14925</u>	<u>Mortgage Deed</u>	<u>30-07-2023</u>
2023	Rs. 900,00,00,000/-	

M/S. Century Textile & Industries Ltd.
[Auth. Sign. – Mr. Rupesh Joshi.]

To,

Bajaj Housing Finance Ltd.
[Auth. Sign. – Mr. Siddhesh S. Shelar.]

Schedule – 1) Property (Land, area admg. 2115 Sq. Meters), situated at Birla Centurion, Pandurang Budhkar Marg, Worli, Mumbai – 400 030 bearing Cadastral Survey No. 794 of Lower Parel Division.

Annexure – I

<u>Mumbai-1</u>	<u>2020</u>	<u>01-04-2020</u>
<u>2036</u>	<u>Deed of Mortgage</u>	<u>26-06-2020</u>
2020	Rs. 4,00,00,00,000/-	

M/S. Century Textiles & Industries Ltd. Company
[Auth. Sign. – 1) Mr. Atulkumar Mohanlal Kedia.]
[2) Mr. Nilay Rathi.]

To,

SBI Cap Trustee Company Ltd. Trusty
[Trustee – Mr. Dipendra Abasaheb Jagdale.]

Schedule: - Property (Land together with the structure /building known as “Centuryon”), situate at Lower Parel, Mumbai – 400 030 bearing Cadastral Survey No. 794 (Part), area admg. 25323.78 Sq. Meters of Lower Parel Division.

<u>Mumbai-1</u>	<u>2020</u>	<u>14-07-2020</u>
<u>2154</u>	<u>Deed of Mortgage</u>	<u>14-07-2020</u>
2020	Rs. 7,00,00,00,000/-	

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Nahar.]

To,

Axis Bank Ltd.
[Auth. Sign. – Aziz Virani.]

Schedule: - Property (Land together with the structure /building), situate at Lower Parel, Mumbai – 400 030 bearing Cadastral Survey No. 794 (Part), area admeasuring 25323.78 Sq. Meters of Lower Parel Division.

SAMEER M. SAWANT

(Property Title Investigator)

Experts in Stamp Duty, Document Registration, Property Transfer, etc.

Email-id : sameer_msawant@yahoo.co.in

Mobile Nos. - 9324344724 / 8879592614

Shop No. 145, 1st floor, Topiwala Centre Mall, Nr. Goregaon Railway Station, Goregaon (W), Mumbai – 400 062.

No. _____

Date: - 28-12-2019

To,

M/S. D.S.K. Legal.
1203, One Indiabulls Centre,
Tower-2, Floor 12B, 841,
Senapati Bapat Marg,
Elphinstone Road,
Mumbai – 400 013.

Kind Attn. : Ms. Mitali Naik /Mr. Siddharth Shah.

Ref.:- Investigation of the title of the property being all that piece or parcel of land bearing the following Cadastral Survey Nos. aggregating 120687.63 Sq. Meters, situated at Worli, Lower Parel Division, Mumbai – 400 030.

Cadastral Survey No.	Area in Sq. Meters
794	56309.11
5 /794	13091.90
6 /794	4372.00
7 /794	6070.35
1545	15300.59
1546	25543.68

Madam /Sir,

Under your instructions, i have caused search to be taken in respect of above mentioned property in the office of the Sub Registrar of Assurances at Old Custom House, Mumbai from the Year 1969 To, 2019 (Last 51 Years) and also in the offices (Mumbai-1, 2, 3, 4 & 5) of the Sub-Registrar of assurances at Worli and Old custom house, Fort Mumbai from the year 2002 to 2019 (Last 18 Years) respectively and the following documents are found registered /indexed therein.

Note :- This Search Report is subject to torn and mutilated Index-II records.

From the year 1969 To 2019 (Last 51 years) at S.R.O. Mumbai.

BOM
712
1969

1969
Lease Deed
Period-05 years
(from 01-10-1969)

27-12-1969

The Century Spinning & Manufacturing Co. Ltd.

To,

To,

The President of India.

Schedule: - Property bearing Cadastral Survey No. 794, area admg.
750 Sq. Feets of Lower Parel Division.

1970 – Nil

<u>BOM</u>	<u>1971</u>	
<u>32</u>	<u>Undertaking</u>	<u>04-01-1971</u>
1971		

The Century Spinning & Manufacturing Co. Ltd.

To,

The Bombay Municipal Corporation.

Schedule: - Property bearing Cadastral Survey No. 1546 of
Lower Parel Division.

1972 }
To, } – Nil (Subject to torn pages)
1974 }

<u>BOM</u>	<u>1976</u>	
<u>443</u>	<u>Lease Deed</u>	<u>22-10-1974</u>
1975	Period-05 years	<u>04-02-1976</u>
	(from 01-09-1974)	
<u>& Dupl.</u>	<u>Monthly Rent Rs. 50.21 p.s.</u>	

The Century Spinning & Manufacturing Co. Ltd.

To,

The President of India.

Schedule: - Property bearing Cadastral Survey No. 794, area admg.
124077.24 Sq. Meters of Lower Parel Division.

<u>BOM</u>	<u>1976</u>	
<u>460</u>	<u>Lease Deed</u>	<u>22-10-1975</u>
1975	Period-30 years	<u>27-02-1976</u>
	(From 01-04-1971)	
	<u>A. A. R. Re. 1/-</u>	

& Dupl. The Century Spinning & Manufacturing Co. Ltd.

To,

B.E.S.T.

Schedule: - Property bearing Cadastral Survey No. 1546, area
admng. 55.25 Sq. Meters of Lower Parel Division.

1977}
To, } – Torn Record
1981}

1982 – Nil (Subject to torn pages)
1983 – Nil (Subject to torn pages)

1984}
To, } – Torn Record
1988}

1989 – Nil (Subject to torn pages)
1990 – Torn Record
1991 – Nil (Subject to torn pages)
1992 – Torn Record
1993 – Index-II record not available for search.
1994 – Torn Record
1995 – Nil (Subject to torn pages)
1996 – Nil (Subject to torn pages)
1997 – Torn Record
1998 – Nil (Subject to torn pages)
1999 – Torn Record
2000 – Nil (Subject to torn pages)
2001 – Torn Record

2002 – (Entry for reference only)

<u>BBE</u>	<u>Agreement of Transfer of Tenancy</u>	<u>27-12-2001</u>
<u>9117</u>		<u>01-01-2002</u>
2001		

Century Textile & Industrial Ltd., through
S. H. Mishra.

To,

Mr. Kedarnath Singh.

Schedule: - Room No. 09 on the 2nd floor in the building no. 07,
situated at Century Mills Colony, Pandurang Budhkar
Marg, Worli, Mumbai – 400 025 bearing Cadastral
Survey No. 1545 /46 of Lower Parel Division.

2003 – Torn Record
2004 – Torn Record
2005 – Nil (Subject to torn pages)
2006 – Torn Record
2007 – Torn Record
2008 – Nil (Subject to torn pages)
2009 – Torn Record
2010 – Nil
2011 – Torn Record
2012 – Torn Record

2013}
To } – Nil
2018}

2019 –

(Search taken upto dated – 19-09-2019)

Computer Index-II records for the years 2002 To, 2019 (Last 18 years) at S.R.O. Mumbai.

2002 – Nil

2003

<u>Mumbai-2</u>	<u>Reconveyance of Mortgage</u>	<u>20-12-2003</u>
<u>7921</u>		<u>20-12-2003</u>
2003		

State Bank of India.
[Auth. Sign. – Mr. Suresh Bhikaji Warang.]

To,

M/S. Century Textiles & Industries Ltd.

Schedule: - Property situate at Pandurang Budhkar Marg, Worli, Mumbai bearing Cadastral Survey No. 794 (Part) of Lower Parel Division.

* Description as per mentioned in the document.

2004

<u>Mumbai-2</u>	<u>Reconveyance of Mortgage</u>	<u>27-08-2004</u>
<u>6602</u>		<u>27-08-2004</u>
2004		

State Bank of India.
[Auth. Sign. – Mr. Suresh Bhikaji Warang.]

To,

Schedule: - Property situate at Pandurang Budhkar Marg, Worli, Mumbai bearing Cadastral Survey No. 794, area admg. 84713.65 Sq. Meters of Lower Parel Division.

2005

<u>Mumbai-2</u>	<u>Reconveyance of Mortgage</u>	<u>04-03-2005</u>
<u>1972</u>		<u>04-03-2005</u>
2005		

State Bank of India.
[Auth. Sign. – Mr. Suresh Bhikaji Warang.]

To,

M/S. Century Textiles & Industries Ltd.

Schedule: - Property (land together with the structure) situate at Worli, Mumbai – 400 030 bearing Cadastral Survey No. 794, area admg. 84713.65 Sq. Meters of Lower Parel Division.

2005

<u>Mumbai-2</u>	<u>Reconveyance of Mortgage</u>	<u>04-03-2005</u>
<u>1973</u>		<u>04-03-2005</u>
2005		

State Bank of India.
[Auth. Sign. – Mr. Suresh Bhikaji Warang.]

To,

To,

M/S. Century Textiles & Industries Ltd.

Schedule: - Property (land together with the structure) situate at Worli, Mumbai – 400 030 bearing Cadastral Survey No. 794, area admg. 84713.65 Sq. Meters of Lower Parel Division.

2006 – Nil

2007 – Nil

<u>Mumbai-3</u>	<u>2008</u>	<u>29-11-2008</u>
<u>8639</u>	<u>Affidavit</u>	<u>01-12-2008</u>
2008		

M/S. Century Textiles & Industries Ltd.
[Vice President – S. R. Makharia.]

Schedule: - Property bearing Cadastral Survey Nos. 794, 1545, 1546 of Lower Parel Division and T.P.S. No. IV, Final Plot Nos. 1080, 1212 of Mahim Divison.

<u>Mumbai-3</u>	<u>2009</u>	<u>06-02-2009</u>
<u>1087</u>	<u>Affidavit</u>	<u>06-02-2009</u>
2009		

M/S. Century Textiles & Industries Ltd.
[Vice President – S. R. Makharia.]

To,

The Municipal Corporation of Greater Mumbai.

Schedule: - Proposed redevelopment on plot, situated at Pandurang Budhakar Marg, Mumabi, 'G' south Ward bearing no. 794 of Lower Parel Division.

<u>Mumbai-1</u>	<u>2009</u>	<u>31-08-2009</u>
<u>6202</u>	<u>Affidavit</u>	<u>31-08-2009</u>
2009		

M/S. Century Textiles & Industries Ltd.
[Asst. Secretary – Mr. Atul Kedia.]

To,

The Municipal Commissioner
Municipal Corporation of Greater Mumbai.

Schedule: - Property bearing Cadastral Survey Nos. 794, 1545, 1546 of Lower Parel Division.

2010 – Nil

2011 – Nil

2012

<u>Mumbai-1</u>	<u>Declaration-cum-Indemnity Bond</u>	<u>04-06-2012</u>
<u>4760</u>		<u>05-06-2012</u>
2012		

M/S. Century Textiles & Industries Ltd.
[Secretary – Mr. Atul Kumar Kedia.]

To,

Mumbai Housing & Area Development Board

Schedule: - Description as per mentioned in the document.

2013

<u>Mumbai-2</u>	<u>Mortgage Deed</u>	<u>14-01-2013</u>
<u>382</u>	Rs. 500,00,00,000/-	<u>21-01-2013</u>
2013		

1) M/S. Century Textiles & Industries Ltd.
[Assistant Secretary – Mr. Atul Kedia.]

2) M/S. Century Textiles & Industries Ltd.
[General Manager (Finance) – Mr. Abhay Nahar.]

To,

SBI Cap Trustee Co. Ltd.
[Vice President & CEO. – Mr. Vishwas Govind Pathak.]

Schedule: - Description as per mentioned in the Schedule 1 Part 4.

- 1) Plot No. (1) 2981, (1A) 2981, (1) 2980, (1A) 3007, area admg. 10,000 Sq. Yards, area admg. 8361 Sq. Meters.
- 2) Plot No. (1) 2982, area admg. 4407 Sq. Yards, area admg. 3684.69 Sq. Meters.
- 3) Plot No. 3008, area admg. 1479 Sq. Yards, area admg. 1236.59 Sq. Meters.
- 4) Plot No. (1) 3010, area admg. 4556 Sq. Yards, Plot No. (2) 3009, area admg. 674 Sq. Yards, Plot No. (4) 3009, area admg. 878 Sq. Yards, Plot No. (1) 3009, area admg. 850 Sq. Yards, area admg. 5817.58 Sq. Meters.
- 5) Plot No. (1A) 3009, area admg. 1523 Sq. Yards, area admg. 1273.38 Sq. Meters.
- 6) Plot No. (1) 3006 & (1A) 3006, area admg. 3162 Sq. Yards, area admg. 2643.75 Sq. Meters.
- 7) Plot No. (3) 3009, area admg. 1369 Sq. Yards, area admg. 1144.62 Sq. Meters.
- 8) Plot No. (1) 3011, area admg. 305 Sq. Yards, Plot No. (1) 3013, area admg. 171 Sq. Yards, area admg. 397.98 Sq. Meters.
- 9) Plot No. (5) 3009, area admg. 325 Sq. Yards, (6) 3009, area admg. 589 Sq. Yards, area admg. 764.19 Sq. Meters.

* total area admg. 25323.78 Sq. Meters bearing Cadastral Survey No. 794 (Part) of Lower Parel Division.

* also property situated at Village Chandrapur.

Schedule: - As mentioned in Schedule 1 Part F :

- 1) Plot No. (1) 2981, (1A) 2981, (1) 2980, (1A) 3007, area admg. 10,000 Sq. Yards, area admg. 8361 Sq. Meters.
 - 2) Plot No. (1) 2982, area admg. 4407 Sq. Yards, area admg. 3684.69 Sq. Meters.
 - 3) Plot No. 3008, area admg. 1479 Sq. Yards, area admg. 1236.59 Sq. Meters.
 - 4) Plot No. (1) 3010, area admg. 4556 Sq. Yards, Plot No. (2) 3009, area admg. 674 Sq. Yards, Plot No. (4) 3009, area admg. 878 Sq. Yards, Plot No. (1) 3009, area admg. 850 Sq. Yards, area admg. 5817.58 Sq. Meters.
 - 5) Plot No. (1A) 3009, area admg. 1523 Sq. Yards, area admg. 1273.38 Sq. Meters.
 - 6) Plot No. (1) 3006 & (1A) 3006, area admg. 3162 Sq. Yards, area admg. 2643.75 Sq. Meters.
 - 7) Plot No. (3) 3009, area admg. 1369 Sq. Yards, area admg. 1144.62 Sq. Meters.
 - 8) Plot No. (1) 3011, area admg. 305 Sq. Yards, Plot No. (1) 3013, area admg. 171 Sq. Yards, area admg. 397.98 Sq. Meters.
 - 9) Plot No. (5) 3009, area admg. 325 Sq. Yards, (6) 3009, area admg. 589 Sq. Yards, area admg. 764.19 Sq. Meters.
- * total area admg. 25323.78 Sq. Meters bearing Cadastral Survey No. 794 (Part) of Lower Parel Division.
- * also property situated at Village Chattisgad, Nainital Uttarpradesh, Thane, Chandrapur.

<u>Mumbai-1</u>	<u>2014</u>	<u>02-01-2014</u>
<u>141</u>	<u>Indemnity Bond</u>	<u>03-01-2014</u>
2014		

M/S. Century Textiles & Industries Ltd.
[C/A – Mr. Atul Kedia.]

Schedule: - Property situate at Pandurang Budhakar Marg, Mumbai bearing Cadastral Survey No. 794 of Lower Parel Division.

<u>Mumbai-2</u>	<u>2014</u>	<u>12-03-2014</u>
<u>2084</u>	<u>Mortgage Deed</u>	<u>12-03-2014</u>
2014	Rs. 4,00,00,00,000/-	

- 1) M/S. Century Textiles & Industries Ltd.
[General Manager (Finance) – Mr. Abhay Nahar.]
- 2) M/S. Century Textiles & Industries Ltd.
[Assistant Secretary – Mr. Atul Kedia.]

To,

SBI Cap Trustee Trusty Co. Ltd.
[Company Secretary – Mr. Ajit Narayan Joshi.]

Schedule: - As mentioned in the Schedule 1 Part F :

- 1) Plot No. (1) 2981, (1A) 2981, (1) 2980, (1A) 3007, area admg. 10,000 Sq. Yards, area admg. 8361 Sq. Meters.
 - 2) Plot No. (1) 2982, area admg. 4407 Sq. Yards, area admg. 3684.69 Sq. Meters.
 - 3) Plot No. 3008, area admg. 1479 Sq. Yards, area admg. 1236.59 Sq. Meters.
 - 4) Plot No. (1) 3010, area admg. 4556 Sq. Yards, Plot No. (2) 3009, area admg. 674 Sq. Yards, Plot No. (4) 3009, area admg. 878 Sq. Yards, Plot No. (1) 3009, area admg. 850 Sq. Yards, area admg. 5817.58 Sq. Meters.
 - 5) Plot No. (1A) 3009, area admg. 1523 Sq. Yards, area admg. 1273.38 Sq. Meters.
 - 6) Plot No. (1) 3006 & (1A) 3006, area admg. 3162 Sq. Yards, area admg. 2643.75 Sq. Meters.
 - 7) Plot No. (3) 3009, area admg. 1369 Sq. Yards, area admg. 1144.62 Sq. Meters.
 - 8) Plot No. (1) 3011, area admg. 305 Sq. Yards, Plot No. (1) 3013, area admg. 171 Sq. Yards, area admg. 397.98 Sq. Meters.
 - 9) Plot No. (5) 3009, area admg. 325 Sq. Yards, (6) 3009, area admg. 589 Sq. Yards, area admg. 764.19 Sq. Meters.
- * total area admg. 25323.78 Sq. Meters bearing Cadastral Survey No. 794 (Part) of Lower Parel Division.
- * also property situated at Chattisgad Madhyapradesh, Nainital Uttarpradesh, Thane, Chandrapur.

<u>Mumbai-2</u> <u>2398</u> 2014	<u>2014</u> <u>Mortgage Deed</u> Rs. 344,00,00,000/-	<u>24-03-2014</u> 24-03-2014
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M/S. Century Textiles & Industries Ltd.
[General Manager – Mr. Abhay Nahar.]

To,

State Bank of India.

Schedule: - As mentioned in Schedule 2 Part F :

- 1) Plot No. (1) 2981, (1A) 2981, (1) 2980, (1A) 3007, area admg. 10,000 Sq. Yards, area admg. 8361 Sq. Meters.
- 2) Plot No. (1) 2982, area admg. 4407 Sq. Yards, area admg. 3684.69 Sq. Meters.
- 3) Plot No. 3008, area admg. 1479 Sq. Yards, area admg. 1236.59 Sq. Meters.
- 4) Plot No. (1) 3010, area admg. 4556 Sq. Yards, Plot No. (2) 3009, area admg. 674 Sq. Yards, Plot No. (4) 3009, area admg. 878 Sq. Yards, Plot No. (1) 3009, area admg. 850 Sq. Yards, area admg. 5817.58 Sq. Meters.
- 5) Plot No. (1A) 3009, area admg. 1523 Sq. Yards, area admg. 1273.38 Sq. Meters.

- 6) Plot No. (1) 3006 & (1A) 3006, area admg. 3162 Sq. Yards, area admg. 2643.75 Sq. Meters.
- 7) Plot No. (3) 3009, area admg. 1369 Sq. Yards, area admg. 1144.62 Sq. Meters.
- 8) Plot No. (1) 3011, area admg. 305 Sq. Yards, Plot No. (1) 3013, area admg. 171 Sq. Yards, area admg. 397.98 Sq. Meters.
- 9) Plot No. (5) 3009, area admg. 325 Sq. Yards, (6) 3009, area admg. 589 Sq. Yards, area admg. 764.19 Sq. Meters.
- * total area admg. 25323.78 Sq. Meters bearing Cadastral Survey No. 794 (Part) of Lower Parel Division.
- * also property situated at Village Chattisgad, Madhyapradesh, Nainital Uttarpradesh, Thane, Chandrapur.

<u>Mumbai-2</u>	<u>2015</u>	
<u>817</u>	<u>Mortgage Deed</u>	<u>22-01-2015</u>
<u>2015</u>	Rs. 400,00,00,000/-	22-01-2015

M/S. Century Textiles & Industries Ltd.
[Vice President Finance – Mr. Abhay Nahar.]

To,

1) Axis Bank Ltd.
[Deputy Vice President – Mr. Aziz Virani.]

2) Kotak Mahindra Bank Ltd.
[Auth. Sign. – Mr. Snowine D' souza.]

Schedule: - As mentioned in the Schedule 1 Part F :

- 1) Plot No. (1) 2981, (1A) 2981, (1) 2980, (1A) 3007, area admg. 10,000 Sq. Yards, area admg. 8361 Sq. Meters.
- 2) Plot No. (1) 2982, area admg. 4407 Sq. Yards, area admg. 3684.69 Sq. Meters.
- 3) Plot No. 3008, area admg. 1479 Sq. Yards, area admg. 1236.59 Sq. Meters.
- 4) Plot No. (1) 3010, area admg. 4556 Sq. Yards, Plot No. (2) 3009, area admg. 674 Sq. Yards, Plot No. (4) 3009, area admg. 878 Sq. Yards, Plot No. (1) 3009, area admg. 850 Sq. Yards, area admg. 5817.58 Sq. Meters.
- 5) Plot No. (1A) 3009, area admg. 1523 Sq. Yards, area admg. 1273.38 Sq. Meters.
- 6) Plot No. (1) 3006 & (1A) 3006, area admg. 3162 Sq. Yards, area admg. 2643.75 Sq. Meters.
- 7) Plot No. (3) 3009, area admg. 1369 Sq. Yards, area admg. 1144.62 Sq. Meters.
- 8) Plot No. (1) 3011, area admg. 305 Sq. Yards, Plot No. (1) 3013, area admg. 171 Sq. Yards, area admg. 397.98 Sq. Meters.
- 9) Plot No. (5) 3009, area admg. 325 Sq. Yards, (6) 3009, area admg. 589 Sq. Yards, area admg. 764.19 Sq. Meters.
- * total area admg. 25323.78 Sq. Meters bearing Cadastral Survey No. 794 (Part) of Lower Parel Division.

* also property situated at Village Kamba, Shahad, Ullhasnagar, District Thane and Village Chandur, Tahasil Rajura, Taluka Korpana, District – Chandrapur, Village – Naokhari (BK), District Chandur, Village Bharosa, District Chandrapur, Naokhari, Kusumbi, District Chandrapur.

<u>Mumbai-2</u>	<u>2015</u>	
<u>3707</u>	<u>Mortgage Deed</u>	<u>17-04-2015</u>
2015	Rs. 200,00,00,000/-	17-04-2015

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Kumar Nahar.]

To,

Export Import Bank of India
[Deputy General Manager – Subhasheel Dhol.]

AND

The South Indian Bank Ltd.
[Asst. Manager – Shreevasta Subramaniam.]

AND

Aditya Birla Finance Ltd.
[Auth. Sign. – 1) Venkatraman Iyyer.]
[2) Rakesh Pindulkar.]

Schedule: - As mentioned in Schedule 1 Part F :

- 1) Plot No. (1) 2981, (1A) 2981, (1) 2980, (1A) 3007, area admg. 10,000 Sq. Yards, area admg. 8361 Sq. Meters.
- 2) Plot No. (1) 2982, area admg. 4407 Sq. Yards, area admg. 3684.69 Sq. Meters.
- 3) Plot No. 3008, area admg. 1479 Sq. Yards, area admg. 1236.59 Sq. Meters.
- 4) Plot No. (1) 3010, area admg. 4556 Sq. Yards, Plot No. (2) 3009, area admg. 674 Sq. Yards, Plot No. (4) 3009, area admg. 878 Sq. Yards, Plot No. (1) 3009, area admg. 850 Sq. Yards, area admg. 5817.58 Sq. Meters.
- 5) Plot No. (1A) 3009, area admg. 1523 Sq. Yards, area admg. 1273.38 Sq. Meters.
- 6) Plot No. (1) 3006 & (1A) 3006, area admg. 3162 Sq. Yards, area admg. 2643.75 Sq. Meters.
- 7) Plot No. (3) 3009, area admg. 1369 Sq. Yards, area admg. 1144.62 Sq. Meters.
- 8) Plot No. (1) 3011, area admg. 305 Sq. Yards, Plot No. (1) 3013, area admg. 171 Sq. Yards, area admg. 397.98 Sq. Meters.
- 9) Plot No. (5) 3009, area admg. 325 Sq. Yards, (6) 3009, area admg. 589 Sq. Yards, area admg. 764.19 Sq. Meters.

* total area admg. 25323.78 Sq. Meters bearing Cadastral Survey No. 794 (Part) of Lower Parel Division.

* also property situated at Village Khunduru, Tandava, Behsar, Simga, Tahasil and District Raipur State Madhya Pradesh, Village Badhan, Tahasil Ranikhet, District Almora State Uttar Pradesh Part of Uttaranchal, Kamba, Shahad, Ulhasnagar District Thane, Village - Chandur, Tahasil Rajura, Taluka – Korpana, District - Chandrapur, Village - Naokhari (BK) District Chandur, Village – Bharosa, District - Chandrapur, Naokhari and Kusumbi District - Chandrapur.

<u>Mumbai-2</u>	<u>2015</u>	<u>20-05-2015</u>
<u>4954</u>	<u>Mortgage Deed</u>	<u>20-05-2015</u>
2015	Rs. 3,00,00,00,000/-	

M/S. Century Textiles & Industries Ltd.
[Vice President Finance – Mr. Abhay Kumar Nahar.]

To,

Axis Bank Ltd.
[Deputy Vice President – Mr. Aziz Virani.]

Schedule: - As mentioned in the Schedule 1 :

- 1) Plot No. (1) 2981, (1A) 2981, (1) 2980, (1A) 3007, area admg. 10,000 Sq. Yards, area admg. 8361 Sq. Meters.
- 2) Plot No. (1) 2982, area admg. 4407 Sq. Yards, area admg. 3684.69 Sq. Meters.
- 3) Plot No. 3008, area admg. 1479 Sq. Yards, area admg. 1236.59 Sq. Meters.
- 4) Plot No. (1) 3010, area admg. 4556 Sq. Yards, Plot No. (2) 3009, area admg. 674 Sq. Yards, Plot No. (4) 3009, area admg. 878 Sq. Yards, Plot No. (1) 3009, area admg. 850 Sq. Yards, area admg. 5817.58 Sq. Meters.
- 5) Plot No. (1A) 3009, area admg. 1523 Sq. Yards, area admg. 1273.38 Sq. Meters.
- 6) Plot No. (1) 3006 & (1A) 3006, area admg. 3162 Sq. Yards, area admg. 2643.75 Sq. Meters.
- 7) Plot No. (3) 3009, area admg. 1369 Sq. Yards, area admg. 1144.62 Sq. Meters.
- 8) Plot No. (1) 3011, area admg. 305 Sq. Yards, Plot No. (1) 3013, area admg. 171 Sq. Yards, area admg. 397.98 Sq. Meters.
- 9) Plot No. (5) 3009, area admg. 325 Sq. Yards, (6) 3009, area admg. 589 Sq. Yards, area admg. 764.19 Sq. Meters.

* total area admg. 25323.78 Sq. Meters bearing Cadastral Survey No. 794 (Part) of Lower Parel Division.

* also property situated at Village Kamba, Shahad, Ullhasnagar, and Village Chandur, Tahasil Rajura, Taluka Korpana, District – Chandrapur, Village – Naokhari (BK), District Chandur, Village Bharosa, District Chandrapur

Mumbai-2
6113
2015

2015
Mortgage Deed
Rs. 10,00,00,00,000/-

22-06-2015
23-06-2015

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Kumar Nahar.]

To,

- 1) ICICI Bank Ltd.
- 2) HDFC Bank Ltd.
- 3) Indusind Bank Ltd.
- 4) State Bank of India.

Schedule: - As mentioned in the Schedule 2 :

- 1) Plot No. (1) 2981, (1A) 2981, (1) 2980, (1A) 3007, area admg. 10,000 Sq. Yards, area admg. 8361 Sq. Meters.
 - 2) Plot No. (1) 2982, area admg. 4407 Sq. Yards, area admg. 3684.69 Sq. Meters.
 - 3) Plot No. 3008, area admg. 1479 Sq. Yards, area admg. 1236.59 Sq. Meters.
 - 4) Plot No. (1) 3010, area admg. 4556 Sq. Yards, Plot No. (2) 3009, area admg. 674 Sq. Yards, Plot No. (4) 3009, area admg. 878 Sq. Yards, Plot No. (1) 3009, area admg. 850 Sq. Yards, area admg. 5817.58 Sq. Meters.
 - 5) Plot No. (1A) 3009, area admg. 1523 Sq. Yards, area admg. 1273.38 Sq. Meters.
 - 6) Plot No. (1) 3006 & (1A) 3006, area admg. 3162 Sq. Yards, area admg. 2643.75 Sq. Meters.
 - 7) Plot No. (3) 3009, area admg. 1369 Sq. Yards, area admg. 1144.62 Sq. Meters.
 - 8) Plot No. (1) 3011, area admg. 305 Sq. Yards, Plot No. (1) 3013, area admg. 171 Sq. Yards, area admg. 397.98 Sq. Meters.
 - 9) Plot No. (5) 3009, area admg. 325 Sq. Yards, (6) 3009, area admg. 589 Sq. Yards, area admg. 764.19 Sq. Meters.
- * total area admg. 25323.78 Sq. Meters bearing Cadastral Survey No. 794 (Part) of Lower Parel Division.
- * also property situated at Village Kamba, Shahad, Ullhasnagar, Village – Shahad & Mharal.
Addition Freehold Village Chandur, Naokhari, Bharosa, District - Chandrapur, Village Chandur, Tahasil Rajura, Taluka Korpana, District – Chandrapur (Manikgrah Cement Division).

Mumbai-2
9083
2015

2015
Mortgage Deed
Rs. 2,00,00,00,000/-

23-09-2015
23-09-2015

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Nahar.]

To,

- IDFC Bank Ltd.
[Associate Director – Mr. Varadraj S. Kibe.]

Schedule: -

- 1) Plot No. (1) 2981, (1A) 2981, (1) 2980, (1A) 3007, area admg. 10,000 Sq. Yards, area admg. 8361 Sq. Meters.
 - 2) Plot No. (1) 2982, area admg. 4407 Sq. Yards, area admg. 3684.69 Sq. Meters.
 - 3) Plot No. 3008, area admg. 1479 Sq. Yards, area admg. 1236.59 Sq. Meters.
 - 4) Plot No. (1) 3010, area admg. 4556 Sq. Yards, Plot No. (2) 3009, area admg. 674 Sq. Yards, Plot No. (4) 3009, area admg. 878 Sq. Yards, Plot No. (1) 3009, area admg. 850 Sq. Yards, area admg. 5817.58 Sq. Meters.
 - 5) Plot No. (1A) 3009, area admg. 1523 Sq. Yards, area admg. 1273.38 Sq. Meters.
 - 6) Plot No. (1) 3006 & (1A) 3006, area admg. 3162 Sq. Yards, area admg. 2643.75 Sq. Meters.
 - 7) Plot No. (3) 3009, area admg. 1369 Sq. Yards, area admg. 1144.62 Sq. Meters.
 - 8) Plot No. (1) 3011, area admg. 305 Sq. Yards, Plot No. (1) 3013, area admg. 171 Sq. Yards, area admg. 397.98 Sq. Meters.
 - 9) Plot No. (5) 3009, area admg. 325 Sq. Yards, (6) 3009, area admg. 589 Sq. Yards, area admg. 764.19 Sq. Meters.
- * total area admg. 25323.78 Sq. Meters bearing Cadastral Survey No. 794 (Part) of Lower Parel Division.
- * also property situated at Village Kamba, Shahad, Ullhasnagar, Village – Shahad & Mharal.
Addition Freehold Village Chandrapur (Manikgrah Cement Division).

<u>Mumbai-2</u>	<u>2015</u>	
<u>9086</u>	<u>Mortgage Deed</u>	<u>23-09-2015</u>
<u>2015</u>	Rs. 725,00,00,000/-	23-09-2015

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Kumar Nahar.]

To,

Export Import Bank of India
[Deputy General Manager – Subhashil Dhal.]

AND

The South Indian Bank Ltd.
[Asst. Manager – Mr. M. Rovan.]

AND

Aditya Birla Finance Ltd.
[Senior Manager – 1) Mr. Rakesh Pingulkar.]
[2) Mr. Venkatraman Iyyer.]

AND

Axis Bank Ltd.
[Deputy Vice President – Mr. Ajeej Virani.]

AND

State Bank of Travankor.
[Manager – Mr. Neelanjan Haldhar.]

Schedule: -

- 1) Plot No. (1) 2981, (1A) 2981, (1) 2980, (1A) 3007, area admg. 10,000 Sq. Yards, area admg. 8361 Sq. Meters.
 - 2) Plot No. (1) 2982, area admg. 4407 Sq. Yards, area admg. 3684.69 Sq. Meters.
 - 3) Plot No. 3008, area admg. 1479 Sq. Yards, area admg. 1236.59 Sq. Meters.
 - 4) Plot No. (1) 3010, area admg. 4556 Sq. Yards, Plot No. (2) 3009, area admg. 674 Sq. Yards, Plot No. (4) 3009, area admg. 878 Sq. Yards, Plot No. (1) 3009, area admg. 850 Sq. Yards, area admg. 5817.58 Sq. Meters.
 - 5) Plot No. (1A) 3009, area admg. 1523 Sq. Yards, area admg. 1273.38 Sq. Meters.
 - 6) Plot No. (1) 3006 & (1A) 3006, area admg. 3162 Sq. Yards, area admg. 2643.75 Sq. Meters.
 - 7) Plot No. (3) 3009, area admg. 1369 Sq. Yards, area admg. 1144.62 Sq. Meters.
 - 8) Plot No. (1) 3011, area admg. 305 Sq. Yards, Plot No. (1) 3013, area admg. 171 Sq. Yards, area admg. 397.98 Sq. Meters.
 - 9) Plot No. (5) 3009, area admg. 325 Sq. Yards, (6) 3009, area admg. 589 Sq. Yards, area admg. 764.19 Sq. Meters.
- * total area admg. 25323.78 Sq. Meters bearing Cadastral Survey No. 794 (Part) of Lower Parel Division.
- * also property situated at Village Kamba, Shahad, Ullhasnagar, Village – Shahad & Mharal.
Addition Freehold Chandrapur (Manikgrah Cement Division).

<u>Mumbai-1</u>	<u>2015</u>	
<u>12744</u>	Affidavit	<u>08-12-2015</u>
2015		08-12-2015

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Atul Kedia.]

Schedule: - Property situate at Pandurang Budhakar Marg, Mumbai bearing Cadastral Survey No. 794 of Lower Parel Division.

<u>Mumbai-1</u>	<u>2016</u>	
<u>4587</u>	<u>Deed of Mortgage</u>	<u>31-05-2016</u>
2016	Rs. 500,00,00,000/-	31-05-2016

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Nahar.]

To,

State Bank of India
[Auth. Sign. – Mr. Sanjeev Kumar.]

Schedule: - Property (Land together with the structure) situate at Lower Parel, Mumbai – 400 030 bearing Cadastral Survey No. 794 (Part), area admg. 25323.78 Sq. Meters of Lower Parel Division.

<u>Mumbai-2</u>	<u>2016</u>	
<u>10403</u>	<u>Deed of Mortgage</u>	<u>04-10-2016</u>
2016	Rs. 200,00,00,000/-	04-10-2016

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Nahar.]

To,

SBI Cap Trustee Co. Ltd. Trusty
[Auth. Sign. – Mr. Ulhas Naik.]

Schedule: - Freehold land together with the structure (except for the “Ispald Building”), situated at Lower Parel, Mumbai – 400 030 bearing Plot No. (1) 2981, (1 A) 2981, (1) 2980, (1A) 3007, area admg. 8361 Sq. Meters, Plot No. (1) 2982, area admg. 3684.69 Sq. Meters, Plot No. 3008, area admg. 1236.59 Sq. Meters, Plot No. (1) 3010, (2) 3009, (4) 3009, (1)3009, area admg. 5817.58 Sq. Meters, Plot No. (1A) 3009, area admg. 1273.38 Sq. Meters, Plot No. (1) 3006, (1A) 3006, area admg. 2643.75 Sq. Meters, Plot No. (3) 3009, area admg. 1144.62 Sq. Meters, Plot No. (1) 3011, (1) 3013, area admg. 397.98 Sq. Meters, Plot No. (5) 3009, (6) 3009, area admg. 764.19 Sq. Meters, Cadastral Survey No. 794 (Part), total area admg. 25323.78 Sq. Meters of Lower Parel Division.

<u>Mumbai-2</u>	<u>2016</u>	
<u>12792</u>	<u>Reconveyance Deed</u>	<u>07-12-2016</u>
2016		07-12-2016

SBI Cap Trustee Co. Ltd. Trusty
[Auth. Sign. – Mr. Ajit Joshi.]

To,

1) M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Nahar.]
“the Finance”

2) M/S. Century Textiles & Industries Ltd.
[Secretary – Mr. Atul Kedia.]

Schedule: - This Reconveyance Deed has been executed in relation to Mortgage Deed, dated 14-01-2013, duly registered under serial no. Mumbai-2 /382 /2013 on 21-01-2013.

Mumbai-1
156
2017

2017
Deed of Mortgage
Rs. 700,00,00,000/-

13-01-2017
13-01-2017

M/S. Century Textiles & Industries Ltd.
[Auth. Sign. – 1) Mr. Abhay Nahar.]
[2) Mr. Atul Kedia.]

To,

SBI Cap Trustee Co. Ltd. Trusty
[Auth. Sign. – Mr. Ajit Joshi.]

Schedule: - Property (Land together with the structure) situate at Lower Parel, Mumbai – 400 030 bearing Cadastral Survey No. 794 (Part), area admg. 25323.78 Sq. Meters of Lower Parel Division.

Mumbai-2
2228
2017

2017
Deed of Mortgage
Rs. 350,00,00,000/-

16-02-2017
17-02-2017

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Nahar.]

To,

HDFC Bank Ltd.
[A.V.P. – Mahip Kumar Rekhani.]

Schedule: - Property (Land together with the structure) situate at Lower Parel, Mumbai – 400 030 bearing Cadastral Survey No. 794 (Part), area admg. 25323.78 Sq. Meters of Lower Parel Division.

Mumbai-2
3264
2017

2017
Reconveyance Deed

10-03-2017
10-03-2017

SBI Cap Trustee Trusty Co. Ltd.
[Company Secretary – Mr. Ajit Narayan Joshi.]

To,

1) M/S. Century Textiles & Industries Ltd.
[General Manager – Mr. Abhay Nahar.]
“the Finance”

2) M/S. Century Textiles & Industries Ltd.
[Secretary – Mr. Atul Kedia.]

Schedule: - This Reconveyance Deed has been executed in relation to Mortgage Deed, dated 12-03-2014, duly registered under serial no. Mumbai-2 /2084 /2014 on 12-03-2014.

Schedule: - Property situate at Lower Parel, Mumbai – 400 030 bearing Cadastral Survey No. 794 of Lower Parel Division.

* Description as per mentioned in the document.

<u>Mumbai-4</u>	<u>2018</u>	<u>12-09-2018</u>
<u>10072</u>	<u>Reconveyance Deed</u>	<u>12-09-2018</u>
2018		

Export Import Bank of India
[Deputy General Manager – Sujeet Bhave.]
“the 1st Mortgagee”

AND

The South Indian Bank Ltd.
[Asst. Manager – Mr. Pradeep V. N.]
“the 2nd Mortgagee”

AND

Aditya Birla Finance Ltd.
[Auth. Sign. – Annie Nasinka.]
“the 3rd Mortgagee”

To,

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Kumar Nahar.]

Schedule: - This Reconveyance Deed has been executed in relation to Mortgage Deed, dated 17-04-2015, duly registered under serial no. Mumbai-2 /3707 /2015 on 17-04-2015.

<u>Mumbai-4</u>	<u>2018</u>	<u>19-09-2018</u>
<u>10244</u>	<u>Deed of Mortgage</u>	<u>19-09-2018</u>
2018	Rs. 150,00,00,000/-	

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Kumar Nahar.]

To,

HDFC Bank Ltd.
[Auth. Sign. – Mahip Kumar Rekhani.]

Schedule: - Property (Land together with the structure) situate at Lower Parel, Mumbai – 400 030 bearing Cadastral Survey No. 794 (Part), area admg. 25323.78 Sq. Meters of Lower Parel Division.

AND

Aditya Birla Finance Ltd.
[Auth. Sign. – Mr. Parag Shah.]
“the 3rd Mortgagee”

AND

Axis Bank Ltd.
[Vice President – Mr. Pramod Naval.]
“the 4th Mortgagee”

AND

State Bank of Travnakor.
[Chief Manager – Mr. Rahul Kumar.]
“the 5th Mortgagee”

AND

Aditya Birla Finance Ltd.
[Auth. Sign. – Mr. Abhijeet Shah.]
“the 6th Mortgagee”

To,

M/S. Century Textiles & Industries Ltd Company.
[Vice President – Mr. Abhay Nahar.]
“the Mortgagor /Borrower”

Schedule: - This Reconveyance Deed has been executed in relation to Mortgage Deed, dated 23-09-2015, duly registered under serial no. Mumbai-2 /9086 /2015 on 23-09-2015.

<u>Mumbai-4</u>	<u>2019</u>	
<u>9805</u>	<u>Reconveyance Deed</u>	<u>29-08-2019</u>
2019		29-08-2019

State Bank of India
[Auth. Sign. – Mr. Rahul Kumar.]

To,

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Nahar.]

Schedule: - This Reconveyance Deed has been executed in relation to Mortgage Deed, dated 31-05-2016, duly registered under serial no. Mumbai-1 /4587 /2016 on 31-05-2016.

* In Mortgage Deed, Century Ryan Tri-Cord & Chemical Division reduction Income Tax.

<u>Mumbai-4</u>	<u>2019</u>	
<u>11389</u>	<u>Reconveyance Deed</u>	<u>10-10-2019</u>
2019		11-10-2019

State Bank of India.
[Auth. Sign. – Mr. Vikaschandra Mishra.]

To,

To,

SBI Cap Trustee Company Ltd. Trusty
[Trustee – Mr. Dipendra Abasaheb Jagdale.]

Schedule: - Property (Land together with the structure /building known as “Centuryon”), situate at Lower Parel, Mumbai – 400 030 bearing Cadastral Survey No. 794 (Part), area admg. 25323.78 Sq. Meters of Lower Parel Division.

<u>Mumbai-1</u>	<u>2020</u>	
<u>2154</u>	<u>Deed of Mortgage</u>	<u>14-07-2020</u>
2020	Rs. 7,00,00,00,000/-	14-07-2020

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Nahar.]

To,

Axis Bank Ltd.
[Auth. Sign. – Aziz Virani.]

Schedule: - Property (Land together with the structure /building), situate at Lower Parel, Mumbai – 400 030 bearing Cadastral Survey No. 794 (Part), area admeasuring 25323.78 Sq. Meters of Lower Parel Division.

<u>Mumbai-3</u>	<u>2020</u>	
<u>1850</u>	<u>Re-conveyance Deed</u>	<u>11-02-2020</u>
2020		13-02-2020

Axis Bank Ltd.
[Auth. Sign. – Aziz Virani.]

To,

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Nahar.]

Schedule: - This Re-conveyance Deed has been executed in relation to Mortgage Deed, dated 18-07-2018, duly registered under serial no. Mumbai-4 /7823 /2018 on 18-07-2018.

<u>Mumbai-3</u>	<u>2020</u>	
<u>1851</u>	<u>Re-conveyance Deed</u>	<u>11-02-2020</u>
2020		13-02-2020

Axis Bank Ltd.
[Auth. Sign. – Aziz Virani.]

To,

M/S. Century Textiles & Industries Ltd.
[Vice President – Mr. Abhay Nahar.]

Schedule: - This Re-conveyance Deed has been executed in relation to Mortgage Deed, dated 18-01-2018, duly registered under serial no. Mumbai-4 /692 /2018 on 18-01-2018.

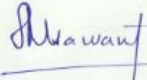
2021 –

(Search taken upto dated – 16-04-2021)

Note : (I) Computer Index-II record is not properly maintained and some of the record has been found in loose sheets form (untied).

(II) Please see Annexure-I

PROPERTY TITLE INVESTIGATOR
MUMBAI
MR. SAMEER M. SAWANT

Your's Truly,

(Sameer M. Sawant)
Pan No. ASNPS5866P

