

R Venkataramani

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SHRINIDHI, C-240, Sector-44,
Noida (U.P.)

Date: 08th March 2020

INSTRUCTION TO ALL HOME BUYERS

Dear Sir/ Madam,

1) INSTRUCTION REGARDING VERIFICATION AND REGISTRATION:-

The process of verification of Home Buyers for Registration is continuing. The Registration works undertaken in Sapphire-1 and Sapphire-2 are also continuing. Instructions have been given both to individuals who have been meeting with Receiver and the Association concerned, to do a preliminary verification process and keep documents ready for final scrutiny by the office of the Receiver.

Names of Home Buyers who were initially cleared for Registration had to be once again scrutinized with reference to the lists given by Forensic Auditors. The auditors have given two separate lists viz. (i) List of Under-Valued properties; and (ii) List of Recoverable amount from Home Buyers. This cross verification and checking of documents consumes time. As a result names of several Home Buyers who are otherwise eligible for Registration are being withheld for final clearance. Any person, whose names are found in the Forensic Auditors lists, will have to make a requisite payment as shown in the Auditors list.

All the Home Buyers and respective Association of the following projects,-

- i) Platinum;
- ii) Princely Estate;
- iii) Eden Garden;
- iv) Silicon City;
- v) Zodiac etc.

are all requested to co-operate which will facilitate the verification and registration processes.

Instructions have also been given to various Banks to collect registered Sale Deeds from the office of the Registrar. Home Buyers who have availed/availing loan facility are advised to communicate to their Banks and also inform the concerned about the date of registration being done.

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2) **INFORMATION REGARDING FUNDS AND BANK LOANS,-**

The Office of the Receiver is being in continuous consultations and discussion with the Banks who have either financed Amrapali projects or granted loans to Home Buyers. Some broad consensus has been arrived at. Many Banks are now inclined to sanction any fresh or additional loans to Home Buyers whose accounts are regular and clear.

A format for bank request is enclosed for use by Home Buyers.

Home Buyers who are interested in availing further loan facility can approach their respective Banks and make application for grant of loan and also keep the Office of the Receiver informed in this regard. The Banks are also advised to share their proposals regarding necessary documentation or instruction from the Office of the Receiver which will facilitate the clearance of loans.

As regard to accounts which are NPA and Subvention agreement, the Receiver will endeavour to take necessary orders from the Supreme Court on 23/03/2020. Several other efforts are being made to raise resources and funds through banks and other interested parties. Information in this regard will be shared with the Court and depending upon the order of the Hon'ble Court, further resources are likely to come into the project in the course of next few months.

Any set of Home Buyers of any particular project can submit their respective proposals for fund raising, Home Buyer payments etc. as early as possible, which can facilitate NBCC in reworking its construction schedules. The Office of the Receiver will arrange meetings of Home Buyers with NBCC.

It is expected that the efforts being made towards fund mobilisation will lead to positive results in the few months to come.

Thanking you,



(R. VENKATARAMANI)

Court Receiver

Application for Disbursement of Home Loan

Date _____

To

The Branch Manager,

_____ Branch,

Dear Sir/Madam,

Sub: Disbursement of Home Loan

With reference to above we/I have been sanctioned home loan in Amrapali Project by your bank. Details are as under:-

- | | | |
|----------------------------------|-----|-----------|
| 1. Name of Project | : | _____ |
| 2. Loan in the name of | : | _____ |
| 3. Account No. | : | _____ |
| 4. Date of Sanctioned | : | _____ |
| 5. Sanctioned Amount | : | Rs. _____ |
| 6. Disbursed till date | : | Rs. _____ |
| 7. New Request for Disbursement: | Rs. | _____ |

We/I, have not so far obtained any loan, but would like to avail fresh loan.

As per Hon'ble Supreme Court of India in Writ Petition (Civil) No.940 of 2017 vide Order dated 23.07.2019 and subsequent order thereon, NBCC has been appointed to complete stalled projects of Amrapali. Mr. R. Venkataramani, Senior Advocate has been appointed as the Court Receiver in the matter.

I have been advised to make this application under instructions from the Receiver. I understand that your Bank is in a position and inclined to sanction the requisite loan.

In compliance with the order, I/We hereby authorise your Bank to disburse as per point No.(7) herein above in one-go or as per the advice of the Receiver the loan to be sanctioned, directly to the UCO Bank, Supreme Court Compound Branch, New Delhi. This letter may be treated as my consent letter.

Yours faithfully,

(_____)

Address: _____

Phone/Mobile No.