

## POSSESSION NOTICE

For immovable property as per Rule 8(1) R/W Rule 8(2) and Appendix-IV  
Regd. Off: 9<sup>th</sup> Floor, Antriksh Bhawan, 22 Kasturba Gandhi Marg, New Delhi-110001  
Board No: +91-11-23736857  
Branch Office: Ground Floor, D – 2, Sector 3, Noida, Uttar Pradesh - 201301  
Land line- +7292015075

Loan Accounts No: WFH/CCF/0317/359300 & WFN/CCF/0317/358936

Whereas, the undersigned being the authorized officer of PNB Housing Finance Limited, under Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("Act"), and in exercise of powers conferred under Section 13(2) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 had issued Demand Notice dated February 22, 2020 under Section 13(2) of the said Act calling upon you being the Borrower/Co-Borrower/Guarantor-M/s Arena Superstructures Private Limited, M/s Fest Homes Developers Private Limited, M/s Villa Stone Propbuild Private Limited, M/s Lotus Greens Constructions Private Limited, M/s Cruze Properties Private Limited, M/s Reverent Developers Private Limited, Mr. Nirmal Singh, Mr. Harkaran Singh Uppal and Mr. Punit Kumar Sinha, to repay the amount mentioned in the said demand notice being Rs. 184,38,99,494.60/- (Indian Rupees One Hundred Eighty-Four Crores Thirty-Eight Lakhs Ninety-Nine Thousand Four Hundred and Ninety-Four and Sixty Paise Only) payable and due as on **February, 17, 2020** and further interest at contractual rates on the aforesaid amount, incidental expenses, costs, charges, etc. incurred and accruing thereafter till the date of payment and/or realization within 60 days from the date of the said demand notice.

That since the Borrower/Co-Borrower/Guarantor mentioned hereinabove failed to repay the amount as mentioned in the notice under section 13(2) dated February, 22, 2020, notice is hereby given to the Borrower/Co-Borrower/Guarantor mentioned hereinabove in particular and to the public in general that undersigned has taken the constructive possession of the property described herein below in exercise of powers conferred on him under Section 13(4) of the said Act read with the Rule 8 of the Security Interest (Enforcement) Rules, on this the 3<sup>rd</sup> day of November of the year 2021:

The Borrower/Co-Borrower/Guarantor mentioned hereinabove in particulars and the public in general are hereby cautioned not to deal with the property(ies)/units and any dealings with the property(ies)/units will be subject to the charge PNB Housing Finance Limited for an amount **INR 238,16,30,086.71 (Indian Rupees Two Hundred and Thirty Eight Crores Sixteen Lakhs Thirty Thousand and Eighty Six and Seventy One Paise Only)** due and payable as on **November 3, 2021** and further interest at contractual rates on the aforesaid amount, incidental expenses, costs, charges etc. incurred and accruing thereafter till the date of payment and /or realization.

The Borrower's/Co-Borrower's/Guarantor's attention is invited to provisions of Sub-section (8) of Section 13 of the Act, in respect of time available, to redeem the secured assets.

### Description of the Immovable Property/ies

1.	All that piece and parcel of land admeasuring 20,863 square meters (5.15 acres) bearing Plot No. SC-02/N located at Sector-150, Noida.
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Date: 03.11.2021  
Place: Noida

  
Mr. Ashish K. Singh  
Authorized Officer

(For PNB Housing Finance Limited)