

DETAILED PUBLIC ANNOUNCEMENT FOR THE ATTENTION OF THE PUBLIC SHAREHOLDERS OF**U. P. HOTELS LIMITED****CIN: L55101DL1961PLC017307****Website: www.hotelclarks.com; Email Id: clarkssuryakiran@yahoo.co.in,****Registered Office: 1101, Surya Kiran, 19, Kasturba Gandhi Marg, New Delhi - 110001****Company Secretary and Compliance Officer: Mr. Prakash Chandra Prusty**

This detailed public announcement ("**Detailed Public Announcement**" or "**DPA**") is being issued by Mr. Apurv Kumar, (referred to as "**Acquirer 1**"), Mr. Anoop Kumar, (referred to as "**Acquirer 2**") and Brijnara Hospitality Private Limited (referred to as "**Acquirer 3**") (collectively referred to as "**Acquirers**") along with other members of the promoter and promoter group of U.P. Hotels Limited to the public shareholders as defined under regulation 2(1)(t) of the Securities And Exchange Board of India (Delisting of Equity Shares) Regulation, 2021, as amended for the time being in force ("**Delisting Regulations**") ("**Public Shareholders**") of U.P. Hotels Limited (the "**Company**") in respect of the proposed acquisition of fully paid up equity shares of the Company with a face value of 10/- each (Rupees Ten only) each ("**Equity Shares**") that are held by the Public Shareholders and the consequent voluntary delisting of the Equity shares from the BSE Limited ("**BSE**"), the only stock exchange where the equity shares of the Company is currently listed ("**Stock Exchange**"), pursuant to Regulation 15 and other applicable provisions of the Delisting Regulations and SEBI order number is SEBI/WTM/GM/CFD/37/2019-20 dated September 30, 2019 ("**SEBI Order**") ("**Delisting Offer**") and in accordance with the terms and condition set out below and/or in the Letter of Offer (as defined below).

1. BACKGROUND OF THE DELISTING OFFER

- As on the date of this DPA, Equity Shares aggregating to 88.39% of the total issued and paid-up equity share capital of the Company is held by the promoters and members of the promoter group and Public Shareholders held 6,27,040 Equity Shares aggregating to 11.61%. The promoters and promoter group were holding over 75% of the equity capital since December 2001 (Source: www.bseindia.com). The requirement to maintain Minimum Public Shareholding ("MPS") requirements was explicitly laid out by way of insertion of Rule 19A in the Securities Contracts (Regulation) Rules, 1957 with effect from June 04, 2010.
- Disputes and differences among promoters have adversely affected the regulatory compliance requirements of the Company including compliance requirements of MPS in terms of Rule 19A of SCRR. Pursuant to SEBI order dated December 02, 2014 (hereinafter referred to as the "Confirmatory Order"), the equity shares of the Company were suspended from trading on BSE Limited since September 15, 2014.
- The Acquirer-1 on behalf of the Promoter and Promoter Group vide application dated September 26, 2019, conveyed to SEBI its intention to delist the Equity Shares of the Company and requested relaxation from the strict enforcement of Regulation 8(1B)(i) of the SEBI (Delisting of Equity Shares) Regulations, 2009 ("**Repealed Delisting Regulations**").
- SEBI vide its order No. SEBI/WTM/GM/CFD/37/2019-20 dated September 30, 2019 ("**SEBI Order**") granted relaxation from the applicability of Regulation 8(1B)(i) of the Repealed Delisting Regulations (limited to the extent of compliance with minimum public shareholding condition) for the specific purpose of seeking voluntary delisting of Equity Shares, subject to few conditions mainly-
 - The Company is in compliance with provisions of all other applicable laws.
 - The Company shall initiate voluntary delisting of its equity shares within a period of 1 month from the date of this Order and shall complete the process of voluntary winding up within a period of one year from the date of this order.
 - The Company shall obtain valuation of its equity shares from two independent peer reviewed chartered accountants.
 - The delisting price to be paid to the investors shall be at least equal to the price as determined through reverse book building process (RBB) or through the valuation mechanism at clause (ii) above, whichever is higher.
 - The Company shall ensure to publish a newspaper advertisement in one national newspaper in English and in newspapers in local vernacular in each State where its public shareholders are residing, as per the address contained in its records.
 - The advertisement as provided in clause (v) above as well as the explanatory statement to special resolution shall indicate the valuation obtained as per clause (ii) above and shall also state that the higher of the price determined through the reverse book building process and the valuation as obtained in clause (ii) above, shall be paid to investors, in the event of Company proceeding with the delisting.
 - The offer price shall be paid to tendering shareholders only through banking channels through crossed account payee cheque / crossed demand draft / internet banking channels to enable audit trail.
 - In addition to compliance with the applicable provisions of Delisting Regulations, the delisting offer shall be considered as successful only if the promoters acquire at least 60% of the existing public shareholding of 11.61%, i.e. approximately 6.97% of the total shareholding.
 - Pursuant to delisting of company's equity shares, the promoters shall continue to accept shares tendered by any remaining public shareholder holding such equity shares, for up to a period of two years from the date of delisting, at the same price at which the earlier acceptance of shares was made and in a manner that provides bank record of payment.
 - Subject to the above, the company shall comply with all other conditions, including those pertaining to determination of the offer price, stipulated in Chapter IV of the Delisting Regulations.
 - Copy of the SEBI order shall be displayed on the website of the Company.
- The Acquirer 1 for and on behalf of the members of the promoter and promoter group, vide letter dated October 07, 2019 ("**Delisting Letter**"), expressed their intention to the board of directors of the Company ("Board") to voluntarily delist the Equity Shares of the Company by making a Delisting Offer in accordance with the Delisting Regulations. Pursuant to the Delisting Letter the Acquirer Company was informed that the floor price is ₹ 154 per Equity Share ("**Floor Price**").
- The Acquirers is making this DPA to the Public Shareholders of U.P. Hotels Limited to acquire, in accordance with the Delisting Offer, upto 6,27,040 Equity Shares, representing 11.61% of the Equity Capital (the "Offer Shares") from the Public Shareholders in compliance with the Delisting Regulations. Consequently to the Delisting Offer and upon the shareholding of the Acquirers and other member of the Promoter and Promoter Group fulfilling the conditions under the Delisting Regulation and SEBI Order, as applicable, the Company will seek to voluntarily delist the Equity Shares from the BSE in accordance with the Delisting Regulations, this DPA, the Letter of Offer, SEBI Order dated September 30, 2019 and any other related documents.
- Pursuant to the receipt of the Delisting Letter the Board of Directors at its meeting held on October 19, 2019 took on record the said Delisting Letter and appointed Fedex Securities Private Limited as merchant banker ("**Manager to the Delisting Offer**") to conduct due diligence as required under applicable Repealed Delisting Regulations. Subsequently, the Board of Directors in its meeting held on July 31, 2020 took on record the Due Diligence Report dated July 31, 2020 as received from Fedex Securities Private Limited and approved the Delisting Offer in terms of Regulation 8(1)(a) of the Repealed Delisting Regulations subject to approval of Public Shareholders of the Company.
- The notice of the Postal Ballot along with postal ballot form was dispatched on August 28, 2020 to the shareholders for seeking their approval through postal ballot and evolving on reasons for considering delisting of the Equity Shares of the Company. The Public Shareholders rejected the Delisting Offer dated September 02, 2020. Further, the Board in its meeting held on December 24, 2020 took on record the addendum to the Due Diligence report dated July 31, 2020 as received from the Merchant Banker and the revised valuation report and approved to reconvene the meeting of the shareholders to approve the delisting proposal through postal ballot.
- The Public Shareholders of the Company have passed a special resolution through Postal Ballot on January 27, 2021 approving the Delisting Offer in accordance with the Repealed Delisting Regulations. The result of postal ballot was declared on January 28, 2021 and notified to BSE by the Company vide letter dated January 29, 2021. The votes cast by the Public Shareholders in favour of the Delisting Offer were 86.93% of votes polled, which is more than two times the number of votes cast by the Public Shareholders against the Delisting Offer, being 13.07% of votes polled.
- SEBI vide its order No. SEBI/HO/CFD/CMD1/OWIP/2021/36739/1 dated December 10, 2021 clarified that the Company to follow the Delisting Regulations to the extent applicable for activities to be undertaken as per the Delisting Regulations post in-principal approval from Stock Exchange.
- The Company has received in-principal approval for the Delisting Offer from BSE on March 08, 2022, in accordance with Regulation 12(3) of the Delisting Regulations.
- This DPA is being issued in the following newspapers as required under Regulation 15(1) of the Delisting Regulations:

News paper	Language	Editions
Business Standard	English	All
Business Standard	Hindi	All
Pratahalak	Marathi	Mumbai

- The Acquirers will inform the Public Shareholders of amendments or modifications, if any, to the information set out in this DPA by way of a corrigendum that will be published in the aforementioned newspapers in which this DPA is published.
- The Delisting Offer is subject to the acceptance of the Discovered Price (as defined below), determined in accordance with the Delisting Regulations, by the Acquirer. The Acquirer may, at its sole and absolute discretion, propose a price higher than the Discovered Price for the purpose of the Delisting Offer. Further, the Acquirer may, at its sole and absolute discretion, propose a price which is lower than the Discovered Price but not less than the Floor Price in terms of Regulation 22 of the Delisting Regulations ("**Counter Offer Price**").
- As per Regulation 28 of the Delisting Regulations, the Board is required to constitute a committee of independent directors to provide its written reasoned recommendation on the Delisting Offer and such recommendation shall be published atleast 2 (two) working days before the commencement of the Bid Period (as defined below) in the same newspapers where the DPA has been published.

2. NECESSITY AND OBJECTIVE OF THE DELISTING OFFER

- Following is the rationale of the Delisting Offer specified by the Acquirers in the postal ballot notice:
 - To comply with the SEBI Order to provide an exit opportunity to the Public Shareholder; and
 - The shares of the Company are suspended for more than 4 years and the delisting of the equity shares of the Company is in the interest of the Public Shareholders as it will provide them with an exit opportunity at a price determined in accordance with the Delisting Regulation.

3. BACKGROUND OF THE ACQUIRER

- Mr. Apurv Kumar, Director, 1 aged 60 years, residing at 28, Shree Vihar Colony, Near Hotel Clark Amer, J L Nehru Marg, Jaipur - 302018 is the Jt. Managing Director and CFO of the Company since 1998. Mr. Apurv Kumar is also one of promoter of the Company. He is a graduate from Mumbai University, Hospitality Management from Cornell University, USA and MBA, is an Alumni of the Harvard Business School.
- As on date of this DPA, Mr. Apurv Kumar holds 35,126 equity shares of the Company representing 0.65% of the total paid-up equity share capital of the Company.
- Shri. Anoop Kumar, S/o Mr. Birendra Kumar, Acquirer 2, is one of the Promoter of the Company. Mr. Anoop Kumar holds holds Diploma in Hotel Management from the Institute of Tourism and Hotel Management, Salzburg, Austria.
- As on the date of this DPA, Mr. Anoop Kumar holds 86,372 Equity Shares representing 1.60 % of the total paid-up equity share capital of the Company.
- Brijnara Hospitality Private Limited, Acquirer 3 is a company incorporated under the Companies Act, 1956 vide its certificate incorporation dated July 31, 2003. The registered office of Acquirer 3 is situated at 15/A, SSV Complex, Raghavendra layout, Yeswanthapuram, Bangalore - 560 022, India. The corporate identification number of the Acquirer 3 is U55101KA203PTC032344.
- The principal activity of the Acquirer 3 is to carry on business as Hospitality.
- Mr. Anoop Kumar, Arun Kumar, Arun Kumar, Shri. Anoop Kumar, Shri. Anoop Kumar, Manish Kumar and Vivek Kumar are the directors of Acquirer 3. The issued and paid-up share capital of the Acquirer 3 as on the date of this DPA is ₹ 37,22,400 (Rupees Thirty-Seven Lakh Twenty-Two Thousand Four Hundred), classified into:
 - ₹ 1,98,00,000 (One Crores Ninety-Eight Lakh) divided into 1,98,00,000 equity shares of ₹ 100.00 each.
 - ₹ 1,74,24,000 (One Crores Seventy-Four Lakhs Twenty-Four Thousand) divided into 1,74,240 Preference Shares of ₹ 100.00 each.
- Acquirer 3 is part of the promoter group and does not hold any Equity Shares of the Company.
- Further, the Acquirer 1, Acquirer 2 and Acquirer 3 along with other members of the promoter and promoter group of the Company hold 47,72,960 Equity Shares aggregating to 86.39% of the paid-up Equity Share capital of the Company. Except as provided in paragraph 4.5 below, none of the directors of the Acquirer 3 holds any shares of the Company as on the date of this DPA.
- The key financial information of the Acquirer, based on its audited financial statements, as of and for the year ended March 31, 2021, March 31, 2020 and March 31, 2019, prepared in accordance with applicable accounting standards and audited by Subramanya & Co., Chartered Accountants, being the last three financial years, for which audited financials are available, is set out below:

Particulars	Financial year ended		
	March 31, 2021	March 31, 2020	March 31, 2019
Revenue from operations	300.59	1990.30	2034.89
EBITDA	-14.69	408.92	638.17
Profit after tax	(320.83)	149.27	363.25
EPS (Basic)	(169.58)	74.89	183.46
EPS (Diluted)	-89.61	39.83	97.58
Networth	684.77	1014.60	866.33
Return on Networth	-166.58%	74.88%	183.46%
NAV per Share	345.84	512.42	437.54

Note: The contingent liabilities of the Acquirer are as under:

- As on March 31, 2021 - ₹ 451.96 Lakh
- As on March 31, 2020 - ₹ 1.96 Lakh
- As on March 31, 2019 - Nil

- The Acquirers and other members of the promoter and promoter group of the Company have not traded in Equity Shares of the Company during the 6 months preceding the date of the Board Meeting (i.e. June 25, 2020 to September 24, 2020) at which the Delisting Offer was approved. Further, the Acquirers and other members of the promoter and promoter group of the Company have undertaken not to sell Equity Shares of the Company during the delisting period (as defined in Regulation 2(1)(k) of the Delisting Regulations) in accordance with Regulation 30(5) of the Delisting Regulations.
- The acquirers have not exercised the option of providing an indicative price under Regulation 20(4) of the SEBI Delisting Regulations.
- All the Public Shareholders of the Company may bid in accordance with the reverse book building process of BSE and on the terms and subject to the conditions set out herein, and in the Letter of Offer, for their Equity Shares of the Company.
- The Acquirers has, as detailed in paragraph 20 of this DPA, made available all the requisite funds necessary to fulfill the obligations of the Acquirers under the Delisting Offer.
- In addition, to the directions specified in the SEBI Order, the acquirer shall comply with all other conditions, including those pertaining to determination of the Exit Price, stipulated in Chapter IV of the Delisting Regulations.

4. BACKGROUND OF THE COMPANY

- The Company was originally incorporated as a Public Limited Company in name and style of "Uttar Pradesh Hotels & Restaurants Limited" under the Companies Act, 1956 vide Certificate of incorporation no. 2824 of 1961, issued by Registrar of Companies, U.P. on February 13, 1961. Further, by duly passing the necessary resolution and the approval of Central Government vide letter no. 290-U4/851 dated June 15, 1978 the name of the Company has changed to "U.P. Hotels Limited" on June 22, 1978. The Company listed its Equity Shares on BSE Limited on December 26, 2001.
- The Company's registered office is situated at 1101, Surya Kiran, 19, Kasturba Gandhi Marg, New Delhi - 110001. The CIN of the Company is L55101DL1961PLC017307.
- The Equity Shares of the Company are currently listed on BSE having nationwide terminals.
- The Company is engaged in the business of Hospitality. The Company hotels are popular by the name of "Clarks Group of Hotels". The Company have geographical spread in Jaipur, Agra, Lucknow and Khajuraho, recognized through the nation for its unique flavor of hospitality and finesse. The Clarks Group of Hotels are being one of the first 5-star hotels in India.
- As on date of this DPA, the members of the Board are:

NAME AND DIN	DESIGNATION ON DATE OF DPA	DATE OF APPOINTMENT	SHARES HELD
Justice Mr. Bishwahr Prasad Singh (Retd.)	Chairman - Non-Executive Independent	22.08.2016	NIL
Mr. Apurv Kumar (DIN: 00043538)	Joint Managing Director & CFO	09.08.2014	35126
Mr. Rupak Gupta (DIN: 00007310)	Joint Managing Director & CFO	09.08.2014	818524
Ms. Supriya Gupta (DIN: 00009188)	Non-Executive & Non-Independent Director	04.03.2010	NIL
Mr. Arvind Kumar (DIN: 00227012)	Non-Executive Director	17.02.2004	29341
Mr. Shankar Agarwal (DIN: 01216442)	Independent Director	15.04.2021	NIL

- A brief summary of the financial performance of the Company, as derived from the audited standalone financials are available and unaudited but limited review financials for the six months ended September 30, 2021, prepared in accordance with India GAAP, are set out as below:

PARTICULARS	Six months ended		FINANCIAL YEAR ENDING MARCH 31 (AMOUNT IN RS.)	
	Unaudited	Audited	2021	2020
Revenue from Operations	1990.56	3286.33	9753.54	10512.08
Total Income	2086.91	3552.10	10276.07	10973.41
Profit/(Loss) before tax	(444.39)	(1059.00)	367.15	909.11
Profit/(Loss) after tax	(335.24)	(787.58)	370.90	655.94
Basic Earnings per Share	(6.22)	(14.22)	6.87	12.15
Equity Share Capital	540.00	540.00	540.00	540.00
Reserves and Surplus	8131.56	8442.90	9160.17	8717.06
Current Liabilities	1841.71	1900.03	2610.05	2678.73

5. PRESENT CAPITAL STRUCTURE AND SHAREHOLDING PATTERN OF THE COMPANY

- The capital structure of the Company as on the date of this DPA is as follows:

PARTICULARS	AMOUNT (IN RS.)
Authorised Capital 70,00,000 Equity Shares of Rs. 10/- each	7,00,00,000
1,00,00,000 Preference Shares of Rs. 100/- each	1,00,00,000
Issued, Subscribed, Paid-up Equity Share Capital	54,00,00,000
54,00,00,000 Equity Shares of Rs. 10/- each	54,00,00,000

- As on the date of this DPA, there are no outstanding instruments in the nature of warrants or fully convertible debentures or partly convertible debentures/ preference shares or employee stock options, etc., which are convertible into Equity Shares at any later date. Also, Equity Shares held by the Acquirers or other members of the promoter and promoter group of the Company are subject to any

statutory lock-in or pledge. The Company also does not have any outstanding partly paid-up shares. Neither the Acquirers nor any other members of the promoter and promoter group of the Company are participating in the Delisting Offer and will not tender their Equity Shares in the reverse book building process.

- The capital structure of the Company as on December 31, 2021 is as follows:

Paid-up Equity Shares of the Company	No. of Equity Shares/Voting Rights	% of Equity Share Capital/Voting Rights
Promoter & Promoter Group (A)	47,72,960	88.39
Public Shareholders (B)	6,27,040	11.61
Total Shares	54,00,000	100.00

- The aggregate shareholding of the Acquirers with person acting in concert and other members of promoter and promoter group of the Company ("Promoter and Promoter Group") and of the directors of the Acquirer and of persons who are in control of the Company, as on the date of this DPA is as under:

Name of the Promoter / Promoter Group	No. of Equity Shares held	% of Paid-up Equity Share Capital of the Company
Rupak Gupta	8,18,524	15.16
Upendra Gupta	2,32,796	4.31
Veenaa Binay Kumar	1,42,200	2.63
Manish Kumar	1,26,420	2.34
Ravi Mahendra Gupta	1,00,080	1.85
Kumar Sushil	98,290	1.82
Meera Kumar	98,248	1.82
Rakesh M Gupta	90,520	1.68
Anoop Kumar	86,372	1.60
Vibha Agrawal	83,016	1.54
Sushil Kumar	77,924	1.44
Alok Kumar	69,300	1.28
Birendra Kumar & Sons	66,600	1.23
Vivek Kumar	64,566	1.20
Aditya Kumar	53,692	0.99
Arjun Kumar	47,780	0.88
Sudhira Gupta	46,280	0.86
Rani Upsilon	44,280	0.82
Binay Kumar	42,860	0.79
Birendra Kumar	40,470	0.75
Nandini Gupta	36,720	0.68
Shirpa Kumar	36,000	0.67
Apurv Kumar	35,126	0.65
Arvind Kumar	29,341	0.54
Uma Kumar	28,800	0.53
Anuradha Gupta	25,092	0.46
Rajeshwar Kumar	22,200	0.41
Anant Kumar	20,692	0.38
Binay Kumar & Family (Karta Binay Kumar)	16,625	0.31
Chaitanya Kumar	16,200	0.30
Udit Kumar	12,894	0.24
Arnav Kumar	12,894	0.24
Binay Kumar Gupta & Sons (Karta Binay Kumar)	11,652	0.22
P D Gupta & Sons	3,600	0.07
Aravind Kumar	800	0.01
Renuka Kumar	800	0.01
The Indian Textiles Co Pvt. Ltd.	13,13,676	24.33
Banarasa House Ltd	5,40,000	10.00
Hotel Clarks Varanasi Limited	1,79,540	3.32
Bontia India Ltd	100	0.00
Total	47,72,960	88.39

- The Monthly high and low market prices for the 6 months preceding the date of DPA and the corresponding volumes on BSE Limited. Not Applicable, since the Equity Shares of the Company has been suspended from trading w.e.f. September 15, 2015

6. STOCK EXCHANGE FROM WHICH THE EQUITY SHARES ARE SOUGHT TO BE DELISTED:

- The Equity Shares are currently listed and traded on BSE from where the Acquirers are seeking to delist the Equity Shares from BSE, in accordance with Delisting Regulations by Reverse Book Building process. The scrip code and the security ID of the Company on BSE are "509960" and "UPHOT", respectively. The ISIN of the Company is INE726E01014.
- The Acquirer is seeking to delist the Equity Shares from the Stock Exchange. The Company has received the in-principal approval for delisting from the Stock Exchange vide letter no. LO/Delisting/VK/JP/401/2021-22 dated March 8, 2022.
- No application for listing shall be made in respect of any Equity Shares which have been delisted pursuant to this Delisting Offer for a period of 3 (three) years from the date of delisting. Any application for listing made in future by the Company after the aforementioned period in respect of delisted Equity Shares shall be deemed to be an application for fresh listing of such Equity Shares and shall be subject to then prevailing laws relating to listing of equity shares of unlisted companies.
- The Acquirer proposes to acquire the Offer Shares pursuant to a reverse book-building process through an acquisition window facility, i.e. separate acquisition window in form of web based bidding platform provided by the Stock Exchange, in accordance with stock exchange mechanism (the "Acquisition Window Facility" or "Offer to Buy (OTB)"), conducted in accordance with the terms of the Delisting Regulations and the SEBI Circulars (as defined below).

7. EXPECTED POST DELISTING OFFER SHAREHOLDING PATTERN OF THE COMPANY:

- The expected post Delisting Offer shareholding pattern of the Company, assuming all the Equity Shares are acquired from the Public Shareholders pursuant the Delisting Offer will be as follows:

CATEGORY OF SHAREHOLDERS	NO. OF EQUITY SHARES	% SHAREHOLDING
Promoter & Promoter Group (A)	5400000	100
Acquirers (along with other members of the promoters and promoter group)		
Public Shareholders (B)	Nil	Nil
Total Shares	5400000	100

Assuming all offer shares are tendered and accepted in the Delisting Offer

8. MANAGER TO THE DELISTING OFFER

- The Acquirers has appointed Fedex Securities Private Limited, as the Manager to the Delisting Offer ("Manager to the Offer"). The details of the Manager to the Offer are as follows:

FEDEX SECURITIES PRIVATE LIMITED

B 7, 3rd Floor, Jay Chambers, Dayaldas Road, Vile Parle (East), Mumbai - 400 057, Maharashtra, India

Tel No: +91 8104985149; Fax No: +91 22 26186966; Contact Person: Yash Kadakia

Email Id: mb@fedsec.in, Website: www.fedsec.in, Investor Grievance Email: mbg@fedsec.in,

SEBI Registration Number: INM000010163

9. REGISTRAR TO THE DELISTING OFFER

- The promoters have appointed Skyline Financial Services Private Limited as the registrar to the Delisting Offer ("**Registrar to the Offer**"). The details of the Registrar to the Offer are as follows:

Skyline Financial Services Private Limited

D-153/A, 1st floor, Okhla Industrial Area, Phase 1, New Delhi - 110020; Tel No: 011 - 44050193 to 97

Contact Person: Mr. Alok Gautam

Email Id: info@skylinetrade.com, Website: www.skylinetrade.com; SEBI Registration Number: INR0000003241

10. STOCK MARKET DATA REGARDING THE COMPANY:

- The Equity Shares were only listed on BSE.

The Equity Shares were not traded since 2015 on BSE in terms of Regulation 2(1)(i) of the Securities and Exchange Board of India (Substantial Acquisition of shares and Takeover) Regulations, 2011 ("**SEBI SAST Regulations**"). Therefore, data pertaining to the high and low average market prices of the Equity Shares of the Company during the preceding 3 financial years and the monthly high and low market prices for the 6 months preceding the date of this DPA are not available.

11. METHODOLOGY OF FUND PAY IN AND BUYING BID BY ACQUIRER:

- For the implementation of the Delisting Offer, the Acquirer(s) has furnished Bank Guarantee from IndusInd Bank Limited Escrow account as the Counter Offer Price offered by the Acquirers at their sole and absolute discretion and to the extent of the Counter Offer Price, the buying Broker as per the instructions of CCL. The Acquirers have appointed a SEBI registered BSE broker "Nikunj Stock Brokers Private Limited" as the Buying Broker to place the bid.

12. DETERMINATION OF THE FLOOR PRICE / OFFER PRICE AND INDICATIVE PRICE:

- The Acquirer proposes to acquire the Equity Shares from Public Shareholders pursuant to a reverse book building process established in terms of Schedule I of the SEBI Delisting Regulations.
- The Equity Shares of the Company are listed on BSE.
- Trading in the Equity Shares of the Company was suspended since September 15, 2015 vide BSE Notice No. 20150902-21 dated September 02, 2015. Therefore, there is no trading turnover based on the trading volume of the Equity Shares at BSE during the period from August 2018 to December 24, 2020 (twelve calendar months preceding the calendar month in which the Stock Exchange were notified of the meeting of the Board in which the Delisting Offer was considered) ("**Reference Date**").
- As on the Reference Date, the Equity Shares of the Company are not frequently traded on BSE within the meaning of explanation provided in Regulation 2(1)(i) of the SEBI SAST Regulations. Therefore, the Floor Price is calculated as per Regulation 8(2)(e) of the SEBI SAST Regulations taking into account the following factors including, book value, comparable trading multiples, and such other parameters as are customary for valuation of shares of such companies.
- As required under Regulation 20 of the SEBI Delisting Regulations, the Floor Price of the Delisting Offer is required to be determined in terms of Regulation 8 of the SEBI SAST Regulations, as may be applicable. As per the explanation to Regulation 20(4) of the Delisting Regulations, the Reference Date for computing the Floor Price will be the date on which the recognized Stock Exchange were notified of the meeting of the Board in which the Delisting Offer would be considered as "Reference Date".

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- c. In case of certain client types viz, non-resident Indians, non-resident clients etc. (where there are specific RBI and other regulatory requirements pertaining to funds pay-out) who do not opt to settle through custodians, the funds pay-out will be given to their respective Seller Member's settlement accounts for releasing the same to their respective Public Shareholder's account onward. For this purpose, the client type details will be collected from the depositories whereas funds payout pertaining to the bids settled through custodians will be transferred to the settlement bank account of the custodian, each in accordance with the applicable mechanism prescribed by the Stock Exchange and the Clearing Corporation from time to time.
- d. The Offer Shares acquired shall be transferred by the Buyer Broker to the account of the Acquirers on receipt of the Offer Shares pursuant to the clearing and settlement mechanism of the Stock Exchange. In case of the Equity Shares acquired in the physical form, the same will be transferred directly to the Acquirer by the Registrar to the Offer.
- e. In case of rejected shares, if any, tendered by the Public Shareholders and the ESOP Trust, the same would be transferred by the Clearing Corporation directly to the respective Shareholder's Depository Participant account, as part of the exchange payout process. If the securities transfer instruction is rejected in the depository system, due to any issue then such securities will be transferred to the Seller Member's depository pool account for onward transfer to the respective Shareholder. The Seller Member/custodian participants would return these unaccepted Offer Shares to their respective clients (i.e. the relevant Public Shareholder(s)/ ESOP Trust) on whom behalf the Bids have been placed.
- f. The Seller Member would issue a contract note and pay the consideration to the respective Public Shareholder/ ESOP Trust as the case may be whose Offer Shares are accepted under the Delisting Offer. The Buyer Broker would also issue a contract note to the Acquirers for the Offer Shares accepted under the Delisting Offer.
- g. Public Shareholders and the ESOP Trust who intend to participate in the Delisting Offer should consult their respective Seller Member for payment of any cost, charges and expenses (including brokerage) that may be levied by the Seller Member upon the Public Shareholders and/or the ESOP Trust, as the case may be for tendering their Offer Shares in the Delisting Offer (secondary market transaction).
- h. By agreeing to participate in the delisting offer, the Non-Resident ("NR") and Non-Resident Indian ("NRI") shareholders give the company the authority to make, sign, execute, deliver, acknowledge and perform all acts and applications to file regulatory reporting's, if required, including FC-TRS Form, if necessary and undertake to provide assistance to the Company for such regulatory reporting, if required by the Company.
19. **PERIOD FOR WHICH THE DELISTING OFFER SHALL BE VALID**
- 19.1 The Public Shareholders may submit their Bids during the Bid Period. Additionally, once the Equity Shares have been delisted from BSE, the Public Shareholders who either do not tender their Equity Shares in the Delisting Offer or whose price quoted was higher than the Exit Price may offer their Offer Shares for sale to the Acquirers at the Exit Price for a period of 2 years following the date of the delisting.
- 19.2 Additionally, once the Equity Shares have been delisted, the Public Shareholders, whose Equity Shares have not yet been acquired by the Acquirers, if any (the "**Residual Shareholders**") may offer their Equity Shares for sale to the Acquirers at the same Exit Price for a period of two years following the date of the delisting from the BSE ("**Exit Window**"), in accordance with SEBI Order dated September 30, 2019. A separate offer letter in this regard will be sent to these Residual Shareholders.
- 19.3 During this period, the Exit price shall be paid to the tendering Residual Shareholders only through banking channels through crossed account payee cheque/ crossed demand draft/ internet banking channels to enable audit trail. Such Residual Shareholders may tender the Offer Shares by submitting the required documents to the Registrar to the Offer during the Exit Window.
20. **DETAILS OF THE ESCROW ACCOUNT**
- 20.1 The estimated consideration payable under the SEBI Delisting Regulations, being the Floor Price of Rs. 154/- (Rupees One Hundred and Fifty Four only) per Equity Share multiplied by the number of the Equity Shares held by the Public Shareholders i.e. 6,27,040 as on the Specified Date, i.e. March 07, 2022, is Rs. 9,65,64,160 (Rupees Nine Crores Sixty-Five Lakhs Sixty Four Thousand One Hundred and Sixty Six only ("**Escrow Amount**")), in accordance with Regulations 14(5) of the Delisting Regulations, the Acquirers, Indusind Bank Limited ("**Escrow Bank**") and Manager to the Delisting Offer have entered into an escrow agreement dated March 22, 2021 pursuant to which the Acquirers has opened Escrow Accounts (as detailed below) with the Escrow Bank at their branch at Shyam Nagar - Jaipur ("**Escrow Account**").
- 20.2 The Acquirer 1 and Acquirer 2 have deposited cash ₹4.20 Crores in Escrow Account and ₹1.00 Crores in Escrow II respectively and Acquirer 3 has furnished unconditional irrevocable and on demand Bank Guarantee from Escrow Bank as detailed herein below
- | Sr. No. | Name of the Acquirer | Bank Guarantee No. | Date of Bank Guarantee | Issuing Bank & Branch | Amount |
|---------|--|---|------------------------|-----------------------|--------------|
| 1. | Brijrama Hospitality Private Limited, Acquirer 3 | 594GT01210850003
"U. P. Hotels Limited – Delisting Offer – Escrow Account III" | March 26, 2021 | HDFC Bank | ₹4.50 Crores |

- 20.3 The amount of ₹ 9.65 Core (i.e. 100% of the total consideration which is calculated on the basis of the Equity Shares held by the Public Shareholders multiplied with the Floor Price) in favor of the Manager to the Delisting Offer.
- 20.4 The Acquirer has undertaken to extend the validity of the Bank Guarantee or make other arrangements for such period as may be required in accordance with Delisting Regulations, such that the Bank Guarantee lien in the Escrow Account in favor of the Manager to the Delisting Offer shall not be released to the Acquirers as per the Delisting Regulations and in accordance with the terms of the SEBI Order.
- 20.5 The Manager to the Delisting Offer has been solely authorized by the Acquirers to realize the value of the aforesaid Bank Guarantee in terms of the Delisting Regulations.
- 20.6 The bank issuing the Bank Guarantee is neither an associate company nor a group company of the Acquirer or the Company.
- 20.7 On determination of the Exit Price and making of the DPA under Regulation 15 of the Delisting Regulations, the Acquirers shall ensure compliance with Regulation 14(4) of the Delisting Regulations.
- 20.8 In the event the Acquirers accepts the Discovered Price or offers a price higher than the Discovered Price or offer the Counter Offer Price, the Acquirers shall ensure compliance with the SEBI Delisting Regulations by creating bank guarantee for such additional amount to the extent necessary to pay Public Shareholders whose Equity Shares are validly accepted, the consideration at the Exit Price, which shall be used for payment to the Public Shareholders who have validly tendered the Offer Shares in the Delisting Offer.
21. **SCHEDULE OF ACTIVITIES**
- | ACTIVITY | DATE |
|--|---------------------------|
| Specified Date for determining the names of Shareholders to whom the letter of Offer shall be sent* | Tuesday, March 08, 2022 |
| Date of receipt of BSE in-principal approval | Tuesday, March 08, 2022 |
| Date of publication of the DPA | Wednesday, March 09, 2022 |
| Last date for dispatched Letter of Offer/ Bid Forms to Public Shareholder as of Specified Date | Friday, March 11, 2022 |
| Recommendation by Independent Directors of the Company | Wednesday, March 16, 2022 |
| Bid Opening Date (bid starts at market hours) | Monday, March 21, 2022 |
| Last date for upward revision or withdrawal of bids | Thursday, March 24, 2022 |
| Bid Closing Date (bid closes at market hours) | Friday, March 25, 2022 |
| Last date for announcement of counter offer | Tuesday, March 29, 2022 |
| Last date for announcement of Discovered Price/Exit Price and the Acquirers' acceptance/ Non-acceptance of Discovered Price/ Exit Price | Tuesday, March 29, 2022 |
| Proposed date for payment of consideration to Public Shareholders and/ or return of Equity Shares to Public Shareholders** in case of Bids not being accepted/failure of the Delisting Offer | Monday, April 04, 2022 |
| Proposed date for release of lien/return of Equity Shares to the Public Shareholders in case of Bids not being accepted / failure of the Delisting Offer | Monday, April 04, 2022 |
- * Specified Date is only for the purpose of determining the names of the Public Shareholders as on such date to whom Letter of Offer will be sent. However, all Public Shareholders (registered or unregistered) of Offer Shares are eligible to participate in the Delisting Offer at any time on or before the Bid Closing Date.
- ** Subject to acceptance of the Discovered Price or offer of an Exit Price higher than the Discovered Price by the Acquirers
22. **CERTIFICATION BY THE BOARD OF DIRECTORS OF THE COMPANY**
- 22.1 The Board has certified that:
- a) there are no material deviations in utilization of the proceeds of the issue(s) (as compared to the stated objects in such issues) of securities made by the Company during the 5 years immediately preceding the date of this LOF from the stated object of the issue;
- b) all material information which is required to be disclosed under the provisions of the continuous listing requirements under the relevant equity listing agreement entered into between the Company and BSE or the provisions of the Listing Regulations as applicable from time to time have been disclosed to BSE;
- c) The Company is in compliance with applicable provisions of securities law except compliance of MPS norms (for which SEBI vide its order dated September 30, 2019) has provided a relaxation);
- d) Members of Promoter Group or their related entities have not carried out any transaction during the aforesaid period to facilitate success of the Delisting Offer which is not in compliance with Regulation 4(5) of SEBI Delisting Regulations &
- e) The delisting of Equity Shares is in the interest of the shareholders.
23. **COMPANY SECRETARY AND COMPLIANCE OFFICER OF THE COMPANY**
- Name: Prakash Chandra Prusty
Address: 1101, Surya Kiran Building, 19, Kasturba Gandhi Marg, New Delhi - 110001 India.
Email: clarkssuryakiran@yahoo.co.in; Tel. No.: 011 – 41510326, 23722596 to 98

24. **DOCUMENTS FOR INSPECTION:**
- Copies of the following documents will be available for inspection to the public shareholders of the Company at the office of the Manager to the Offer, Fedex Securities Private Limited, on any day (except Saturdays, Sundays and public holidays) between 10.30 a.m. to 2.00 p.m. during the period from the Date of Commencement of the Tendering Period till the Date of Closing of the Tendering Period.
1. Certificate of Incorporation, Memorandum and Articles of Association of the Company.
2. Audited Financials of the Company for the Financial Year ended 31st March, 2021, 2020 and 2019, and unaudited financials (subjected to limited review) for the period ended 30th September, 2021.
3. Copy of the Intention of Promoter and Promoter Group/Acquirers dated October 07, 2019 for (a) acquiring all Equity Shares that are held by public shareholders and (b) consequently voluntarily delist the Equity Shares from BSE and Detailed Public Announcement dated March 08, 2022.
4. Copy of Due Diligence Report dated July 31, 2020 alongwith addendum to due diligence report dated December 25, 2020 submitted by Fedex Securities Pvt. Limited., and Share Capital Audit Report dated February 02, 2022 under Regulation 76 of Securities and Exchange Board of India (Depositories and Participants) Regulations, 2018.
5. Copy of Valuation Report dated July 31, 2020 alongwith addendum to valuation report submitted by M/s JPY and Associates and M/s Balder & Co., Registered Valuers.
6. Copy of Escrow Agreement dated March 22, 2021 entered by Acquirer 1 – Apurv Kumar, escrow agreement dated March 15, 2021, entered by Acquirer 2 – Anoop Kumar and escrow agreement dated May 07, 2021; entered by Acquirer 3 – Brijrama Hospitality Private Limited
7. BSE in-principal Approval Letter dated March 08, 2022.
8. Copy of the SEBI Order dated September 30, 2019 and December 10, 2021.
25. **DISCLAIMER CLAUSE OF BSE**
- i. It is to be distinctly understood that the permission given by BSE to use their network and software of the online OTB platform should not in any way be deemed or construed that the compliance with various statutory and other requirements by the Company, Manager to the Offer, etc., are cleared or approved by BSE, nor does BSE in any manner warrant, certify or endorse the correctness or completeness of any of the compliance with the statutory and other requirements nor does BSE have any financial responsibility or liability nor does BSE take responsibility in any way for the financial or other soundness of the Company, its promoters or its management.
- ii. It is also to be distinctly understood that the approval given by BSE should not in any way be deemed or construed to mean that the Offer Letter has been cleared or approved by BSE, nor does BSE in any manner warrant, certify or endorse the correctness or completeness of any of the contents of the announcements, nor does BSE warrant that the securities will be delisted.
- iii. That every person who desires to avail of the exit opportunity may do so pursuant to independent inquiry, investigation and analysis and shall not have any claim against BSE or against the Manager to the Offer or the Acquirers. The Manager to the Offer shall not be liable for the loss of the Protection Fund set up by BSE whatsoever by reason of any loss which may be suffered by such person consequent to or in connection with such offer and tender of securities through reverse book-building process whether by reason of anything stated or omitted to be stated herein or any other reason whatsoever.
26. **GENERAL DISCLAIMER**
- EVERY PERSON WHO DESIRES TO AVAIL OF THE DELISTING OFFER MAY DO SO PURSUANT TO INDEPENDENT INQUIRY, INVESTIGATION AND ANALYSIS AND SHALL NOT HAVE ANY CLAIM AGAINST THE ACQUIRERS, THE MANAGER TO THE OFFER OR THE COMPANY (INCLUDING ITS DIRECTORS) WHATSOEVER BY REASON OF ANY LOSS WHICH MAY BE SUFFERED BY SUCH PERSON CONSEQUENT TO SUCH OFFER AND TENDER OF SECURITIES THROUGH THE OTB THROUGH ACQUISITION WINDOW FACILITY OR BY OTHERWISE, WHETHER BY REASON OF ANYTHING STATED OR OMITTED TO BE STATED HEREIN OR ANY OTHER REASON WHATSOEVER.
27. **OTHER INFORMATION**
- 27.1 DETAILED PROCEDURE FOR TENDERING THE EQUITY SHARES IN THIS OFFER WILL BE AVAILABLE IN THE LETTER OF OFFER.
- 27.2 This DPA and Letter of Offer is expected to be available on the websites of the Company at www.hotelclarks.com, manager to the delisting Offer at www.fedsec.in & Stock Exchange at www.bseindia.com.
- 27.3 The Acquirers and their directors accept full responsibility for the information contained in the DPA and also for the fulfillment of the obligations as laid down in SEBI Delisting Regulations, 2021.
- For and on behalf of the Acquirer
Sd/-
[APURV KUMAR]
- For and on behalf of Brijrama Hospitality Private Limited
Sd/-
[ANOOOP KUMAR]
- Sd/-
[UDIT KUMAR]
Director
- Date : 08.03.2022
Place: Delhi

POSSESSION NOTICE

Whereas the Authorised Officer of Asset Reconstruction Company (India) Limited (Arcil) under Securitization And Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, and in exercise of powers conferred under Section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notices under Section 13 (2) of the said Act, calling upon the following borrowers to repay the amounts mentioned against their respective name together with interest thereon at the applicable rates as mentioned in the said notices, within 60 days from the date of receipt of the said Notices, along with further interest as applicable, incidental expenses, costs, charges etc incurred till the date of payment and / or realization.

Borrower Name / Loan Account No.	Total outstanding (In Rs.) / Demand Notice as on Date	Date & Type of Possession
1. Manish Modi / Neha Modi / Vinay Modi / Kuber Ji Metal / 401LAP0100552743 / 401LBF25171696	Rs. 75,64,216.84/- 13-Dec-21	Physical 4-Mar-22

Secured Property : All That Piece And Parcel of The Mortgaged Property Bearing Property No. 16-A, 2nd Floor, Situated At West Arjun Nagar, Delhi- 51, Common One Car & One Scooter Parking On Ground Floor, Measuring Area Of Plot 83.6 Sq. Mtrs. (100 Sq. Yard) Out of Kharsa 228 Min.

2. Maa Enterprises (Through Its Proprietor Rudra Prasad Das) / Rudra Prasad Das Jyotirmayee Das / 401LAP60205349	Rs. 30,64,540.43/- 13-Dec-21	Symbolic 4-Mar-22
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Secured Property : All That Piece And Parcel of The Mortgaged Property Bearing Flat No. 59-D, Fourth Floor, Block –B-9, Udaigiri-II, Sector 34, Noida, Gutam Budha Nagar, U.P. 201301 Admeasuring Supercovered Area 40.24 Sq. Mtrs. Property Is In The Name Of Rudra Prasad Das.

3. Ram Sharan Sah / Jyoti Jayswal / 401SHL37151254 / 401FSH37175483	Rs. 26,91,502.19/- 20-Dec-21	Symbolic 4-Mar-22
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Secured Property : All That Piece And Parcel of The Mortgaged Property Bearing Flat No. 202, Second Floor, Tower Opal, Sikka Kaamya Green, Plot No. GH-02B, Noida, U.P. 201301 Admeasuring Area 1100 Sq. Ft. Property Is In The Name of Ram Sharan Sah And Jyoti Jayswal.

4. Himanshu Garg / Rekha Garg / 581HML89179782 / 581GHT91216107	Rs. 1,01,33,532.58/- 25-Nov-21	Symbolic 4-Mar-22
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Secured Property : All That Piece And Parcel of The Mortgaged Property Entire Ground Floor Without Roof Rights With The Proportionate Freehold Rights Of The Land, Part of Free-Hold Land Bearing No. B-8/1, Constructed on Land Admeasuring 136 Sq Yards Situated At Rana Pratap Bagh New Delhi-110007.

5. Allab Ahmad / Babli / 401ZCND02416565 / 401ZCT10005638	Rs. 58,78,006.09/- 24-Nov-21	Symbolic 4-Mar-22
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Secured Property : All That Piece And Parcel Of The Mortgaged Property Bearing Flat No T-2, 3rd Floor, Front R.H.S, HIG, Plot No-219, Niti Khand-I, Indrapuram, Ghaziabad, U.P-201014, With Roof Right Admeasuring Area 53 Sq. Meter In The Name of Allab Ahmed And Babli

6. S M Khan/ 401HFP60363760 / 401HSL59208186	Rs. 22,39,070.26/- 14-Dec-21	Symbolic 4-Mar-22
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Secured Property : All That Piece And Parcel of Free Hold Mortgaged Property House No. E-422, Double Story Block-E, Nand Gram, Ghaziabad, Uttar Pradesh- 201001, With Roof Admeasuring Plot Area 26.87 Sq. Meter And Cover Area 53.74 Sq. Meter In The Name of Sher Mohammad Khan

7. Sanjay Gupta / 401TLH92029188 / 401TFH92123585	Rs. 23,04,473.57/- 13-Dec-21	Symbolic 4-Mar-22
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Secured Property : All That Piece And Parcel of Mortgaged Property Bearing Plot No-277, Block B Flat No. G-3 Ground Floor Without Roof Rights, Situated At Residential Colony Of 'Shalimar Garden Main' Village Pasonda, Pargana Loni, Tehsil And District Ghaziabad- 201005, Area Admeasuring 400 Sq Ft Super Covered Area (37.16 Sq Mtrs), Property Is In The Name Of Sanjay Gupta So Omprakash Gupta.

8. Gagan Maheshwari / 401TSH0102300555 / 401HSL0101918245	Rs. 47,49,978.35/- 13-Dec-21	Symbolic 4-Mar-22
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Secured Property : All That Piece And Parcel of The Mortgaged Property Bearing Flat No. 2106, 21st Floor, Tower Aspire, Sikka Kaamya Green, Plot No. GH 01/C, Sector-78, Noida, Gautam Budha Nagar, U.P. 201305 Admeasuring Super Area 1000 Sq. Feet. Property Is In The Name of Gagan Maheshwari.

9. Gaurav Galhotra / 401TLH81378029	Rs. 800,761.45/- 25-Nov-21	Symbolic 5-Mar-22
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Secured Property : All That Piece And Parcel Of The Mortgaged Property Bearing No. B56/21-FF Admeasuring 400 Sq Yards Super Area & Floor Area 2007.82 Sq. Ft. on the Plot 17 Floor, Developed On Plot Bearing No. B56/21-FF, Block B, In The Project Emperor Floor, In TDI City Kundli Sonipat, Situated At An Around Village Nangakalan, All Falling In Tehsil Rai Dist Sonipat Haryana.

10. Sunrise Books Distributors (Through Its Proprietor Anand Kumar Garg) / Anand Kumar Garg And Shilpi Garg / 517LAP20236948	Rs. 23,960,83.1/- 13-Dec-21	Symbolic 5-Mar-22
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Secured Property : All That Piece And Parcel Of The Mortgaged Property Bearing Shop No. 46-47, Raj Hospitality Market, Mission Road, Sonipat, Haryana- 131001 Admeasuring Area 49 Sq. Yard. Property Is In The Name Of M/s Sunrise Books Distributors.

11. Bipin Bihari Sahoo / Purna Chandra Sahoo / 401OHL51607325 / 401OHL51612829	Rs. 63,97,322.77/- 09-Dec-21	Symbolic 7-Mar-22
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Secured Property : All That Piece And Parcel Of The Mortgaged Property Bearing Residential Plot No. 2849, First Floor, Block J, Sainik Colony, Sector 49, Faridabad, Haryana Without Roof Right And One Car Parking In The Slit Area Of The Building Admeasuring Area 235 Sq. Yard Total Covered Area 1115 Sq. Ft. Approx. Property Is In The Name Of Bipin Bihari Sahoo And Purna Chandra Sahoo.

12. Gopala Iyer / Rama Iyer / H401HH10181189 / H401HL10185581	Rs. 57,48,241.83/- 13-Dec-21	Symbolic 7-Mar-22
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Secured Property : All That Piece And Parcel of The Mortgaged Property Bearing House No. 2039-D, Entire First Floor, Aravali Vihar, Sainik Colony, NIT Faridabad, Haryana-121001 Without Roof Right Admeasuring Area 153 Sq. Yard (i.e. 127.75 Sq. Mtrs) Covered Area 950 Sq. Ft. Property Is In The Name of N Gopal Krishan Iyer And Rama Iyer.

13. Dayal Das / Kavita Vadhwani / M/s Paris Shoe Company / 4610HL48335345 / 4610HL48370160	Rs. 22,25,900.16/- 10-Dec-22	Symbolic 7-Mar-22
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Secured Property : All That Piece And Parcel of The Mortgaged Property Bearing House No. 2, Kharsa No. 157 & 148, Guri Krupa Dham, Nagla Albatya, Tahsil & District Agra, U.P. 282010, Area of the Building Admeasuring Area 108.33 Yard or 90.58 Sq. Mtrs. Property Is In The Name Of Dayal Das.

Whereas the borrowers mentioned hereinabove have failed to repay the amounts due, notice is hereby given to the borrowers mentioned hereinabove in particular and to the public in general that the Authorized Officer of Arcil has taken **Physical / Symbolic Possession** of the Properties/Secured Assets described herein above in exercise of powers conferred on him under Section 13 (4) of the said Act read with Rule 8 of the said Rules on the dates mentioned above. The borrowers mentioned here in above in particular and the public in general are hereby cautioned not to deal with the aforesaid Properties/Secured Assets and any dealings with the said Properties/Secured Assets will be subject to the charge of Arcil.

Place: Delhi/Delhi NCR Agra Sd/- Authorised Officer
Date: 09.03.22 Asset Reconstruction Company (India) Ltd.

Asset Reconstruction Company (India) Ltd.,
CIN : U65999MH2002PLC134884, Website : www.arcil.co.in,
Registered Office: The Ruby, 10th Floor, 29 Senapati Bapat Marg, Dadar (West), Mumbai - 400 028 Tel.: 022-8658130
Branch Address: Unit No. 1008, 11th Floor, West End Mall, Janakpuri District Centre, New Delhi- 110 058. Tel.: 9289119262-67



Technology Development Board Department of Science & Technology Block-II, 2nd Floor, Technology Bhawan, New Mehrauli Road, New Delhi-110016.

Required Consultancy Firms for Credit Appraisal

Technology Development Board invites request for proposal (RFP) from proprietorship firm/partnership firms/Private/Public limited company, for credit appraisal of TDB's investments in equity or loan in various industrial concerns. The consultancy firm's function may include due diligence of proposal, or any other task assigned by the Board on case to case basis. Interested companies/firms having minimum five years varied experience in management of assets of financial institution / Venture Capital Firms /Funds, etc, may apply with complete profile of their companies/firms to "The Under Secretary" on the above-mentioned address. For a detailed advertisement please visit our website www.tdb.gov.in

Last date of receipt of application is **31st March, 2022 till 5:30 PM.**

Any update/corrigendum/addendum etc. will be uploaded on the TDB's official website only, hence, applicants are advised to visit TDB's official website regularly.

Smriti Tripathi
(Under Secretary)
Tel: 26511184

davp 36106/12/0016/2/122



SHRIRAM CITY UNION FINANCE LIMITED

Head Office: Level -3, Wockhardt Towers, East Wing C-2 Block, Bandra Kurla Complex, Bandra (East), Mumbai 400 051; Tel: 022 4241 0400, 022 4060 3100 ; Website: <http://www.shriramcity.in>
Registered Office: Office No. 123, Angappa Naicken Street, Chennai – 600 001;
Branch Off: 245-246, 2nd Floor, Om Karam Tower, Amarpali Marg, Vaishali Nagar, Jaipur, 302021

APPENDIX-IV-A [SEE PROVISION TO RULE 8(6)] SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower/s and Guarantor/s that the below described immovable properties mortgaged/ charged to The Shriram City Union Finance Limited, The Physical possession of which have been taken by the Authorized Officer of Shriram City Union Finance Limited, will be sold on "As is where is", "As is what is" and "Whatever there is" basis in e-auction on 28-03-2022 between 11:00 a.m. to 02:00 p.m. for recovery of the balance due to The Shriram City Union Finance Limited from the Borrowers And Guarantors, as mentioned in the table. Details of Borrowers and Guarantors, amount due, Short Description of the immovable property and encumbrances known thereon, possession type, reserve price and earnest money deposit & increment are also given as:

Name of Borrowers/ Co-Borrowers/ Guarantors/Mortgagers	Date & Amount of Demand Notice	Description of Property	Reserve Price (Rs.) & Bid Increment	Earnest Money Deposit Details (EMD) Details.	Date & Time of Auction	Contact Person and Inspection date
Loan Agreement JAPR1TF1601060001 1. M/S COUNTRY WIDE FARMS (Prop. Sameer Bhargava) (Borrower) 406-407, Pink Tower Behind SAHARA ChambersTonk Road, Jaipur 302015	Rs. 60,93,847/- (Rupees Sixty Lakhs Ninety Three Thousands Eight Hundred and Forty Seven Only) under reference of as on 22 March 2019 along with further interest together with cost and Charges	All that part and parcel of the Flat bearing Situated at Flat No. GB-403, 4th Floor, Block- Garnet-B, Urbana Jewels Village Mad rampura, Sanganer, Jaipur admeasuring extent of 1496.30 sq. Ft. (super built up area is 1995.01 sq. ft.) Situated at Jaipur.	Rs. 33,00,000/- (Rupees Thirty Three Lakh Only) Bid Increment: Rs. 30,000/- (Rupees Thirty thousand only) and in such multiples.	EMD amount to be deposited by way of RTGS/ NEFT to the account details mentioned herein below: BANK NAME- AXIS BANK LIMITED BRANCH - DR. RADHAKRISHNAN S A L A I , MYLAPORE, CHENNAI- 600004 BANK ACCOUNT N O - Current Account N o. 00601020006744 I F S C C O D E - UTIB0000006	28th Mar. 2022. Time: 11.00 AM to 2.00 PM	Customer care: 022 -40081572. Mr. Mahesh Bangera Mob. 9004173256 Mr. Rajesh kumar Choudhary Mo.9460117810 & Mr. Mukesh kumar 7410890890 Property Inspection Date 21-03-2022 from 11.00AM to 2.00 PM
NPA Date- 03-Aug-2018						
Date of Possession & Possession Type						
02-12-2021 - Physical Possession						
Encumbrances known						
Not Known						

For detailed terms and conditions of the sale, please refer to the <http://shriramcity.in/e-auction-Residential> provided in the Shriram City Union Finance Limited website.

Place : Jaipur
Date : 09.03.2022

Sd/- Authorised Officer
Shriram City Union Finance Ltd

HERO HOUSING FINANCE LIMITED

Regd. Office: 08, Community Centre, Basant Lok, Vasant Vihar, New Delhi - 110057, Ph: 011 49267000, Toll Free No: 1800 212 8800, Email: customer.care@herohill.com
Website: www.herohousingfinance.com | CIN: U65192DL2016PLC30148

POSSESSION NOTICE (FOR IMMOVABLE PROPERTIES) (As per Appendix IV read with rule 8(1) of the Security Interest Enforcement Rules, 2002)

Whereas, the undersigned being the Authorized Officer of the Hero Housing Finance Limited, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002, issued a demand notices as mentioned below calling upon the Borrowers to repay the amount mentioned in the notice within 60 days from the date of the said notice.

The borrower, having failed to repay the amount, notice is hereby given to the borrower, in particular and the public, in general, that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him under section 13(4) of the said Act read with rule 8 of the said Rules.

The borrower, in particular, and the public in general, are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the Hero Housing Finance Limited, for an amount referred to below along with interest thereon and penal interest, charges, costs etc. from the date mentioned below.

The borrower'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

Loan Account No.	Name of Obligor(s)/Legal Heir(s)/Legal Representative(s)	Date of Demand Notice/ Amount as per Demand Notice	Date of Possession
HHFDELHOU 1900001191	Anil Kumar Mishra & Punam Mishra	12/07/2021, Rs.12,79,937.11/- as on date 05/07/2021	04/03/2022

Description of the Secured Assets / Immovable Properties / Mortgaged Properties: Builtup Third Floor, Front Side Flat, On 3rd Floor, Without Roof Rights, Prop No. R2-1974, Gali No. 15, Kharsa No. 518/222-28, Situated At Gulababad Extension, New Delhi-110019, Alongwith Undivided and Indivisible Rights, Interests, Liens and Titles in the Land Beneath The Same. (Area Measuring 50 Sq. Yds i.e. 41.67 Sq. Mtrs). Bounded By-North-Gali; West-other Property; East-Other Property; South-Rear Side Portion of Said Plot;

HHFDELHOU 1900005619	Legal Heir of Mohamed Zafar & Rashida W/o Mohamed Zafar & Mohd. Nadin Saifi & Suhaib Saifi	19/10/2021, Rs.16,88,977/- as on date 19/10/2021	05/03/2022
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Description of the Secured Assets / Immovable Properties / Mortgaged Properties: Flat No. Ff-13 & 14, Rear Rhs First Floor, Without Roof Rights At Plot No-45 & 46, Kharsa No. - 185