

Application Form

LOAN AGAINST PROPERTY

BHARATH KAPITAL

ADDRESS :- 4th Floor, Elpro City Mall, Chinchwad.

Pin Code – 411033

Web Site – www.bharathkapital.com

APPLICATION FOR LOAN

Photo (Applicant)

Photo(Co-applicant)

To,

Bharath Kapital,4th Floor, Elpro City Mall, Chinchwad, Pune-411033www.bharathkapital.com

NBFC Co. Reg. No- B.13.01889/11-3155

Sub:- Application for Finance Assistance against Mortgage of security.

I/We thank you for deputing your representative for physical inspection of the immovable property. I/ We confirm that he has physically inspected the property and have explained to us with other formalities. I/We furnish below the details of my / our for Loan Proposal as under:

1. Personal Details :-

(a) Applicant's Name & Address

(b) Co - Applicant Name

(c) Applicant's Designation : Owner/ Proprietor / Partner / Director / Power of Attorney Holder / Person / Persons / Co-owners / Joint Owner or any Other.

(d) Details of the Firm

:

(Regd. Office Address if Any,

List of Partners / Directors /

Or any other)

2. Other Details for Loan

(a) Requirement of Loan

: Rs. _____ (Rupees _____)

(Contid.....2)

- (b) Duration : _____Years.
- (c) Holiday Period : One/Two Years. Yes/No.
- (d) Mode of Repayment : Monthly/Quarterly/Half-Yearly/Yearly.
- (e) Rate of Interest : _____per annum calculated on Balance Principal Amount.
- (f) Purpose for Loan : _____

- (g) Annual Income : Rs. _____
- (h) Sources of Income : _____
- (i) Any other details : _____
- (j) Legal Expenses : _____% i.e. Rs _____
 Rupees- _____only)

3. Details of the Property (Security) :

(a) Detail Address of the : _____
 Security to be offered _____

(b) Nature of Security : House/Flat/Residential Building/
 Commercial Building/ Factory/ Hotel/ Shop
 Agricultural Land /Open Plot/etc.

(c) Total Area : Open Land:- _____
 Constructed Area:- _____
 Total Admeasuring Area:- _____

(d) Security Acquired : Self Acquired/Hereditary/Gift/Will/Lease or
 any other details _____

(e) Income on Property : Yes / No.

(f) Tax / Cess / Duties : First / Second / Third.

(g) Market Value : Rs. /- (Rupees _____
_____)

(h) Have you given any : Yes / No
Guarantee to anyone?

(i) Charge on Security offered : First/ Second / Third.

(j) Details of other Property if any : _____

I/We hereby agree and confirm that I/We will submit all required papers, documents, writings, deeds and etc. as and when demanded by you and or by you Legal Practitioners. I /We will provide 2 (Two) solvent Guarantors (Property Holder/Businessman) as a Co-lateral Security/is.

I/We undertake to pay Legal Expenses towards Scrutiny, legal and other expenses within 10 (Ten) days of receipt of your Sanction Letter for the expenses going to occur in advance. I/We also confirm that whatever I/We have stated herein is true to the best of my / our knowledge and belief and if found false I/We shall be responsible for the consequences.

I/We agree that this Transaction is "Subject to india Only".

Thanking You,

Yours Faithfully,

Dated:

Cell no: _____

Applicant

Co- Applicant

Witness: I Confirm that the details given Applicant are true to my knowledge.

Bharath Kapital

Office – 4th Floor, Elpro City Mall,

Chinchwad, Pune, Maharashtra, PIN-411033.

Website – www.bharathkapital.com

Notes :-

1. Loan will be on immovable Mortgage Property Loan
2. Processing Fee – 6%
 - a. 1% at the time of acceptance of documents.
 - b. 2% at the time of Pre-sanction/MOU/Agreement on table.
 - c. 3% deducted at the time of disbursement.
3. Rate of Interest – 13% to 18% case to case basis.
4. Interest Type – Reducing Balance.
5. Tenure – upto 120 Month
6. Condition Precedent –
 - a. Property offered as collateral should comply with Bank Norms.
 - b. Legal All internal checks to be positive as per our company norms.
 - c. Proof for source of own contribution to be provided before final approval and same to be paid from applicants account.
 - d. Title search report (TSR) to be positive.
 - e. Clear legal title of the property offered as collateral and Property papers as per legal report to be kept on records.
 - f. Loan amount includes the insurance amount if availed.
 - g. EMI cycle date to be 5th of every month.
 - h. NOC from relevant institution to be kept as per bank norms.

Terms & Conditions:

The entitlement stated is based on the details shared by you and is subject to further assessment / review based on the material information / data facts. Final sanction and subsequent disbursement would be subject to clear and marketable title on the collateral documents & verification as per internal policy of the bank. This Pre-Sanction shall stand revoked and cancelled if:

1. There is any material change in the proposal or any information found to be misleading, inaccurate, incorrect, or any of the details stipulated in the application from submitted or declared by you.
2. Non – satisfactory performance on other facilities on other facilities (Past or Present) with our company. Or other financial Institutions / banks / lenders.
3. Before finance sanction must be complete all legal formalities.

Please complete the following documents :-

1. Company profile / CMA, Projections and Director / Proprietor Profile
2. Loan required details (with list of property to be mortgage with Sanction letter)
3. Latest Light bill, Company certificates Udyog adhar, Pan card etc.
4. KYC and Bank statements for last 12 months , ITR for last 3 years of All Director/Co- hirer/Company.
5. Two guarantors details (KYC, Last 3 years ITR, last 12 Months bank statements, Latest Light Bill Etc.)
6. Latest Property Papers - Latest 7/12 extract, Ferfar, C t servey, Property card Index II
7. Previous Search report and valuation report(if any)
8. Any other document (if required)