



STATE BANK OF INDIA

PUNE CITY BRANCH

IN PRINCIPLE SANCTION FOR HOME LOAN



To,
MsAnuja
Madhukar Moharir

DATE: 07/01/2016

Dear Sir/Madam,

With reference to your application for financial assistance under Home Loan Scheme, we are in principle, agreeable to grant a Home Loan to you, on the broad terms, special conditions(if any), as under. The loan is subject to legal and technical clearances and the rules of SBI relating to the scheme (as may be applicable from time to time). Formal sanction letter stating terms and conditions will be issued on receipt of your confirmation and subject to acceptance by the Bank about the purpose, eligibility and security offered.

Loan amount : Rs.40,00,000/- (Rupees Forty Lakh only)

Rate of interest : MCLR Interest Rate: 0.60% above MCLR Rate ie. 8.60% (Present MCLR Rate is 8.00%) (For 180 months)

Special Conditions:

- A. Securities, whether Primary / Additional / Collateral will not be released during the current
- B. Disbursement will be subject to Verification of Employment / receipt of satisfactory Banker's Opinion Report (as may be applicable).
- C. Creation of a valid equitable / registered mortgage of the flat/property of adequate

2. The in-principle approval for eligibility is valid for 1 month from the date of this letter. If this offer is acceptable to you, kindly sign the duplicate copy and return it to us in token your acceptance and return it to us along with cheque / banker's cheque marked "Account Payee" towards processing fee, Advocate's fees and Valuer's fees as under :

PURPOSE

Processing fee
Advocate's fees
Valuer's fees
Property Insurance
Premium

RACPC Processing charges collection 11500
RACPC Advocate's fees collection 4000
RACPC Valuer's fees collection 865
as applicable.

3. The above amounts to be appropriated as under : A) ADVOCATE'S AND VALUER'S FEES :
i) The cheque / Banker's cheque for recovery of advocate's and valuer's fees will be appropriated if the property documents are sent for search / valuation whether loan is sanctioned or rejected. ii) If search / valuation is not done and loan request is rejected, the money received will be refunded for the item(s), which is / are not done.

B) BANK'S PROCESSING CHARGES :

i) In the event of a loan request being sanctioned or rejected by the Sanctioning Officer after complete processing (including search / valuation report and field visit), the money shall be appropriated. ii) If the loan request is rejected after inspection, 25% of processing charges will be recovered. Remaining amount will be refunded. iii) If loan request is rejected after inspection and obtention of legal/valuation report, 25% of processing charges will be recovered. Remaining amount will be refunded. iv) If on initial scrutiny, loan request is not acceptable, no recovery will be made and processing charges will be refunded.

Note :- Processing Fee is Nil Till 31 December 2014**

4. As the offer is subject to legal and technical clearances, you are requested to contact RACPC, after accepting this offer, in order to complete requisite pre-disbursement formalities and expedite disbursement of the loan. Bank has the right to reject your loan application at any point of time without assigning any specific reason, inspite of issue of in-principle sanction letter. In case if the loan is rejected, copy of the documents submitted by you would be retained by the Bank. Also, your loan application will be sent to RACPC and loan will be processed and sanctioned by RACPC.

Yours faithfully,

AUTHORISED SIGNATORY

