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19/1/23

भारतीय स्टेट बैंक
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STATE BANK OF INDIA

Tarun Ghosh
RK Associates
Smartpave Corporate Centre, Saberwal House,
4th Floor, 55B Mirza Galib Street (Near Park Mansion)
Kolkata-700016, W.B
Mob No-8588823177

IFB/ADV/AMT-II/2022-23/397

Date: 19.01.2023

Dear Sir,

VALUATION OF PROPERTIES

Braithwaite & Co Ltd

With reference to the above, we request you to conduct valuation of the property as described below which will be mortgaged in our favour as security for the Loan facilities being extended by us in favour of the captioned Company.

Details of the property

* As per enclosed annexure

2. For this purpose, we enclose herewith photocopy of the Title Deeds and other related papers. Updated, regulatory clearances and other required papers may please be obtained from the Company/ owner of the property.

3. Please arrange to complete the exercise and to submit the Valuation Report latest by 05/02/2023. While valuing the property, please take note of current status of the land as the lands are reportedly converted to non-agricultural land and this aspect needs to be thoroughly examined/ verified from Government records before valuation.

4. Please also note that fees in this regard would be paid as per rates prescribed by the Bank. You may submit your bill for professional fees along with Valuation report.

Yours faithfully,


CM & Relationship Manager, AMT-II



Encl: As stated Above

Copy forwarded to The Chairman cum Managing Director, Braithwaite & Co Ltd., 5 Hide Road,
Kolkata, West Bengal, India-700043

CM & Relationship Manager, AMT-II

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वार्डिजिक ग्राहक समूह (पूर्व)
निम्न विद्युत सहायता, कोलकाता
"जीवनदीप बिल्डिंग"
चतुर्थ तल एवं पंचम तल
१, मिडिलटन स्ट्रीट,
कोलकाता - ७०० ०७१

वार्डिजिक ग्राहक समूह (पूर्व)
औद्योगिक वित्त शाखा, कोलकाता
"जीवनदीप बिल्डिंग"
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कोलकाता - ७०० ०७१

Commercial Clients Group (East)
Industrial Finance Branch, Kolkata
"Jeevandeep Building"
4th Floor & 5th Floor
1, Middleton Street,
Kolkata - 700 071

ANNEXURE "A"

BRAITHWAITE & CO. LTD
TERMS AND CONDITIONS GOVERNING THE
CASH CREDIT FACILITY

1. **Limit:** Cash Credit: Rs.40.00 Crs (Rupees Forty Crores only)

2. **Security:**

Primary: Hypothecation of stock of RM, SIP, FG, consumable stores, receivables and other current asset of the Company both existing & future exclusively charged in our favour.

Collateral:

1. Residential Building bearing Survey Number : 8 Alipore road (now known as 8/6/1 Alipore Road and comprised in holding no.6 situated in Dhopapara within Touz 1068 Govt. Estate Saheban Bagicha, Kolkata, Kolkata, West Bengal, 700027, (Urban), Admeasuring Total Area : 14798 Sq. Feet, Braithwaite & Co. Limited, Who is : Borrower, Title Deed No : I-647, Registered On : 01-DEC-69, Belongs to : Braithwaite & Co. Limited/ Angus Co Limited, Title Deed No : I-1967 (Supplemental deed of Lease Deed I-2518), Registered On : 23-NOV-64, at : Kolkata, West Bengal

CERSAI Security Interest ID 100001893777

2. Factory Land & Buildings at Survey No. / House No. : Angus Engineering works, Mouza Champdani, Village / Town / City : police station, Bhadreswar, District : Hooghly, State : West Bengal, Bearing Title Deed No 5625, 1967 & 2518 (lease hold) and 2068, 5624, 3931 (free hold) & I-394 (lease hold)

CERSAI Security Interest ID : 100001895125, 100002810795, 100001751713, 100001894716, 100001895474 & 100001894418

3. Registration No. 9704 in Book No. 1, Vol No. 5961 on page no. 182-184 and situated at Flat No. C/252 & C/253, Asian Games Village, Marwa Singh Block, New Delhi - 110 049, Title Deed No 9704/2016.

CERSAI Security Interest ID : 400016809925

3: MARGINS: (For Each Facility as Applicable)

Cash Credit:	
Raw material	25%
Stock in process	25%
Finished Goods	25%
Receivables (Cover 90days)	30%

For & on behalf of
Braithwaite & Co. Ltd.

