

Parsvnath Developers Limited

Regd. Office: Parsvnath Metro Tower, Near Shahdara Metro Station, Shahdara, Delhi-110032 Ph.: +91-11-43050100 / 43010500 Fax: +91-11-43050473



FIXED DEPOSIT SCHEMES

SCHEME A* NON-CUMULATIVE

SCHEME B** **CUMULATIVE**

Period	Minimum Amount (`)	Rate of Interest (p.a.)
6 months	20,000	10.00%
1 year	20,000	11.50%
2 years	20,000	11.75%
3 years	20,000	12.00%

Period	Minimum Amount (`)	Rate of Interest (p.a.)	Maturity Value (`)	Yield (p.a.)
6 months	15,000	10.00%	15,759	10.13%
1 year	15,000	11.50%	16,801	12.01%
2 years	15,000	11.75%	18,910	13.03%
3 years	15,000	12.00%	21,386	14.19%

Interest would be paid on quarterly basis. ** Interest compounded quarterly and payable on maturity.

COMPANY HIGHLIGHTS

- · One of the India's leading real estate developers
- Over 2 decades of real estate development experience
- Pan India presence with operations in 45 cities and 16 states of India and a diverse project portfolio spanning residential, commercial including malls and multiplexes, integrated townships, hotels, special economic zones (SEZs), IT Parks, Build Operate Transfer (BOT) Projects and Contractual Projects.
- Directly owns/holds development rights for 193.98 million sq. ft. of Saleable Area and has started development and construction of 54 projects, comprising an area of 81.03 million sq. ft. Exemplifying the ethos of perfection and precision, the Company has a proven track record of timely delivery and quality execution.

DEPOSIT HIGHLIGHTS

- Nomination facility available
- · An additional interest of 0.50% per annum shall be given to Employees of Parsvnath Group, Shareholders of the Company holding minimum 100 shares and Senior Citizens above the age of
- · In case of Scheme A, payment of Principal/interest will be made through NECS facility and interest advice for first Financial Year would be furnished in advance.
- However, in case of non-availability of Bank account details or NECS facility, post-dated interest warrants for first Financial Year will be dispatched along with the Fixed Deposit Receipt
- · In case of Scheme B, payment of maturity value would take place through NECS facility from designated branches of Axis Bank and in case of non-availability of Bank account details of depositors or non- availability of NECS facility, A/c payee repayment warrants payable at par will be issued
- Minimum Deposit amount is 20,000/- for Scheme A and 15,000/- for Scheme B respectively and thereafter deposits are accepted in the multiples of 1,000/-.
- Deposits wil I be accepted from Resident Indi viduals, Mino rs (through Natural Guardi ans), HUFs, Association of Persons, Registered Societies and Registered Trusts.

HOW TO APPLY

- Please fill in the attached Application form completely and appropriately and ensure that all the columns are filled in carefully and please sign on every correction
- The cheque/Demand draft should be made payable to "Parsvnath Developers Limited-FD Collection A/c" and crossed Account Payee only. Only cheques/demand drafts payable at par at all locations are acceptable.
- · The Application Form alongwith the remittance should be submitted through Manager to the Schemes/ sent directly to Company's Registered Office.

MANAGER TO THE FIXED DEPOSIT SCHEMES

M/S RR INVESTORS RETAIL SERVICES PVT. LTD 47 M.M. Road Rani Jhansi Marg, Jhandewalan, New Delhi-110055 Tel: (011)-23636362-63 Fax: (011)-23636666

BANKERS TO THE FIXED DEPOSIT SCHEMES

AXIS BANK LTD.

Parsvnath Shahdara Metro Tower, Opposite Shahdara Metro Station, Shahdara, Delhi-110032

All communications with respect to the Fixed Deposit should be addressed to the Registrars to the Fixed Deposit Schemes at the address mentioned below: REGISTRAR TO THE FIXED DEPOSIT SCHEMES MAS SERVICES LTD

> T-34, Okhla Industrial Area, Phase-II, New Delhi 110020 Tel: (011)-26387281, 82, 83 Fax: (011)-26387384 e-mail: pdlfd@masserv.com

TERMS AND CONDITIONS GOVERNING THE DEPOSIT SCHEMES:

APPLICATIONS

- Deposit shall be for a minimum of ₹ 20,000/- for non-cumulative scheme (Scheme `A') and ₹ 15,000/- for cumulative scheme (Scheme `B'), and in multiples of ₹ 1,000/- thereafter.
- Application for acceptance or renewal of deposits must be made in the
 prescribed form. Application alongwith Cheque/Draft made in favour of
 "Parsvnath Developers Limited FD Collection A/c" and crossed "Account
 Payee only" should be deposited at the collection centres as stated on last
 page/atthe Registered Office of the Company.
- Deposits will be accepted from Resident Individuals, Minors (through Natural Guardians), HUFs, Association of Persons, Registered Societies and Registered Trusts.
- In case of Minors, the name of the guardian of the minor should be mentioned and the guardian should sign for the minor. In case the guardian is a joint depositor, guardian should sign on behalf of the minor as well as for himself/herself.
- In case of deposits in the name of minors received through their guardian, the amount would be refundable to the person whose name is mentioned as the guardian and who has signed the application form.

DEPOSIT RECEIPT

- Fixed Deposit Receipt(s) will be sent to the Depositor(s) by the Registrar to the Scheme within eight weeks from the date of receipt of money or realisation of cheque/bank drafts.
- 7. Fixed Deposit Receipts are non-transferable and non-negotiable.
- In the event of loss or mutilation of the Deposit Receipt(s)/Interest Warrant(s), the Company may, at its discretion, issue duplicate receipt(s)/Interest warrant(s) subject to compliance by the depositor with such terms and conditions including indemnity as the Company may stipulate. All expenses incurred by the Company in this connection will be borne by the depositor(s).

INTEREST

SCHEMEA

The period of Deposit and calculation of interest thereon will commence from
the date of realisation of cheque/bank draft and will be payable quarterly on
March 31, June 30, September 30 and December 31 each year and on
maturity, subject to deduction of tax at source, wherever applicable. Interest
will cease to accrue from the date of maturity.

SCHEMEB

10. Deposit placed under this Scheme will carry interest from the date of realisation of cheque/bank draft and the interest shall be compounded quarterly on last day of each quarter and payable on maturity subject to deduction of tax at source, wherever applicable. Interest will cease to accrue from the date of maturity.

DEDUCTION OF TAX

- 11. Under the regulation currently in force, if the interest credited or paid or likely to be credited or paid to any person during a financial year exceeds ₹ 5,000/(Rupees five thousand only) against one or more deposit in the same name(s), tax at the appropriate rates will be deducted therefrom. For Scheme 'B', interest will be deemed to accrue every year and tax wherever applicable will be deducted in each financial year as per the Income Tax law. Tax will not be deducted if the prescribed declaration or certificate from the concerned authorities, as required under the Income Tax law is furnished to the Company alongwith Application Form and in April for subsequent years.
- 12. In case, where the total income of the depositor is less than the exempted limit liable to tax, no tax will be deducted on submission of declaration in the prescribed form 15G/15H' ('in case of Senior Citizen aged 65 years or above). This declaration form should be submitted in duplicate along with the application form in the first year and in April for subsequent financial years. Further in case of deposits where interest in a financial year exceeds ₹ 5,000/- and the depositor(s) has not submitted form 15G/15H, Interest warrants would be issued after deduction of tax at source. In case the deposits are made in joint names, the Company would proceed on the basis that only the first named depositor has a beneficial interest in the deposit.

RENEWAL/REPAYMENT

- 13. Deposits can be renewed only on the basis of a fresh application to the Company alongwith the Fixed Deposit Receipt duly discharged, but solely at the option of the Company. The application form for renewal together with the duly discharged deposit receipt should be lodged with the Registrar to the Scheme atleast four weeks before the date of maturity. Interest will cease to accrue on maturity of the deposit. Further, where the Fixed Deposit Receipt is not presented for renewal within the aforesaid time of maturity, the renewal of deposit with retrospective effect will be at the discretion of the Company. No intimation or notice will be given by the Company with regard to due date of maturity of Deposit(s).
- 14. Fixed Deposit receipt duly discharged, must be surrendered to the Registrar to the Schemes for repayment of principal amount and interest, if any, on maturity/withdrawal at least four weeks before the due date.
- 15. Interest on deposit(s) will be directly credited as per the Bank A/c details

- furnished in the application form through NECS facility from designated Axis Bank branches. The interest advice for the first financial year will be sent to the depositor in advance alongwith the FDR (Scheme A) by courier/ registered post at the given address. In case of absence of Bank A/c details on the application form or non-availability of NECS facility, payment will be made by interest warrants payable at par drawn on Axis Bank.
- Repayment of deposit will be made by NECS facility or warrants payable at par drawn on Axis Bank, in case of non-availability of Bank A/c details or NECS facility.
- Where the due date of payment falls on Sunday, Bank holiday or any other day on which the Company's Registered office remains closed, the payment will be made on the next working day.

JOINT DEPOSITS

- Deposits will be accepted by the Company in joint names, not exceeding three in number.
- 19. In the case of deposits made in joint names, all correspondence will be addressed to the person whose name appears first on the application form. All cheques/warrants for payment of interest or repayment of principal amount will also be drawn in favour of the first named depositor. Any discharge given by the first named depositor for payment of Interest and principal amount shall be valid and binding on all joint depositors.
- 20. In case of deposits made in joint names, in the event of death of the first named depositor, all payment on account of principal amount and interest due thereon will be made to the person named first in the order of survivor(s) on production of Death Certificate without reference to the heirs and/or legal representative(s) of the deceased. In the event of death of the Sole Depositor to produce Succession Certificate/Letter of Administration/Probate or Will, if any or other legal representation to the satisfaction of the Company.

NOMINATION

- Nomination can be made by individuals only, applying singly or jointly. The nominee shall not be a Trust, Society, Body Corporate, Partnership Firm, Karta of Hindu Undivided Family or holder of a Power of Attorney.
- 22. Where a nominee has been appointed by the Depositor(s) in the application form, the nominee would receive payment of the deposit amount and/or interest, in case of death of the Depositor(s) as appearing on the Application Form, on production of the relevant death certificate(s) without reference to heir and/or legal representatives of the deceased. The Company shall be absolved of its liability on such payment to the nominee.

PRE-MATURE PAYMENT

23. The Company may at its sole discretion permit the depositor to withdraw the deposit amount prior to maturity date on such terms as to rate of interest, recovery of brokerage etc. as the Company may stipulate and as per the rules framed under the provisions of the Companies (Acceptance of Deposits) Rules, 1975 as amended from time to time. The premature withdrawal of amount deposited can be entertained only after surrendering of all unencashed interest warrants, if any.

GENERAL

- 24. Deposits will be subject to Section 58A of the Companies Act, 1956 and the Companies (Acceptance of Deposits) Rules, 1975 framed there under as amended from time to time and any other Regulations prescribed or that may be prescribed from time to time, by the Central/State Government or the Reserve Bank of India or any other statutory authorities.
- The Company will not accept or recognize any lien on or assignment of the fixed deposit and/or interest thereon.
- Additional benefit of 0.50% interest shall be given to Employees of Parsvnath Group, Shareholders of the Company holding minimum 100 shares and Senior Citizens above the age of 65 years.
- Person applying in senior citizen category shall attach proof of age along with the application form.
- Four weeks notice is required to effect any change in the particulars of deposit, including address etc.
- The Company reserves the right to reject any application for acceptance and/or renewal of deposit without assigning any reason thereof.
- 30. The Company reserves the right to alter or amend from time to time without notice and without assigning any reasons, any of the terms and conditions mentioned herein above so long as such alterations or amendments are not inconsistent with the Companies (Acceptance of Deposits) Rules, 1975 or the amendments thereto from time to time.
- All cheques/drafts received alongwith Fixed Deposit Applications are subject to realisation. In case, cheques/drafts are dishonoured, the application will be rejected. However, the applicants may submitfresh applications with fresh cheque(s)/draft(s).
- 32. Deposits once accepted and/or renewed under any of the Schemes, cannot be interchanged before the expiry of the said deposit. However, the interchange option can be exercised at the time of renewal of such deposit.
- The Company shall not be responsible for delay or loss in postal transit of deposit receipts/repayment/interest warrants that may be sent to the depositors.
- All transactions are subject to the jurisdiction of courts in the National Capital Territory of Delhi.

PARTICULARS TO BE GIVEN AS PER COMPANIES (ACCEPTANCE OF DEPOSITS) RULES, 1975

A. Name of the Com- PARSVNATH DEVELOPERS LIMITED

pany	C. Calinda D. M. M. Carles — C. P. C. P. C. M. M. Sandrin and C. C. C.
B, Date of Incorporation	July 24, 1990.
on by the Company and its subsidiaries with the details of branches or units, if any	The Company is a leading real estate developer engaged in the business of development, construction and marketing of real estate projects, with a diversified portfolio extending across the key varicals of real estate development, including integrated townships, residential group housing projects, shopping malls cum multiplexes, office spaces, hotels, IT projects, BCT projects, SEZ projects etc. The Registered Office of the Company is situated at Parsvnath Motro Tower, Near Shahdara Metro Station, Shahdara, Delhi -11003 and the Corporate Office is at 6° Ficor, Arunachal Building, 19, Barakhamba Road, New Delhi - 110001, The Company has its Regional offices at Hyderabad, Panaji, Ahmedabad, Chandigarh, Jammu, Bengaluru, Kochi, Indore, Mumbal, Jaipur, Chennai, Dehradun and Lucknow, The Company also has its project offices at Ujiain, Pune, Jodhpur, Agra, Saharanpur and Moradabad.

Subsidiary Companies:

Parsvnath Landmark Developers Pvt, Ltd. The Company is currently developing a luxury housing project viz. "La Tropicana" in the Civil Lines area

Parsvnath Infra Ltd. plans to develop Special Economic Zones (SEZs) and

undertake various infrastructure development projects.

Parsvnath Film City Ltd. proposes to develop a Film City project.

Parsvnath Telecom Pvt. Ltd proposes to provide telecom network, run and maintain telecom services and execute undertakings, works, projects and enterprises in the telecom industry, subject to obtaining various licences and/

or approvals etc.

Parsvnath Hotels Ltd, is setting up hotels in different cities to cater to various

segments.

Parsvnath Royal Orchid Hotels Ltd. (subsidiary of Parsvnath Hotels Ltd) is a joint venture with hospitality group Royal Orchid Hotels Ltd and plans to develop

and operate hotel projects.

Parsvnath Retail Ltd, proposes to undertake retail business in India including merchandise retail. The Company has been in discussion with major international and domestic retail chains to set up various retail formats including hypermarkets,

convenience stores, food joints and very large stores. Parsvnath Developers Pte. Ltd. is a Singapore-based subsidiary and proposes to develop various Real Estate projects in Singapore as permissible under FEMA. PDL Assets Ltd. proposes to carry on asset management and asset holding

Primetime Realtors Pvt, Ltd, is SPV formed to develop and construct

Commercial project.

Basaima Bulldoon Pvt. Ltd., Jarul Promoters & Developers Pvt. Ltd.,

Parsvnath Developers (GMBT) Pvt. Ltd., and Parsvnath Developers (SBBT)

Pvt. Ltd., are SPVs meant to take up specific projects as and when considered

necessary.

Farhat Developers Pvt, Ltd, is SPV to develop an office complex on a part of a plot situated at Bhai Veer Singh Marg, New Delhi.

Parswnath Hospitality Holdings Ltd. (subsidiary of Parswnath Developers Pte. Ltd.) is a Singapore-based company and proposes to acquire/ hold stocks of various hotel companies including Parswnath Hotels Ltd.

The Company is managed by Mr. Pradeep Kumar Jain, Executive Chairman, Mr. Sarjeev Kumar Jain, Managing Director, Dr. Rajeev Jain and Mr. G.R. Gogia, Whole time Directors under the superintendence, control and direction of the Resert of Directors compression size other Non-Eventive Independent Directors. D. Brief particulars loard of Directors comprising six other Non-Executive Independent Direct

S, No.	Name	Address	Occupation
1.	Mr., Pradoep Kumar Jain Chairman	7, Central Lane, Bengali Market, New Delhi-110001	Industrialist
2.	Mr. Sanjeev Kumar Jain Managing Director	J-12/2, DLF City, Phase -II. Gurgaor-122002, Haryana	Industrialist
3.	Dr. Rajeev Jain Director- Marketing	D-129,F/F, Preet Vihar, Delhi-110092	industrialist
4.	Mr. G.R. Gogia Director-Business Development	A-13A, Green Park Main, New Delhi-110016	Business Executive
5.	Mr. Ashok Kumar	DISCO Compound, G.T. Road, Ghazlabad-201001, Ultar Pradesh	Business
6.	Mr. Sunii Kumar Jain	C-3/15, Ashok Vihar, Phase - II, Delhi-110052	Business
7.	Mr., R.N., Lakhotia	S-228, Greater Kallash - II, New Delhi-110048	Advocate
8.	Mr. R.J. Karnath	'Loela', 707, 12° Cross, 7th Block, Jayanagar, Bangalore-560082, Karnataka	Retired Executive
9.	Dr. Pritam Singh	A=14, PWO Compilex, Opp. Park Plaza, Sector-43, Gurgaon-122001, Haryana	Professor of eminence, Management Development Institute, Gurgaon
10.	Dr. Vinod Juneja	4 Ovaf View, Opp. Ovaf Maidan, M.K.Road, Church Gate, Murribal-400020,	Company Executive

F & G, Profits of the Company, before and after making provision for Tax and Dividends declared by the Company, for three financial years immediately preceding the date of the Statement: ment: (Rs. in Lacs)

Profit Before Tax Profit After Tax Equity Dividend (Amt.) Dividend %

58,647.43

31,03,08

Note: The figures are on standaione basis of the Company, H. Summarised Financial Position of the Company for the Years 2009-10 and 2008-09

40,873,72

(Rs. in Lacs)

Part	liculars	As at 31.03.10	As at 31.03.09
Lial	bilities		
Sha	are Capital	19,855,25	18,469,62
Res	serves And Surplus	2,01,891.49	1,73,493.96
Sec	cured Loans	1,27,542,24	1,81,093,43
Uns	secured Loans	30,883.85	2,573.92
Current Liabilities and Provisions		1,21,571.87	1,02,998.53
		5,01,744,70	4,78,629,46
Ass	ets		
Fixe	ed Assets	36,266,63	30,552,68
Inve	estments	22,083,21	9,933,83
Cur	rent Assets, Loans and Advances	4,42,942.94	4,37,663,42
Def	erred Tax Assets	451.92	479.53
		5,01,744.70	4,78,629,46
Brie	f Particulars of Contingent Liabilities		(Rs, in Lacs)
Par	ticulars	As at 31.03.10	As at 31.03.09
1	Claims against the Company not acknowledged as debt:		
Ĭ.	Interest for delay in payment of land premium instalment/ EDC	221,05	221,05
ñ	Demand for payment of stamp duty	479.10	528.00
iii	Customer complaints pending in consumer courts	1592_44	552.04
iv.	Income Tax demand	145,34	9-

Security/ Performance Guarantees provided to various Gover

Trade Tax Demand

Entry Tax Demand

Note: The figures are on standaione basis of the Company.

In the Amount of Deposits, which the Company can raise under Companies (Acceptance of Deposits) Rules, 1975 as amended to date.

		Rs. in Lacs
a.	Upto 25% of the aggregate of the paid up capital, free reserves and balance in the Profit and loss Account -from the Public	55,436,68
b.	Upto 10% of the aggregate of the Pald up share capital, free reserves and balance in the Profit and loss Account against unsecured debentures or deposits - from its shareholders or any deposits guaranteed by any Director	22,174,67

- J. The Company has not accepted any deposits in the past and accordingly there are no overdue
- K. The Company has not accepted any deposits in the past and therefore there is no default in respect of any small depositor.

 L. The Company has not accepted any deposit in the past and therefore the waiver of any interest
- L. The Company has not accepted any deposit in the past and therefore the waiver of any interest accrued on the deposit of any small depositor is not applicable.

 M. The Company hereby declares that:

 i) It has never accepted any fixed deposits from any depositor, therefore the provisions of the Companies (Acceptance of Deposits) Rules, 1975, as amended upto date, are not applicable to it,

 ii) the compliance with the rules does not imply that repayment of deposits is guaranteed by the Central Government.

 - iii) the deposits accepted by the Company are unsecured and rank pari passu with other unsecured

inabilities,
i) the company has never accepted any deposits from any depositor and therefore there is no default
in the repayment of such deposits or any interest thereupon
is advertisement is issued under the authority and in the name of the Board of Directors of the Company,
it of which was approved by the Board of Directors at their meeting held on November 12, 2010 and
ined by the majority of the Directors on the Board of the Company, as constituted at the time the Board
proved the same.

By order of the Board of Directors For Parsvnath Developers Limited

701-91

36,10

28.157.9

3.941.61

26,704,13

274,60

Place: New Delhi Date: November 12, 2010 (V. MOHAN) Sr. Vice President (Legal) & Company Secretary

COLLECTION CENTRES

RR INVESTORS RETAIL SERVICES PVT. LTD.

Head Office: 47, MM Road, Rani Jhansi Marg, Jhandewalan, New Delhi-55 Ph: 23636362-63; Toll Free: 1800-11-0444; Email: rrinvestor@rrfcl.com • Mumbai: 18/105, Apollo Street, Ist Floor, Opp. Bharat House, Mumbai Samachar Marg, Fort Mumbai-400023, 022-4054201-224

Kolkata : 704, Krishna Building, 224 AJC Bose Road, Kolkata - 700017, West Bengal, 033-22806878, 32974687

Ahmedabad : 401, Abhijeet Building-1, Opposite Bhuj Mercantile Bank, Mithakhali Six, Navrangpura, Ahmedabad 390009, Gujarat, 079-26404241,40211888,26467260

Lucknow : G-32, Shriram Tower, 13 A Ashok Marg, Lucknow - 226001, Uttar Pradesh-0522-4057620/12

Bangalore : 5-111, Manipal Centre, 47, Dicanson Road, M.G. Road, Bangalore : 560042, Karnataka, 080-42477103

Vadodara : 222, Siddharth complex, R.C. Dutt Road, Vadodara : 390005, Gujarat, (0265) 2353195, 3256190

Chandigarh : SCO, 222-223, Ground Floor, Sector - 34 A, Opposite State Library, Chandigarh : 60022, 0172-2624796

Jain House, Mimbai Jain Hallshand, Jain House, J Katewa Bhawan, Opposite Ganpati Plaza, M.I. Road, Jaipur-302001, Rajasthan, 0141-5113317, 3235456 • Dehradun : 56, 1st Floor, Rajput Road, Opposite Madhuban Dehradun, Uttarnchal -248001, Dehradun, 0135-3258181 • Chennai : 3rd Floor, Precision Plaza, New # 397, Teynampet, Annasalai, Chennai-600018, Tamil Nadu, 044 / 42077370 / 71 • Connaught Place : N-24 - 25, Connaught Place, New Delhi -110001, 011-23354804,46308800 • Noida: P-5. UGF, Ocean Plaza, Sector - 18, Noida - 201301, Uttar Pradesh, 0120-4601230 • Ghaziabad : 114, Satyam Complex, Raj Nagar DC, Raj Nagar, Ghaziabad - 201002, Uttar Pradesh, 120-2828090 • Faridabad : 55 1st Floor, Near Flyover, Neelam Chowk, NIIT, Faridabad-121001, Haryana, 0129-2427361 • Janakpuri : 111 Jyotishikhar, 8, District Centre, Janakpuri, Delhi - 110058, 011-25617654, 41589708 • ITO: 105, Pratap Bhawan, BDS Zafar Marg, New Delhi - 110002, 011-49505500, 42512404, 41509018 • Pitampura: Shop No. 24, FD Market, Near Madhuban Chowk, Pitampura, New Delhi 110034, 011-27311419 • Preet Vihar : 106, Pankaj Chamber, Commercial Centre, Preet Vihar, New Delhi - 110092, 011-42421238 • Rajender Place : 118, Gagandeep, Rajendra Place, New Delhi - 110008, 011-41538956 • Vasant Kunj : 105, Anchal Plaza, Plot No. 7, Sector B, Vasant Kunj-New Delhi - 110070, 011-26891262,26134767 • Varanasi : 38, Kuber Complex, Rathyatra, Varanasi 221002 0542-3292359