

MAYFAIR CAPITAL PRIVATE LIMITED

Registered Office: C-41, Mayfair Garden, New Delhi-110016.

CIN: U74140DL1981PTC012659

email: mcpl1981@gmail.com

07th February, 2019

1, Bombay Stock Exchange Limited
Phiroze Jeejeebhoy Towers, Dalal Street,
Mumbai – 400 023

2. National Stock Exchange of India Ltd.
'Exchange Plaza', C-1, Block G,
Bandra-Kurla Complex, Bandra (East),
Mumbai-400 051

Dear Sir,

Subject : Intimation under Regulation 31 of SEBI (Substantial Acquisition of Shares and
Takeovers) Regulations, 2011

Pursuant to Regulation 31, which necessitates the promoter or person belonging to
promoter group to submit the disclosure to the Target Company and stock exchanges,
find enclosed the applicable disclosure on Pledge/Release/Invocation of shares.

The above is for your information and record.

Thanking you,

Yours truly,

For Mayfair Capital Private Limited

For Mayfair Capital Private Limited



Authorized Signatory (S)

(Authorized Signatory)

CC:

The Compliance Officer,
Unitech Limited
6, Community Centre, Saket,
New Delhi – 110017

Disclosure by the Promoter(s) to the Stock Exchanges and to the Target Company for encumbrance of shares / invocation of encumbrance / release of encumbrance, in terms of Regulation 31 (1) and 31(2) of SEBI (Substantial Acquisition of Shares and Takeovers) Regulations, 2011

Name of the Target Company (1): **Unitech Limited**
 Names of the Stock Exchanges where the shares of the target company are listed: **BSE & NSE**
 Date of reporting: **7-Feb-2019**

Name of the Promoter or P-CD on whose shares encumbrance has been created / invoked / released: **Mayfair Capital Private Ltd.**

Name of the Promoter(s) or P-CD with its name	Promoter holding in the target company (1)	Promoter holding already encumbered (1)	Type of event (creation / release / invocation)	Date of creation / invocation / release of encumbrance	Type of encumbrance (pledge / lien / non disposal undertaking / other)	Reasons for encumbrance (3)	No of Shares	% of total share capital	Name of entity in whose favor shares encumbered	No of Shares	% of total share capital
Mayfair Capital Pvt. Ltd.	273,020,558	258,791,274	Invocation	08-11-2017	Pledge	Collateral for loan taken by company	1,740,000	0.07%	Marana Exports Pvt. Ltd.	257,051,274	9.82%
	272,920,558	257,051,274	Invocation	08-11-2017	Pledge	Collateral for loan taken by company	100,000	0.00%	Marana Exports Pvt. Ltd.	256,951,274	9.82%
	272,720,558	256,951,274	Invocation	08-11-2017	Pledge	Collateral for loan taken by company	200,000	0.01%	Marana Exports Pvt. Ltd.	256,751,274	9.81%
	272,685,558	256,751,274	Invocation	08-11-2017	Pledge	Collateral for loan taken by company	35,000	0.00%	Marana Exports Pvt. Ltd.	256,716,274	9.81%
	272,655,558	256,716,274	Invocation	08-11-2017	Pledge	Collateral for loan taken by company	30,000	0.00%	Marana Exports Pvt. Ltd.	256,686,274	9.81%
	272,505,558	256,686,274	Invocation	20-02-2018	Pledge	Collateral for loan taken by company	150,000	0.01%	SKS Fincap Private Ltd.	256,536,274	9.81%
	272,305,558	256,536,274	Invocation	20-02-2018	Pledge	Collateral for loan taken by company	200,000	0.01%	SKS Fincap Private Ltd.	256,336,274	9.80%
	272,105,558	256,336,274	Invocation	20-02-2018	Pledge	Collateral for loan taken by company	200,000	0.01%	SKS Fincap Private Ltd.	256,136,274	9.79%
	272,105,558	256,136,274	Release	20-02-2018	Pledge	Collateral for loan taken by company	300,000	0.01%	SKS Fincap Private Ltd.	255,836,274	9.78%
	271,855,558	255,836,274	Invocation	20-02-2018	Pledge	Collateral for loan taken by company	250,000	0.01%	SKS Fincap Private Ltd.	255,586,274	9.77%
	271,705,558	255,586,274	Invocation	20-02-2018	Pledge	Collateral for loan taken by company	150,000	0.01%	SKS Fincap Private Ltd.	255,436,274	9.76%
	271,405,558	255,436,274	Invocation	20-02-2018	Pledge	Collateral for loan taken by company	300,000	0.01%	SKS Fincap Private Ltd.	255,136,274	9.75%
	271,155,558	255,136,274	Invocation	20-02-2018	Pledge	Collateral for loan taken by company	250,000	0.01%	SKS Fincap Private Ltd.	254,886,274	9.74%
	271,055,558	254,886,274	Invocation	21-02-2019	Pledge	Collateral for loan taken by company	100,000	0.00%	SKS Fincap Private Ltd.	254,786,274	9.74%

FOR MAYFAIR CAPITAL PVT. LTD.

[Handwritten Signature]

Authorized Signatory

Disclosure by the Promoter(s) to the Stock Exchanges and to the Target Company for encumbrance of shares / invocation of encumbrance / release of encumbrance in terms of Regulation 31 (1) and 31 (2) of SEBI (Substantial Acquisition of Shares and Takeovers) Regulations, 2011

Name of the Target Company (1)		Promoter holding in the Target Company (1)		Promoter holding already encumbered (2)		Details of events pertaining to encumbrance (3)								
Name of the Promoter(s) or PACs with firm		No of Shares	% of total share capital	No of Shares	% of total share capital	Type of event (creation/ release/ invocation)	Date of creation/ invocation/ release of encumbrance	Type of encumbrance (pledge/lien/ non disposal undertaking/ other)	Reasons for Encumbrance	No. of Shares	% of total share capital	Name of entity in whose favor shares encumbered	No. of Shares	% of total share capital
Unitech Limited														
BSE & NSE														
7-Feb-2019														
Mayfair Capital Private Ltd.														
<p>Details of the creation of encumbrance</p>														
<p>Name of the Promoter or PAC on whose shares encumbrance has been created/invoked/ released</p>														
<p>Date of reporting</p>														
<p>Names of the Stock Exchanges where the shares of the target company are listed</p>														
<p>Details of the creation of encumbrance</p>														
		269,055,558	10.28%	254,786,274	9.74%	Invocation	19-07-2018	Pledge	Collateral for loan taken by company	2,000,000	0.08%	SKS Fincap Private Ltd.	252,786,274	9.66%
		268,855,558	10.28%	252,786,274	9.65%	Invocation	19-07-2018	Pledge	Collateral for loan taken by company	200,000	0.01%	SKS Fincap Private Ltd.	252,586,274	9.65%
		268,355,558	10.26%	252,586,274	9.65%	Invocation	19-07-2018	Pledge	Collateral for loan taken by company	500,000	0.02%	SKS Fincap Private Ltd.	252,086,274	9.64%
		265,855,558	10.16%	252,086,274	9.64%	Invocation	02-08-2018	Pledge	Collateral for loan taken by company	2,500,000	0.10%	IL&FS Financial Services Ltd.	248,586,274	9.54%
		265,105,558	10.13%	249,586,274	9.54%	Invocation	02-08-2018	Pledge	Collateral for loan taken by company	750,000	0.03%	IL&FS Financial Services Ltd.	248,836,274	9.51%
		264,755,558	10.12%	248,836,274	9.51%	Invocation	02-08-2018	Pledge	Collateral for loan taken by company	350,000	0.01%	IL&FS Financial Services Ltd.	248,486,274	9.50%
		262,855,558	10.05%	248,486,274	9.50%	Invocation	02-08-2018	Pledge	Collateral for loan taken by company	1,900,000	0.07%	IL&FS Financial Services Ltd.	246,586,274	9.47%
		262,355,558	10.03%	246,586,274	9.47%	Invocation	02-08-2018	Pledge	Collateral for loan taken by company	500,000	0.02%	IL&FS Financial Services Ltd.	246,086,274	9.41%
		261,949,728	10.01%	246,086,274	9.41%	Invocation	02-08-2018	Pledge	Collateral for loan taken by company	405,830	0.02%	IL&FS Financial Services Ltd.	245,680,444	9.39%
		224,333,061	8.57%	245,680,444	9.39%	Invocation	02-08-2018	Pledge	Collateral for loan taken by company	37,616,667	1.44%	IL&FS Financial Services Ltd.	208,063,777	7.95%
		215,933,061	8.25%	208,063,777	7.95%	Invocation	02-08-2018	Pledge	Collateral for loan taken by company	8,400,000	0.32%	IL&FS Financial Services Ltd.	199,663,777	7.63%
		210,546,280	8.05%	199,663,777	7.63%	Invocation	02-08-2018	Pledge	Collateral for loan taken by company	5,386,781	0.21%	IL&FS Financial Services Ltd.	194,276,996	7.43%
		171,137,413	6.54%	194,276,996	7.43%	Invocation	02-08-2018	Pledge	Collateral for loan taken by company	39,408,867	1.51%	IL&FS Financial Services Ltd.	154,868,129	5.92%
		141,503,061	5.41%	154,868,129	5.92%	Invocation	02-08-2018	Pledge	Collateral for loan taken by company		14.13%	IL&FS Financial Services Ltd.	125,233,777	4.79%

For filing by promoter(s) : 29.03.2018 : 14.13%

Authorised Signatory (S)

Disclosure by the Promoter (s) to the Stock Exchanges and to the Target Company for encumbrance of shares / invocation of encumbrance / release of encumbrance. In terms of Regulation 31 (1) and 31 (2) of SEBI (Substantial Acquisition of Shares and Takeovers) Regulations, 2011

Name of the Target Company (T1)		Promoter holding in the Target Company (T1)		Promoter holding at end of encumbrance (T2)		Details of events pertaining to encumbrance (3)		Post event holding of encumbered shares (creation/21431/release/21)					
Name of the Promoter (S) or PACs with firm	No. of Shares	% of total share capital	No. of Shares	% of total share capital	Type of event (creation/ release/ invocation)	Date of creation/ invocation/ release of encumbrance	Type of encumbrance (pledge/lien/ non disposal undertaking/ other)	Reasons for Encumbrance	No. of Shares	% of total share capital	Name of entity in whose favor shares encumbered	No. of Shares	% of total share capital
Name of the Target Company (T1) Unitech Limited													
Name of the Promoter (S) or PACs BSE & NSE													
Date of reporting 7 Feb 2019													
Details of the creation of encumbrance Mayfair Capital Private Ltd.													
131,503,061	5.03%	125,233,777	4.73%	Invocation	02-08-2018	Pledge	Collateral for loan taken by company	10,000,000	0.38%	IL&FS Financial Services Ltd.	115,233,777	4.40%	
126,503,061	4.84%	115,233,777	4.40%	Invocation	02-08-2018	Pledge	Collateral for loan taken by company	5,000,000	0.19%	Services Ltd	110,233,777	4.21%	
112,103,061	4.48%	110,233,777	4.21%	Invocation	02-08-2018	Pledge	Collateral for loan taken by company	9,400,000	0.36%	IL&FS Financial Services Ltd	100,833,777	3.85%	
97,603,061	3.73%	100,833,777	3.85%	Invocation	15-10-2018	Pledge	Collateral for loan taken by company	19,500,000	0.75%	HDFC Limited	81,333,777	3.11%	
67,397,881	2.58%	81,333,777	3.11%	Invocation	15-10-2018	Pledge	Collateral for loan taken by company	30,200,180	1.15%	HDFC Limited	51,128,597	1.95%	
66,397,881	2.54%	51,128,597	1.95%	Invocation	24-10-2018	Pledge	Collateral for loan taken by company	1,000,000	0.04%	Globe Fincap Limited	50,128,597	1.92%	
66,306,881	2.53%	50,128,597	1.92%	Invocation	24-10-2018	Pledge	Collateral for loan taken by company	91,000	0.00%	Globe Fincap Limited	50,037,597	1.91%	
65,996,827	2.52%	50,037,597	1.91%	Invocation	24-10-2018	Pledge	Collateral for loan taken by company	310,054	0.01%	Globe Fincap Limited	49,727,543	1.90%	
64,996,827	2.48%	49,727,543	1.90%	Invocation	25-10-2018	Pledge	Collateral for loan taken by company	1,000,000	0.04%	Globe Fincap Limited	48,727,543	1.86%	
63,996,827	2.45%	48,727,543	1.86%	Invocation	25-10-2018	Pledge	Collateral for loan taken by company	1,000,000	0.04%	Globe Fincap Limited	47,727,543	1.81%	
63,396,827	2.42%	47,727,543	1.82%	Invocation	25-10-2018	Pledge	Collateral for loan taken by company	600,000	0.02%	Globe Fincap Limited	47,127,543	1.80%	
62,396,827	2.38%	47,127,543	1.80%	Invocation	25-10-2018	Pledge	Collateral for loan taken by company	1,000,000	0.04%	Globe Fincap Limited	46,127,543	1.76%	
61,396,827	2.35%	46,127,543	1.76%	Invocation	25-10-2018	Pledge	Collateral for loan taken by company	1,000,000	0.04%	Globe Fincap Limited	45,127,543	1.72%	
60,396,827	2.31%	45,127,543	1.72%	Invocation	25-10-2018	Pledge	Collateral for loan taken by company	1,000,000	0.04%	Globe Fincap Limited	44,127,543	1.69%	

FOR MIDDYFAIR CAPITAL PVT. LTD.

Authorised Signatory (S)

Disclosure by the Promoter(s) to the Stock Exchanges and to the Target Company for encumbrance of shares / invocation of encumbrance / release of encumbrance, in terms of Regulation 31 (1) and 31(2) of SEBI (Substantial Acquisition of Shares and Takeovers) Regulations, 2011

Name of the Target Company (TC)		Name of the Stock Exchanges where the shares of the target company are listed		Date of reporting		Name of the Promoter or PAC on whose shares encumbrance has been created / invoked / released		Details of events pertaining to encumbrance (3)		Post event holding of encumbered shares					
Name of the Promoter(s) or PACs with him		Promoter holding in the target company (1)	Promoter holding already encumbered (2)	% of total share capital	No. of Shares	% of total share capital	Type of event (creation / release / invocation)	Date of creation / invocation / release of encumbrance	Type of encumbrance (pledge / non disposal / other)	Reasons for Encumbrance	No. of Shares	% of total share capital	Name of entity in whose favor shares encumbered	No. of Shares	% of total share capital
Unitech Limited		BSE & NSE		2-Feb-2019		Mafair Capital Private Ltd.									
Details of the creation of encumbrance:															
		59,396,827	44,127,543	2.27%	43,127,543	1.69%	Invocation	25-10-2018	Pledge	Collateral for loan taken by company	1,000,000	0.04%	Globe Fincap Limited	43,127,543	1.65%
		58,396,827	43,127,543	2.23%	43,127,543	1.65%	Invocation	25-10-2018	Pledge	Collateral for loan taken by company	1,000,000	0.04%	Globe Fincap Limited	42,097,798	1.61%
		58,367,082	42,127,543	2.23%	42,127,543	1.61%	Invocation	25-10-2018	Pledge	Collateral for loan taken by company	29,745	0.00%	Globe Fincap Limited	42,097,798	1.61%
		606,060	-	0.02%	-	0.00%	-	-	-	-	-	-	-	-	-
		65,000	-	0.00%	-	0.00%	-	-	-	-	-	-	-	-	-
		41,600	-	0.00%	-	0.00%	-	-	-	-	-	-	-	-	-
		40,300	-	0.00%	-	0.00%	-	-	-	-	-	-	-	-	-
		20,800	-	0.00%	-	0.00%	-	-	-	-	-	-	-	-	-
		6,500	-	0.00%	-	0.00%	-	-	-	-	-	-	-	-	-
		8,422,350	-	0.32%	-	0.00%	-	-	-	-	-	-	-	-	-
		8,290,900	-	0.32%	-	0.00%	-	-	-	-	-	-	-	-	-
		305,500	-	0.01%	-	0.00%	-	-	-	-	-	-	-	-	-
		4,275,310	-	0.16%	-	0.00%	-	-	-	-	-	-	-	-	-
		85,200	-	0.00%	-	0.00%	-	-	-	-	-	-	-	-	-
		19,500	-	0.00%	-	0.00%	-	-	-	-	-	-	-	-	-
		58,000	-	0.00%	-	0.00%	-	-	-	-	-	-	-	-	-
		79,212,400	-	3.03%	-	0.00%	-	-	-	-	-	-	-	-	-
		385,970	-	0.01%	-	0.00%	-	-	-	-	-	-	-	-	-
		129,800	-	0.00%	-	0.00%	-	-	-	-	-	-	-	-	-
		6,240,000	-	0.24%	-	0.00%	-	-	-	-	-	-	-	-	-
		9,200	-	0.00%	-	0.00%	-	-	-	-	-	-	-	-	-
		3,822,000	-	0.15%	-	0.00%	-	-	-	-	-	-	-	-	-
		1,000	-	0.00%	-	0.00%	-	-	-	-	-	-	-	-	-

3,709,718 equity shares were given to lenders under loan agreements executed by Mafair Capital Pvt. Ltd. in respect of which powers of attorney were given

Signature of Authorised Signatory
New Delhi
07-02-2019

Authorised Signatory