

POOJAN K MEHTA

E/36/6, Sterling City, Lane No.9, Tulip School Road, Bopal Ahmedabad Gujarat- 380058

Date: 10/07/2023

To
BSE Limited,
Department of Corporate Services,
Floor 25, P.J Tower, Dalal Street,
Mumbai – 400 001

To,
Listing Compliance Department,
MCX-sx Limited
Vibgyor Towers. 4th Floor
Plot No C 62, G-Block,
Opp. Trident Hotel, Bandra Kurla Complex,
Bandra (East), Mumbai – 400 098

Subject: Disclosure under Regulation 29(1) of SEBI (Substantial Acquisition of Shares and Takeovers) Regulations, 2011

Ref: Scrip Code 508929, Joy Realty Limited

Dear Sir,

I would like to inform you that I have acquired shares of **Joy Realty Limited**. I am submitting herewith the disclosure under Regulation 29(1) of SEBI (Substantial Acquisition of Shares and Takeovers) Regulations, 2011).

Kindly take the same on your records and acknowledge receipt of the same.

Thanking You.

Yours' faithfully,

P.K. Mehta

Poojan K Mehta
Promoter

CC To: **JOY REALTY LIMITED**
306, MADHAVA,
PLOT # C/4 BANDRA KURLA COMPLEX,
BANDRA (E) MUMBAI – 400 0051

ANNEXURE - 1

Format for Disclosures under Regulation 29(1) of SEBI (Substantial Acquisition of Shares and Takeovers) Regulations, 2011

Part-A- Details of the Acquisition

Name of the Target Company (TC)	JOY REALTY LIMITED		
Name(s) of the acquirer and Persons Acting in Concert (PAC) with the acquirer	Poojan Keyur Bhai Mehta		
Whether the acquirer belongs to Promoter/Promoter group	Yes		
Name(s) of the Stock Exchange(s) where the shares of TC are Listed	Bombay stock exchange Metropolitan Stock Exchange of India Limited		
Details of the acquisition as follows	Number	% w.r.t. total share/voting capital wherever applicable(*)	% w.r.t. total diluted share/voting capital of the TC (**)
Before the acquisition under consideration, holding of acquirer along with PACs of:			
a) Shares carrying voting rights	74444	3.0976%	3.0976%
b) Shares in the nature of encumbrance (pledge/ lien/ non-disposal undertaking/ others)			
c) Voting rights (VR) otherwise than by equity shares			
d) Warrants/convertible securities/any other instrument that entitles the acquirer to receive shares carrying voting rights in the TC (specify holding in each category)			
e) Total (a+b+c+d)	74444	3.0976%	3.0976%
Details of acquisition			
a) Shares carrying voting rights acquired	311270	12.95%	12.95%
b) VRs acquired otherwise than by equity shares			
c) Warrants/convertible securities/any other instrument that entitles the acquirer to receive shares carrying			

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category) acquired			
d) Shares in the nature of encumbrance (pledge/ lien/ non-disposal undertaking/ others)	311270	12.95%	12.95%
e) Total (a+b+c+/-d)			
After the acquisition, holding of acquirer along with PACs of:			
a) Shares carrying voting rights	385714	16.049%	16.049%
b) VRs otherwise than by equity shares			
c) Warrants/convertible securities/any other instrument that entitles the acquirer to receive shares carrying voting rights in the TC (specify holding in each category) after acquisition			
d) Shares in the nature of encumbrance (pledge/ lien/ non-disposal undertaking/ others)	385714	16.049%	16.049%
e) Total (a+b+c+d)			
Mode of acquisition (e.g. open market / public issue / rights issue / preferential allotment / inter-se transfer/encumbrance, etc.)	Open Offer		
Salient features of the securities acquired including time till redemption, ratio at which it can be converted into equity shares, etc.	Not Applicable		
Date of acquisition of/ date of receipt of intimation of allotment of shares / VR/ warrants/convertible securities/any other instrument that entitles the acquirer to receive shares in the TC.	07/07/2023		
Equity share capital / total voting capital of the TC before the said acquisition	2403280 Equity Shares of face value of Rs. 10		
Equity share capital/ total voting capital of the TC after the said acquisition	2403280 Equity Shares of face value of Rs. 10		
Total diluted share/voting capital of the TC after the said acquisition	2403280 Equity Shares of face value of Rs. 10		

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