

MAHIPATRAY V. SHAH HUF

Akruti 23- F, Doongersey Road, Walkeshwar, Mumbai 400 006

January 25, 2017

To,

| | | |
|--|---|---|
| Hubtown Limited 'Ackruti Center Point', 6 th floor Central Road, Marol MIDC, Andheri (East), Mumbai 400 093 | BSE Limited Pheroze Jeejeebhoy Towers Dalal Street, Fort Mumbai 400 001 | The National Stock Exchange of India Limited 'Exchange Plaza', Bandra Kurla Complex Bandra (East), Mumbai 400 051 |
|--|---|---|

Dear Sir,

Pursuant to Regulation 31 (2) of SEBI (Substantial Acquisition of Shares and Takeovers) Regulations, 2011, please find annexed disclosure thereto in the prescribed format.

I request you to kindly take the same on your records.

Thanking you,

Yours faithfully,

For Mahipatray V. Shah HUF



Hemant M. Shah
Karta

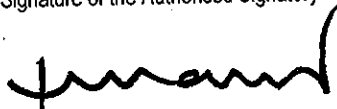
DISCLOSURE BY THE PROMOTER(S) TO THE STOCK EXCHANGES AND TO THE TARGET COMPANY FOR ENCUMBRANCE OF SHARES / INVOCATION OF ENCUMBRANCE / RELEASE OF ENCUMBRANCE IN TERMS OF REGULATIONS 31 (1) AND 31 (2) OF SEBI (SUBSTANTIAL ACQUISITION OF SHARES AND TAKEOVERS) REGULATIONS, 2011

| Name of the Target Company (TC) | | | | | HUBTOWN LIMITED | | | | | | | | |
|---|--|--------------------------|-------------------------------------|--------------------------|---|--|---|---|---------------|--------------------------|--|---|--------------------------|
| Names of the Stock Exchanges where the shares of the Target Company are listed | | | | | BSE LIMITED AND NATIONAL STOCK EXCHANGE OF INDIA LIMITED | | | | | | | | |
| Date of Reporting | | | | | JANUARY 24, 2017 | | | | | | | | |
| Name of the Promoter or PAC on whose shares encumbrance has been created / released / invoked | | | | | MAHIPATRAY V. SHAH HUF- PERSON ACTING IN CONCERT | | | | | | | | |
| Details of the creation / release / invocation of encumbrance | | | | | ENCUMBRANCE CREATED ON THE SHARES HELD BY THE ABOVE MENTIONED PAC | | | | | | | | |
| Name of the promoter(s) or PACs with him / her (*) | Promoter holding in the target company | | Promoter holding already encumbered | | Details of events pertaining to encumbrance | | | | | | | Post event holding of encumbered shares {creation [(2)+(3)] / release [(2)-(3)] / invocation [(1)-(3)]} | |
| | 1 | | 2 | | 3 | | | | | | | 4 | |
| | No. of shares | % of total share capital | No. of shares | % of total share capital | Type of event (creation / release / invocation) | Date of creation / release / invocation of encumbrance | Type of encumbrance (pledge / lien / non-disposal undertaking / others) | Reasons for encumbrance (**) | No. of shares | % of total share capital | Name of the entity in whose favour shares encumbered (***) | No. of shares | % of total share capital |
| Hemant M. Shah and Vyomesh M. Shah | 190000 | 0.26 | 140000 | 0.19 | N.A. | N.A. | N.A. | | 0 | N.A. | N.A. | 140000 | 0.19 |
| Hemant M. Shah HUF | 4980500 | 6.85 | 4728500 | 6.50 | N.A. | N.A. | N.A. | | 0 | N.A. | N.A. | 4728500 | 6.50 |
| Hemant M. Shah | 5800000 | 7.97 | 3170000 | 4.36 | N.A. | N.A. | N.A. | | 0 | N.A. | N.A. | 3170000 | 4.36 |
| Vyomesh M. Shah | 7540000 | 10.37 | 7525000 | 10.35 | N.A. | N.A. | N.A. | | 0 | N.A. | N.A. | 7525000 | 10.35 |
| Mahipatray V. Shah HUF | 9600000 | 13.20 | 8297000 | 11.41 | Creation | 24.01.2017 | Pledge | Encumbrance by way of pledge created as a collateral security pursuant to a loan arrangement | 300000 | 0.41 | SICOM Limited | 8597000 | 11.82 |
| Vyomesh M. Shah HUF | 3925000 | 5.40 | 3925000 | 5.40 | N.A. | N.A. | N.A. | | 0 | N.A. | N.A. | 3925000 | 5.40 |
| Kunjat H. Shah | 3308000 | 4.55 | 1748025 | 2.40 | N.A. | N.A. | N.A. | | 0 | N.A. | N.A. | 1748025 | 2.40 |
| Falguni V. Shah | 5929772 | 8.15 | 5782000 | 7.95 | N.A. | N.A. | N.A. | | 0 | N.A. | N.A. | 5782000 | 7.95 |
| Rushank V. Shah | 1600000 | 2.20 | 1600000 | 2.20 | N.A. | N.A. | N.A. | | 0 | N.A. | N.A. | 1600000 | 2.20 |
| Khilen V. Shah | 2600000 | 3.58 | 2280000 | 3.13 | N.A. | N.A. | N.A. | | 0 | N.A. | N.A. | 2280000 | 3.13 |
| Kushal V. Shah | 3600000 | 4.95 | 2800000 | 3.85 | N.A. | N.A. | N.A. | | 0 | N.A. | N.A. | 2800000 | 3.85 |
| Lata M. Shah | 2400000 | 3.30 | 1775000 | 2.44 | N.A. | N.A. | N.A. | | 0 | N.A. | N.A. | 1775000 | 2.44 |

Sumant

| Name of the promoter(s) or PACs with him / her (*) | Promoter holding in the target company | | Promoter holding already encumbered | | Details of events pertaining to encumbrance | | | | | | | Post event holding of encumbered shares (creation [(2)+(3)] / release [(2)-(3)] / invocation [(1)-(3)]) | |
|--|--|--------------------------|-------------------------------------|--------------------------|---|---|---|------------------------------|---------------|--------------------------|--|--|--------------------------|
| | 1 | | 2 | | 3 | | | | | | | 4 | |
| | No. of shares | % of total share capital | No. of shares | % of total share capital | Type of event (creation / release / invocation) | Date of creation / release / invocation | Type of encumbrance (pledge / lien / non-disposal undertaking / others) | Reasons for encumbrance (**) | No. of shares | % of total share capital | Name of the entity in whose favour shares encumbered (***) | No. of shares | % of total share capital |
| Ukay Valves and Founders Private Limited | 300000 | 0.41 | 0.00 | 0.00 | N.A. | N.A. | N.A. | | 0 | N.A. | N.A. | 0.00 | 0.00 |
| Vishwajeet Consultancy Private Limited | 300000 | 0.41 | 0.00 | 0.00 | N.A. | N.A. | N.A. | | 0 | N.A. | N.A. | 0.00 | 0.00 |

Signature of the Authorised Signatory



Hemant M. Shah
Karta of Mahipatray V. Shah HUF

Place : Mumbai

Date: January 25, 2017

(*)The names of all the promoters, their shareholding in the target company and their pledged shareholding as on the reporting date should appear in the table irrespective of whether they are reporting on the date of event or not.

(**) For example, for the purpose of collateral for loans taken by the company, personal borrowing, third party pledge, etc.

(***)This would include name of both the lender and the trustee who may hold shares directly or on behalf of the lender.