



ಸರ್ ಎಂ. ವಿಶ್ವೇಶ್ವರಯ್ಯ ಕೋ-ಆಪರೇಟಿವ್ ಬ್ಯಾಂಕ್ ಲಿಮಿಟೆಡ್

SIR M. VISVESVARAYA CO-OPERATIVE BANK LTD.

CORPORATE OFFICE : # 109, Shankarmutt Road, Shankarapuram, BANGALORE - 04.

APPLICATION FORM FOR LOAN ON THE SECURITY OF IMMOVABLE PROPERTY

No.

TERMS AND CONDITIONS

1. The applicant should be a Share Holder and maintain a S.B. A/c., C. A/c. with the Bank.
2. The application form should be fully and clearly filled with all details, complete in all respects, along with Membership Credit Card (M.C.C./A.C.C.) should be submitted.
3. The applicant should hold property to be mortgaged in his name/spouse name without any encumbrance.
4. Salary Certificate / Salary Slips / Income Tax Assessment Order of both Applicant and the Guarantors along with all the necessary documents in original as mentioned overleaf should be produced.
5. Commitment Charges at 1% (Non refundable) of the applied amount should be paid on submitting the application.
6. After sanction of the Loan, the applicant should get mortgage deed registered at his cost execute other documents along with the Guarantor/Surety and also produce the latest encumbrance certificate.
7. The property will be valued by our valuers on the basis of details furnished to the Bank.
8. The loan amount will be disbursed in different stages depending upon the progress of construction.
9. The Borrower should hold 2.5% of his borrowings as Share Capital. In case of insufficiency in share amount, the borrower should make-up the difference before release of the loan amount.
10. In case of persons with little or no income, joint undertaking by the spouse and children having regular ascertainable income should be furnished. In addition, guarantee of another acceptable surety/sureties will be needed.
11. Normally 150 equal monthly instalments will be allowed for the repayment of entire loan together with interest every month at the rate as per R.B.I. directives issued from time to time. Repayment will start from succeeding month irrespective of the date of drawing the entire loan. In case of construction of houses the repayment of instalment may commence from the 7th month, but the entire loan amount is to be repaid within the available 150 instalments. However, the interest is to be paid every month regularly from the month succeeding the receipt of 1st instalment of loan.
12. A penal interest of 2% on overdue instalments will be charged in case of irregular repayments.
13. A borrower availing the loan shall be deemed to have read, understood and agreed to the prevalent terms and conditions governing the loan.
14. The Bank reserves the right to sanction the loan applied for in full, or reduce the amount or refuse to sanction without assigning any reason. Repaying capacity of the borrower, purpose of the loan and the value of security, will be taken into consideration while sanctioning the loan.

**DOCUMENTS IN ORIGINAL ALONG WITH ONE SET OF XEROX COPIES
TO BE PRODUCED ALONG WITH APPLICATION**

1. **Original Title Deeds** establishing the ownership of the property.
2. **Parental/Link Documents**
3. **15 years Encumbrance Certificate** in general and more than 30 years in specified cases prior to the date of Application.
4. **Katha Endorsement Certificate.**
5. Approved **Building Plan.**
6. Up-to-date **Tax paid Receipts.**
7. **Possession Certificate, Sale Deed and Alienation Certificate** in case of property acquired from BDA, CITB or from any other Local Bodies.
8. **Affidavit** from the major son or sons and unmarried daughters on appropriate amount of stamp paper (specimen available in the Bank) when necessary.
9. **A power of Attorney** sworn before a Magistrate executed on stamp paper, from the major sons and major unmarried daughters of the applicant, in case of properties proposed to be mortgaged are ancestral (specimen available in the Bank).
10. Affidavit from brother or brothers stating that he has no objection for borrowing money on property under reference on stamp paper, in case of joint family property (specimen available in the Bank).
11. Family members should give **Guarantee.**
12. **Salary Slip/Certificate/Income Tax, Sales Tax Assessment order** of both applicant and guarantor.
13. **Latest Encumbrance Certificate** after registration along with the Registered Deed.
14. The Original Documents pertaining to the property, handed over to the Bank shall remain with the Bank **until the loan amount is repaid in full.**

SIGNATURE/S

(GUARANTOR/S)

(BORROWER/S)



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SIR M. VISVESVARAYA CO-OPERATIVE BANK LTD.
CORPORATE OFFICE : # 109, Shankarmutt Road, Shankarapuram, BANGALORE - 04.

APPLICATION FORM FOR LOAN ON THE SECURITY OF IMMOVABLE PROPERTY

Membership No./N.M. No.....

Loan Account No.

S.B. Account No.

Branch

Date of Receipt.....

To

The Managar

SIR M. VISVESVARAYA CO-OPERATIVE BANK LTD.

.....Branch

Bangalore

Sri/Madam,

I/We hereby apply for a loan of Rs.....(Rupees.....
.....only) on the security of Immovable Property as per particulars furnished below :

PARTICULARS	APPLICANT	CO-APPLICANT
Name (in Block Letters)		
Membership No.		
Father/Husband's Name		
Age & SexYears, Male/FemaleYears, Male/Female
Martial Status	Married/Single	Married/Single
Residential Address		
Nearest Land Mark		
Telephone Number(s)		
Mobile :		
E-Mail :		
Nationality/Religion/Caste		
Occupation : (Salaried/Professional/Business)		
Name of the Organisation		
Address		
Telephone Number(s)		
Department/Designation/Token No.		
Period of Service (Completed Yrs./Balance Yrs.)	Completed.....Years Balance.....Years	Completed.....Years Balance.....Years
Income Particulars :		
Gross Salary	Rs.....	Rs.....
Deductions	Rs.....	Rs.....
Net Income	Rs.....	Rs.....
Other Income	Rs.....	Rs.....
Total Income	Rs.....	Rs.....
(As per ITR/Declaration)	Rs.....	Rs.....

Name of the Spouse Occupation Organisation & Address		
Income :	Rs.	Rs.
No. of Dependents	Relationship Age/	Relationship/ Age
	01.	01.
	02.	02.
	03.	03.
Are you a Member of any other Co-op. Institution. If yes, Institution's Name Membership No. & Liability	Yes / No	Yes / No
Total Liability in other Institutions	Rs.	Rs.
Any housing loan at any other Financial Institutions		
Other Liabilities		
Liability to the Bank as Surety/Borrower		
Deposits with the Bank		
Additional Securities Offered		
Loan Repayment Period Requiredmonthly instalments	
Purpose of Loan :		
Purchase of Site/House/Flat Construction Repairs & Renovation Purchase + Construction	Total Purchase Cost Rs. Estimated Construction Cost Rs. Area to be built as per sanctioned plan	
Marriage/Education/Business/ Repayment of Debts	Invitation/Letter from College/ Certificate/Financial Statements Debt Letters/Balance Sheet/Statement of Accounts	
Sources of Funds (Balance of Funds/Margin Money)	01. Own Savings Rs. 02. PF Loans Rs. 03. Personal Loans Rs. 04. Others (Specify) Rs. 05. Loan from our Bank Rs. Total Sources of Funds Rs.	
Self Occupation	Yes/No.	
Proposed to Rent Out	Rs.	(Rent Expected Monthly)
Guarantor(s) Information : (Mention relationship with the Applicant)		
Name		
Father/Husband's Name		
Age & SexYears, Male/FemaleYears, Male/Female
Marital Status	Married /Single	Married /Single
Residential Address		
Telephone Number(s)		
Mobile :		

If it not self-acquired who owned and held it for the last 12 years and are they related to the applicant						
Name and age of all near relatives		Name			Age	
a. 01. Father						
02. Mother						
03. Spouse						
	Name	Age	Married	Name	Age	Married
b. Sons						
c. Grand Sons						
d. Daughters						
e. Daughter's Sons						
f. Brothers						
g. Sisters						
h. Other relatives, who have interest in the property if it is joint family property					Age	Relationship
i. Husband's Co-parceners & heirs						
j. Father's Co-parceners & heirs						
Whether any other relatives have any interest in the property						
Name of widow, minor and other entitled to maintenance from the property either by agreement or decree						
Particulars of other properties owned by the Applicant and their Family Members						

I/We declare that the properties are mine/ours exclusively in my/our possession and enjoyment and that there are no encumbrances on them except to the extent of Rs..... due to.....

I/We hereby declare that the statements furnished above are correct and true and that there are no misrepresentation of any kind. I/We agree to abide by the Rules and Bye-laws of the Bank which are now in force or may hereinafter come into force. I/We agree to Indemnify the Bank for any loss caused to the Bank on my/our account.

SIGNATURE/S

1.

1.

2.

2.

(GUARANTOR/S)

(BORROWER/S)

Date :

OFFICE NOTE

1. I.P. Loan Application of Smt./Sri.....

Sl.No.	Particulars	Applicant	Co-obligant I/Guarantor	Co-obligant II/Guarantor
1.	M/AM/NM/No.			
2.	No. of Shares			
3.	Additional Shares Required			
4.	Net Income from all sources			
5.	Ascertained by			
6.	Loan dues if any			
7.	Surety to			
8.	Liability of surety			
9.	Previous Records	Regular/Irregular	Regular/Irregular	Regular/Irregular
10.	No. of Notices Sent			
11.	Clearing of Previous Loan Before/after legal action			
12.	Any other additional information			

II. Documents Obtained (Please Mark)

01. Parental Deed/Link Documents	<input type="checkbox"/>	09. Sanctioned Loan	<input type="checkbox"/>
02. Title Deed/Sale Deed/Gift Deed/Partition Deed	<input type="checkbox"/>	10. Valuation Certificate/Receipt	<input type="checkbox"/>
03. Possession Certificate	<input type="checkbox"/>	11. Estimate	<input type="checkbox"/>
04. Khata Certificate	<input type="checkbox"/>	12. Encumbrance Certificate	<input type="checkbox"/>
05. Alienation Certificate	<input type="checkbox"/>	13. Salay Slip Certificate	<input type="checkbox"/>
06. Genealogical Tree	<input type="checkbox"/>	14. LIC Policy No. & Dt.	<input type="checkbox"/>
07. General Power of Attorney	<input type="checkbox"/>	15. Other Security	<input type="checkbox"/>
08. Tax Paid Receipt Nos. upto	<input type="checkbox"/>	16. Any other documents	<input type="checkbox"/>

III. 01. Legal Opinion given by Sri

02. Valuation Report given by Sri
Property Valued for Rs.

We certify that we have made necessary enquiries from reliable & independent sources (to be specified) Sri/Smt.(Member A/c. holder No.....) about the particulars of the party mentioned in this form and certify to best of our knowledge and ability that the particulars furnished therein represents a true and fair view of the party.

Place :

Date :

ASST./DY. MANAGER

BRANCH MANAGER

IV. BRANCH MANAGER'S REPORT :

Location of the property.....

 Site Measurement East to West.....North to West.....
 Area to be constucted.....built-up Area.....Estimated Cost.....
 Loan applied for Rs.....Arrangements for Balance funds.....
 Eligibility as per norms
 Loan requirements Rs. Rate of Interest
 Mode of Repayment.....Source
 Property Inspected byon
 Any other information

DATE : **ASST./DY. MANAGER** **BRANCH MANAGER**

V. Sanctioned / Loan of Rs.at Loan/BCM/C.E.O./GENERAL MANAGER
 on..... with following Terms & Conditions :

- 01.
- 02.
- 03.
- 04.
- 05.

Loan to be released only on obtention of all the documents by all the executants and observing all other formalities as per norms of the Bank.

DATE : **ASST./DY. MANAGER** **BRANCH MANAGER**

VI. RECOVERY :

Amount credited to his account on.....installment of Rs.....due on.....
 Repayment :
 Reminders sent :
 File referred to :
 Execution proceedings on :
 Recovery completed on after months
 Bonds returned and accounts closed on :

CLERK **ASST./DY. MANAGER** **BRANCH MANAGER**