

FORMAT

- 1. Nature of the Document : SIMPLE MORTGAGE
  
- 2. ( i ) Date of Execution : ... ..
- ( ii ) Place of execution : .....
  
- 3. Name of the Mortgagor :.....
  
- Age: .....years
  
- Father/Husband Name: .....
  
  
- Address: .....
- .....
- .....
- .....

Note: (if there are more than one Mortgagors the particulars in column may be repeated)

- ( i )Name of the agent(If any) .....
  
- Age .....years
  
- Father/Husband Name: .....
  
- Address: .....
- .....
- .....
  
- Details of Power of Attorney: .....
- .....
- .....

- 4. Name of the Mortgagee: .....
  
- Age: .....years
  
- Father/Husband Name: .....

Address: .....

Note :(If there are more than one Mortgagees, the details in column 4 may be repeated).

5. Previous Registration: Document No Year Office
6. Source of title to the property: .....

7. Details of Mortgage if any entered: .....

8. ( i )Mortgage Amount Rs..... (Rupees.....only)
(ii) Details & Mode of Payment .....
(iii) Interest ..... PM/PA
(iv) Period of repayment .....Years/Months/ On demand

9. Conditions of Mortgage :
1. The Mortgagor declares:

- ( i ) that he/she/they is/are the only owners of the property mortgaged and is in absolute possession, occupation and enjoyment of the Schedule mentioned property and none else have got right, title, power and interest in the property hereby mortgaged.
(ii) that he is in need of funds and has therefore approached the Mortgagee and the Mortgagee has agreed to lend the same on the surety of the Schedule mentioned property.
(iii) that he undertakes to repay the loan amount together with interest thereon at the rate and within the period abovementioned.
(iv) that on default in the oversaid repayment of the loan amount, interest thereon the Mortgagee shall be free to enforce against the Schedule mentioned property, without intervention of the Court, under Section 69 of the Transfer of Property Act after giving notice to sell the Mortgaged property.
(iv) that the amount mentioned above have been fully paid by the Mortgagee and the Mortgagor acknowledges the receipt of the amount mentioned in Column 8( i ).

(v) that he hereby mortgages by way of Simple Mortgage with the mortgagee, the Schedule mentioned property together with all rights, title and interest of the Mortgagor in and upon the said property and part thereof to have and to hold the property unto the Mortgagee.

10. Any other Terms and Conditions:

11. Schedule of property mortgaged:

Revenue District .....

Sub-Registrar Office ..... Village..... Local Body concerned.....

Ward No.....

GRS No/O.S.No/ R.Survey No./T.S.No.....  
(whichever is applicable)

Survey Block No./ Survey Ward No. ....

Total Extent ..... Hec./Sq.M.

Extent of Land Mortgaged:..... Hec/Sq.M.

Street Name:..... Door No:.....Flat No.....

Boundaries

East by: .....

West by: .....

North by: .....

South by: .....

Linear Measurements:

East to West on the Northern side: .....m

East to West on the Southern side: .....m

North to South on the Eastern side: .....m

North to South on the Western side: .....m

12. Market Value of the property: Rs.....

Signed this day of .....in the month of .....200  
before the witnesses:

Signature of the Mortgagor

Witnesses:

1.

2.

Drafted By: