

Letter of confirmation

From:

Date: 16-08-2022

M/s. SDNMKJ Realty Private Limited
5-2-223, Gokul Distillery Road,
Secunderabad – 500 003.

&

M/s. JMKGEC Realtors Private Limited
5-2-223, Gokul Distillery Road,
Secunderabad – 500 003.

To,

M/s. Ojas Innovative Technologies Pvt. Ltd.
Block, 9th Floor, MJR Magnifique,
Nanakramguda X-Roads, Raidurga,
Hyderabad – 500 008. Hyderabad.

Subject: Confirmation of car parkings allotted to you.

Reference: Lease deed dated ____ for about 50,542 sft of office space situated at Plot No. 31 part and 32 in Sy.No.115/22, 115/24, 115/25 at Financial District, Nanakramguda, Serilingampally, R.R. District, Telangana

Sir/Madam,

At the time of purchase of premises in the year 2016, Karvy group was the sole tenant of B wing of Ramky Selenium. Parking allotted to B wing were used by them for all the floors. Some of the parking slots are used for other purposes like store rooms, UPS room, etc.

As per our sale deed 68 parkings have been allotted to us with respect to the leased floors. The parkings are clearly demarcated in the sale deed.

Karvy group sold part of its business to KFin Technologies Limited and some other floors were vacated by them. KFin Technologies Limited was earlier occupant of the leased premises. In the long run KFin is likely to vacate additional floors and retain 2 or 3 floors. KFin's lease for all the floors expires in May 2023.

KFin, Ramky group which is a developer and incharge of maintenance of the building and we have agreed to reallocate the parking over a period of time to ensure that owners of each floor and their tenants occupy the parking slots allotted to them as per the sale deed. If required parking slots may be exchanged between owners of different floors.

In the meantime, by mutual agreement with all concerned 68 car parking have been allotted to you as per details given in Annexure A for your exclusive use. Over a period of time these will be reallocated as given above. However, 68 car parkings will be reserved for your use at all times.

Please sign a copy of this letter as your acceptance of the above and that you shall not rise any objections on this count hereafter.

Thank You.

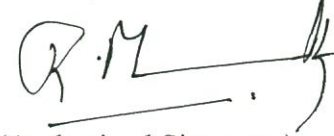
Yours sincerely,

For M/s. SDNMKJ Realty Private Limited
& M/s. JMKGEC Realtors Private Limited.


(Authorized Signatory)   

Accepted and confirmed by:

M/s. Ojas Innovative Technologies Pvt. Ltd.


(Authorized Signatory)



Sub: Car Parking slots 4th & 5th floors of Tower B, Ramky Selenium.

Sl. No	Upper Basement Parking Slot Nos (35 No)	Lower Basement Parking Slot Nos (33 Nos)
1	B1 - 15	B2 - 18
2	B1 - 16	B2 - 19
3	B1 - 17	B2 - 20
4	B1 - 18	B2 - 21
5	B1 - 19	B2 - 22
6	B1 - 20	B2 - 23
7	B1 - 21	B2 - 24
8	B1 - 22	B2 - 25
9	B1 - 23	B2 - 26
10	B1 - 24	B2 - 27
11	B1 - 25	B2 - 28
12	B1 - 26	B2 - 29
13	B1 - 27	B2 - 30
14	B1 - 28	B2 - 31
15	B1 - 29	B2 - 32
16	B1 - 30	B2 - 33
17	B1 - 31	B2 - 34
18	B1 - 32	B2 - 35
19	B1 - 33	B2 - 36
20	B1 - 34	B2 - 37
21	B1 - 35	B2 - 38
22	B1 - 36	B2 - 39
23	B1 - 37	B2 - 40
24	B1 - 38	B2 - 41
25	B1 - 39	B2 - 42
26	B1 - 40	B2 - 43



27	B1 - 69	B2 - 44
28	B1 - 70	B2 - 79
29	B1 - 71	B2 - 80
30	B1 - 72	B2 - 81
31	B1 - 73	B2 - 82
32	B1 - 74	B2 - 83
33	B1 - 75	B2 - 84
34	B1 - 76	33
35	B1 - 113	
	35	

