

CRESCENTIA LABS PRIVATE LIMITED

CIN: U24100TG2007PTC055759

VERIFICATION CERTIFICATE

Under Rule 3(4) of the Companies (Registration of Charges) Rules, 2014

TO WHOMSOEVER IT MAY CONCERN

I, Soham Satish Modi, Director (DIN: 00522546) of Crescentia Labs Private Limited ("the Company") having CIN: U24100TG2007PTC055759, a Company duly incorporated under the Companies Act, 1956, with its registered office located at Plot no.15-B, MN Park Phase-I, Survey No 230 to 243 Turkapally, Shamirpet, Medchal Malkajgiri, Hyderabad, Telangana, India, 500078 do hereby declare and verify as under :

1. The Company has availed a term loan of Rs. 30.00 Crore from Tata Capital Limited (TCL) for the purpose of completion of Project GV-1;
2. For availing the term loan from TCL, the first and exclusive charge already held by Axis Trustee Services Limited (Debenture Trustee) was amended from first ranking to second ranking charge on 09.02.2024 and first ranking charge was created in favour of TCL on 09.02.2024;
3. Pursuant to Inter Se Agreement dated 09.02.2024 executed between M/s Rx Propellant Private Limited and TCL, it has been agreed between the parties that post receipt of Occupancy Certificate ("OC") of GV-1 Property, Pari-Passu charge on the securities to be extended to M/s Rx Propellant Private Limited;
4. The security cover of the Charge is as follows:
 - **First ranking charge on GV-1 Land and all buildings and constructions constituting Project GV-1 situated at Plot No. 15-B, located in Sy. No. 230 to 243, Turkapally, Shamirpet mandal, Medchal-Malkajgiri, Hyderabad -500078, Telangana in favour of Tata Capital Limited;**
 - **Second ranking charge on GV-1 Land and all buildings and constructions constituting Project GV-1 situated at Plot No. 15-B, located in Sy. No. 230 to 243, Turkapally, Shamirpet mandal, Medchal-Malkajgiri, Hyderabad -500078, Telangana in favour of Axis Trustee Services Limited for the benefit of Rx Propellant Private Limited; and**
 - **After receipt of Occupancy Certificate of GV-1 Property, pari passu charge on GV-1 Land and all buildings and constructions constituting Project GV-1 situated at Plot No. 15-B, located in Sy. No. 230 to 243, Turkapally, Shamirpet mandal, Medchal-Malkajgiri, Hyderabad -500078, Telangana in favour of Axis Trustee Services Limited and Tata Capital Limited.**

The above things are true and correct to the best of my knowledge and belief.

For Crescentia Labs Private Limited

Soham Satish Modi
Director
DIN: 00522546
Date: 19/03/2024
Place: Hyderabad

