

**ANNEXURE - F**

**(Details of the Deeds of Simple Mortgage referred to in Recital X and Clause 46 of the Agreement for Sale)**

1. By Unilateral Deed of Simple Mortgage dated 25th March 2022 executed between Modern India Limited (Mortgagor-1) / K. Raheja Corp Private Limited (Mortgagor-2) and K. Raheja Corp Private Limited (Borrower) and Housing Development Finance Corporation Limited (Mortgagee) and registered with the Office of Sub-Registrar of Assurances at Mumbai under Serial No. BBE-5/4032 of 2022, the Borrower have created a first and exclusive mortgage and charge inter alia on the Mortgaged Properties as described in the Second Schedule therein in favour of the Mortgagee, for securing the repayment of the Facility availed by the Borrower from the Mortgagee; &
  
2. By Unilateral Deed of Simple Mortgage dated 25th March 2022 executed between Modern India Limited (Mortgagor-1) / K. Raheja Corp Private Limited (Mortgagor-2) and Modern India Limited (Borrower) and Housing Development Finance Corporation Limited (Mortgagee) and registered with the Office of Sub-Registrar of Assurances at Mumbai under Serial No. BBE-5/4033 of 2022, the Borrower have created a first and exclusive mortgage and charge inter alia on the Mortgaged Properties as described in the Second Schedule therein in favour of the Mortgagee, for securing the repayment of the Facility availed by the Borrower from the Mortgagee.

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