



Annexure A

Date: 17.09.2018

To,
The Managing Director,
National Securities Depository Limited.
Trade World, 4th floor,
Kamala Mills Compound,
Senapati Bapat Marg,
Lower Parel,
Mumbai - 400 013

Dear Sir,

We intend to issue securities under existing ISIN as per details given below. We hereby declare that there is no modification in terms or structure of the issue viz. change in terms of payment, change in interest pay-out frequency etc. and are pari passu with the bonds / debentures under the following ISIN wherein the new securities being issued.


Details of current issue:

ISIN	INE777I07064
Date of Allotment (in DD-MM-YYYY)	12.09.2018
Date of Maturity (in DD-MM-YYYY)	27.02.2025
Allotment Quantity	750
Issue Price (in Rs.)	Rs. 1,00,000
Face Value (in Rs.)	Rs. 1,00,000
Issue Size (in Rs. Crs.)	Rs.7.5 Cr.
Certificate Nos./Distinctive Nos. (From - To)	38251-39000

Issuance history under the aforesaid ISIN (including current issue):

Sr. No.	Date of Allotment	Allotment Quantity	Cumulative Quantity	Issue Price (in Rs.)	Issue Size (in Rs. Crs.)	Cumulative Issue Size (in Rs. Crs.)
1.	27.03.2018	9900	9900	1,00,000	99 Crs.	99 Crs.
2.	23.04.2018	100	10000	1,00,000	1 Cr.	100 Crs.
3.	02.07.2018	20000	30000	1,00,000	200 Cr.	300 Crs.
4.	13.07.2018	2000	32000	1,00,000	20 Cr.	320 Crs.
5.	16.07.2018	750	32750	1,00,000	7.5 Cr.	327.5 Crs.
6.	30.07.2018	1500	34250	1,00,000	15 Cr.	342.5 Crs.
7.	16.08.2018	4000	38250	1,00,000	40Cr.	382.5 Crs.
8.	12.09.2018	750	39000	1,00,000	7.5 Cr.	390 Crs.

For KANAKIA SPACES REALTY PRIVATE LIMITED


Name: Himanshu Kanakia
Designation: Director

KANAKIA SPACES
REALTY PVT LTD

(Earlier Known as Centaur Mercantile Pvt Ltd)



CORPORATE ACTION INFORMATION FORM

(For Debt instruments - Allotment)

Ref. No. : _____

Date : September 17, 2018

To,
Vice President
National Securities Depository Limited
Trade World, A Wing
Kamala Mills Compound, Lower Parel
Mumbai – 400013.

We wish to execute corporate action to **credit** the following securities to the accounts in NSDL.
The details of the securities allotted are given below:

ISIN	INE777I07064
Security Description	14% Senior Secured Unlisted Redeemable Non-Convertible Debentures
Allotment Date	12.09.2018
Face Value per security	Rs. 1,00,000
Distinctive Numbers	38251-39000
Whether this issue is placed through Electronic Book Provider (EBP) Mechanism*	No
If through EBP, name of Electronic Book Provider name of the clearing corporation.	Not Applicable

Allotment Details	No. of records	No. of Securities (Quantity)
Electronic Form – NSDL	1	750
Electronic Form – CDSL	–	–
Physical Form	–	–
Total Allotted	1	750


Handwritten signature

Page 1 of 2
KANAKIA SPACES
REALTY PVT LTD

(Earlier Known as Centaur Mercantile Pvt Ltd)



I, Mr. Himanshu B. Kanakia, Director of Kanakia Spaces Realty Private Limited declare that the issuer has obtained all the necessary approvals for the aforesaid issue of securities and is in compliance with all the applicable rules and regulations. The allotment is in terms of Board Resolution dated 12.09.2018 (*copy enclosed / ~~copy already submitted~~ to NSDL on vide letter dated 12.09.2018.*)


Signature

Notes:

1. Enclose a copy of the Board Resolution for allotment of the above securities.
2. Ensure that the above details reach NSDL atleast two days before execution of corporate action.
3. The form should be signed by the Company Secretary or Compliance Officer or Managing Director.
4. After submitting the Corporate Action Information Form and payment of fees to NSDL, you may advise your R & T Agent / Registry Division to execute the corporate action.

Page 2 of 2

KANAKIA SPACES
REALTY PVT LTD

(Earlier Known as Centaur Mercantile Pvt Ltd)



September 17, 2018

To

Link Intime India Private Limited

C-13, Pannalal Silk Mills Compound,

L.B.S. Marg, Bhandup (W)

Mumbai 400 078

Kind Attn: Mr. Ganesh Jadhav

**Sub: Beneficiary Account details for 14% Senior Secured Unlisted Redeemable
Non-Convertible Debentures**

Please find below mentioned the list of allottees for the above mentioned subject;

Sr. No.	ISIN	Beneficiary Name	Qty	DP ID	Client ID
1.	INE777I07064	Piramal Capital & Housing Finance Limited	750	IN302269	13880752

Kindly carry out appropriate procedures for crediting the aforesaid accounts.

Your sincerely,

For **Kanakia Spaces Realty Private Limited.**


Himanshu B. Kanakia

Director

KANAKIA SPACES
REALTY PVT LTD

(Earlier Known as Centaur Mercantile Pvt Ltd)



SUMMARY TERM SHEET

Issuer	Kanakia Spaces Realty Private Limited
Issue Size	Rs. 600 Crore
Objects of the Issue	1. Towards takeover of existing facilities in relation to which Existing Encumbrance 2 has been created by the company 2. Towards payment for acquisition of development rights with respect to the Powai Project
Instrument	Unrated Unlisted Secured Redeemable Non Convertible Debenture(s)
Nature and status of Bonds	Secured
Issuance Mode	Demat
Convertibility	No
Trading Mode	No
Credit Rating	Not Applicable
Face Value	Rs. 1,00,000 (Rs. One Lakh Only)
Premium/ Discount on Issue	NIL
Issue Price	Rs. 1,00,000 (Rs. One Lakh Only)
Premium/ Discount on redemption	NIL
Maturity	17 (Seventeen) unequal quarterly installments commencing from the 36th (Thirty Sixth) month after 28 th February 2018
Redemption/ Maturity Date	27 th February 2025
Lock-in-Period	Not applicable
Minimum Application	1,00,000/-
Put Option	No
Call Option	No
Call Option Price	N.A.
Call Notification Time	N.A.
Coupon Rate	14.00%
Step Up/ Step Down Coupon Rate	N.A.
Coupon Payment Frequency	Monthly

KANAKIA SPACES
REALTY PVT LTD

(Earlier Known as Centaur Mercantile Pvt Ltd)



Coupon / Interest Payment Date	Last Working Day each Month
Coupon Type	Simple
Coupon Reset Process (including rates, spread, effective date, interest rate cap and floor etc)	N.A.
Default Interest Rate	Additional interest rate of 10.00% p.a.
Day Count Basis	Actual days divided by 365
Interest on Application Money	Yes
Listing	Not Applicable
Trustees	IDBI Trusteeship Services Limited
Depository	NSDL
Registrars	Link Intime India Private Limited
Settlement	N.A.
Business Day Convention	As per RBI Business Day Convention
Record Date	Last day each month
Payment Mode	Electronic
Eligible Investors	Not applicable
Non-Eligible classes of Investors	Not applicable
Transaction Documents	Debenture Trust Deed
Conditions precedent to subscription of Bonds	N.A.
Conditions subsequent to subscription of Bonds	N.A.
Cross Default	Yes
Role and Responsibilities of Trustees	Full services as a Debenture Trustee
Governing Law and Jurisdiction	India
Additional Covenants	Not applicable
Applicable RBI Guidelines	Not applicable

KANAKIA SPACES REALTY PVT LTD

(Earlier Known as Centaur Mercantile Pvt Ltd)



Prohibition on Purchase/ Funding of Bonds	Not applicable
Issue Opening Date	11 th September, 2018
Issue Closing Date	12 th September, 2018
Pay In Dates	12 th September, 2018
Deemed Date of Allotment	12 th September, 2018

Handwritten signature/initials

KANAKIA SPACES
REALTY PVT LTD

(Earlier Known as Centaur Mercantile Pvt Ltd)

MINISTRY OF CORPORATE AFFAIRS

RECEIPT

G.A.R.7

SRN : H10831089

Service Request Date : 12/09/2018

Payment made into : HDFC Bank

Received From :

Name : rashmi rakesh singhal
Address : flat no 10,plot no 75,Joy Apartment,JB Nagar
Andheri East
Mumbai, Maharashtra
India - 400069

Entity on whose behalf money is paid

CIN: U45201MH2004PTC146948
Name : KANAKIA SPACES REALTY PRIVATE LIMITED
Address : 215-ATRIUM, 10TH FLOOR, OPP. DIVINE SCHOOL,
JB NAGAR, ANDHERI KURLA ROAD, ANDHERI-EA ST
MUMBAI, Maharashtra
India - 400059

Full Particulars of Remittance

Service Type: eFiling

Service Description	Type of Fee	Amount(Rs.)
Fee For Form PAS-3	Normal	600.00
Total		600.00


Mode of Payment: Internet Banking - HDFC Bank

Received Payment Rupees: Six Hundred Only

Note –The Registrar may examine this eForm any time after the same is processed by the system under Straight Through Process (STP). In case any defects or incompleteness in any respect is noticed by the Registrar , then this eForm shall be treated and labeled as defective and the eForm shall have to be filed afresh with the fee and additional fee, as applicable. (Please refer Rule 10 of the Companies (Registration offices offices and Fees) Rules, 2014)

CERTIFIED TRUE COPY

KANAKIA SPACES REALTY PRIVATE LIMITED


Director / Authorised Signatory

FORM NO. PAS-3

[Pursuant to section 39(4) and 42 (9) of the Companies Act, 2013 and rule 12 and 14 Companies (Prospectus and Allotment of Securities) Rules, 2014]



Return of Allotment

Form language ☒ English ☐ Hindi

Refer the instruction kit for filing the form.

1.(a) *Corporate Identity Number (CIN) of company

U45201MH2004PTC146948

Pre-fill

(b) Global Location Number (GLN) of Company

2.(a) Name of the company

KANAKIA SPACES REALTY PRIVATE LIMITED

(b) Address of the Registered office of the company

215-ATRIUM, 10TH FLOOR, OPP. DIVINE SCHOOL,
JB NAGAR, ANDHERI KURLA ROAD, ANDHERI-EAST
MUMBAI
Maharashtra
400059
India

(c) *Email Id of the company

investor@kanakia.com

3. Securities allotted payable in cash

*Number of allotments

1

1 (i)* Date of allotment

12/09/2018

(DD/MM/YYYY)

(ii)(a) Date of passing shareholders' resolution

26/02/2018

(DD/MM/YYYY)

(b) SRN of Form No. MGT-14

G79228151

Particulars	<input type="checkbox"/> Preference shares	<input type="checkbox"/> Equity shares without Differential rights	<input type="checkbox"/> Equity Shares with differential rights	<input checked="" type="checkbox"/> Debentures
Brief particulars of terms and conditions				Secured redeemable non convertible
Number of securities allotted				750
Nominal amount per security (in Rs.)				100000.00
Total nominal amount (in Rs.)				75,000,000
Amount paid per security on application (excluding premium) (in Rs.)				100000.00
Total amount paid on application (excluding premium) (in Rs.)				75,000,000
Amount due and payable on per security on allotment(excluding premium) (in Rs.)				0.00
Total amount paid on allotment (excluding premium) (in Rs.)				0.00
Premium amount per security due and payable (if any) (in Rs.)				0.00
Total premium amount due and payable (if any) (in Rs.)				0.00
Premium amount paid per security (if any)				0.00
Total premium amount paid (if any) (in Rs.)				0.00
Amount of discount per security (if any) (in Rs.)				0.00
Total discount amount (if any) (in Rs.)				0.00
Amount to be paid on calls per security (if any) (excluding premium) (in Rs.)				0.00
Total amount to be paid on calls (if any) (excluding premium) (in Rs.)				0.00

CERTIFIED TRUE COPY

KANAKIA SPACES REALTY PRIVATE LIMITED

H B K
Director / Authorised Signatory

4. Securities allotted for consideration other than cash

* Number of allotments

(i)* Date of allotment

(ii)(a) Date of passing shareholders' resolution

(b) SRN of Form No. MGT-14

(DD/MM/YYYY)

(DD/MM/YYYY)

Particulars	<input type="checkbox"/> Preference shares	<input type="checkbox"/> Equity shares without Differential rights	<input type="checkbox"/> Equity Shares with differential rights	<input type="checkbox"/> Debentures
Number of securities allotted				
Nominal amount per security (in Rs.)				
Total nominal amount (in Rs.)				
Amount to be treated as paid up on each security (in Rs.)				
Premium amount per security (if any) (in Rs.)				
Total premium amount (if any) (in Rs.)				
Amount of discount per security (if any) (in Rs.)				
Total discount amount (if any) (in Rs.)				

(iv)* Details of consideration

Consideration for which such securities have been allotted	Description of the consideration	Value (amount in Rs.)
(a) Property and assets acquired		
(b) Goodwill		
(c) Services (give nature of services)		
(d) Conversion of Debentures		
(e) Conversion of Loans		
(f) Other items (to be specified)		

(v)* Whether an agreement or contract is executed in writing for allotting securities for consideration other than cash (if yes, attach a copy of such agreement or contract). ☐ Yes ☐ No

(vi) Whether valuation report of the Valuated person has been obtained.

☐ Yes ☐ No

5. Bonus shares issued

(a) Date of allotment	<input type="text"/>	(DD/MM/YYYY)
(b) Number of bonus shares	<input type="text"/>	
(c) Nominal amount per share (in Rs.)	<input type="text"/>	
(d) Amount to be treated as paid up per share (in Rs.)	<input type="text"/>	
(e) * Date of passing shareholders' resolution	<input type="text"/>	(DD/MM/YYYY)
(f) * SRN of Form No MGT-14	<input type="text"/>	

6. In respect of private placement

(a) Category to whom allotment is made:

- ☐ Existing shareholders
☐ Employee
☐ Directors
☐ Qualified Institutional Buyers
☒ Others

(b) Declaration that in respect of preferential allotment or private placement the company has:

- ☒ allotted securities to less than two hundred persons in aggregate in a financial year excluding exempted categories;
☒ not allotted securities with an application size of less than twenty thousand per person;
☒ offered such securities through private placement offer letter and no prospectus or any other public advertisement has been issued for the same;
☒ completed allotment in respect of earlier private placement offers;
☒ received money payable on subscription of such securities through cheque or demand draft or other banking channels but not in cash;
☒ made such offers only to the persons whose names were recorded by the company prior to such invitation and such persons have received such offer by name;
☒ Maintained a complete record of such offers and acceptances in Form No. PAS-5.

7.* Capital structure of the company after taking into consideration the above allotment(s) of shares:

Particulars	Authorized capital of the company	Issued capital of the company	Subscribed capital	Paid up capital
Number of equity shares	748,200	700,000	700,000	700,000
Nominal amount per equity share	100	100	100	100
Total amount of equity shares	74,820,000.00	70,000,000.00	70,000,000.00	70,000,000.00
Number of preference shares	100,050,000	100,050,000	100,050,000	100,050,000
Nominal value per preference share	10	10	10	10
Total amount of preference shares	1,000,500,000.00	1,000,500,000.00	1,000,500,000.00	1,000,500,000.00
Unclassified shares				
Total amount of unclassified shares (in Rs.)				
Total	1,075,320,000.00	1,070,500,000.00	1,070,500,000.00	1,070,500,000.00

8.* Debt Structure of the company after taking into consideration the above allotment(s) of debentures/ other security:

Particulars	Total number of securities	Nominal value per unit of security	Total amount
Debentures	7,497,722	100	749,772,200
Secured loans			19,100,000,000
Others, specify	51,070	100000	5,800,000,000

9.* Whether complete list of allottees has been enclosed as an attachment.

☒ Yes ☐ No

In case No, then submit the details of all the allottees in a CD separately.

Attachments

List of attachments

1.* List of allottees. Attach separate list for each allotment (refer instruction kit for format). If not attached, then it shall be submitted separately in a CD.

Attach

LIST OPF ALLOTEES.pdf
BR_ALLOTMENT 12 09 2018.pdf
PAS-5.pdf
Annexure A.pdf

2.* Copy of Board or shareholders' resolution.

Attach

6. Complete record of private placement offers and acceptances in Form PAS-5.

Attach

Remove attachment

7. Optional attachment(s), if any.

Attach

Declaration

I am authorized by the Board of Directors of the Company vide resolution no * dated * to sign this form and declare that all the requirements of Companies Act, 2013 and the rules made thereunder in respect of the subject matter of this form and matters incidental thereto have been complied with. Whatever is stated in this form and in the attachments thereto is true, correct and complete and no information material to the subject matter of this form has been suppressed or concealed and is as per the original records maintained by the promoters subscribing to the Memorandum of Association and Articles of Association.

It is further declared and verified that:

1. All the required attachments have been completely, correctly and legibly attached to this form.
2. The list of allottees is correct and complete as per records of the company.
3. Where the securities are issued other than cash, the contract as well as list of allottees and any other contract of sale, or a contract for services or other consideration in respect of which that allotment is made is attached herewith. If not, then an attachment has been attached by the company mentioning all the particulars of the contract in writing.

* To be digitally signed by

* Designation

HIMANSHU
U
BABUBHA
KANAKIA
13.09.18 10:00:00

* Director identification number of the director; OR
DIN or PAN of the manager or CEO or CFO; or
Membership number of the Company Secretary

Certificate by practicing professional

I declare that I have been duly engaged for the purpose of certification of this form. It is hereby certified that I have gone through the provisions of the Companies Act, 2013 and rules thereunder for the subject matter of this form and matters incidental thereto and I have verified the above particulars (including attachment(s)) from the original/certified records maintained by the Company/applicant which is subject matter of this form and found them to be true, correct and complete and no information material to this form has been suppressed. I further certify that:

- i. The said records have been properly prepared, signed by the required officers of the Company and maintained as per the relevant provisions of the Companies Act, 2013 and were found to be in order;
- ii. All the required attachments have been completely and legibly attached to this form.

* To be digitally signed by

Dharmesh
Maheshch
and
Zaveri

- * ☐ Chartered accountant (in whole-time practice) or ☐ Cost accountant (in whole-time practice) or
☒ Company secretary (in whole-time practice)

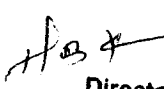
* Whether associate or fellow ☐ Associate ☒ Fellow

* Membership number

* Certificate of practice number

Note: Attention is drawn to provisions of Section 448 of the Companies Act, 2013 which provide for punishment for false statement and certification.

This eForm has been taken on file maintained by the registrar of companies through electronic mode and on the basis of statement of correctness given by the filing company.

CERTIFIED TRUE COPY
KANAKIA SPACES REALTY PRIVATE LIMITED

Director / Authorised Signatory



EXTRACTS OF THE MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS (THE "BOARD") OF KANAKIA SPACES REALTY PRIVATE LIMITED (THE "COMPANY") HELD ON 12TH SEPTEMBER, 2018 AT ITS REGISTERED OFFICE AT 215-ATRIUM, 10TH FLOOR, OPPOSITE DIVINE SCHOOL, JB NAGAR, ANDHERI KURLA ROAD, ANDHERI-EAST, MUMBAI, MAHARASHTRA- 400 059

The Chairman has informed the Board that, pursuant to the Board resolution passed at the Meeting of the Board of Directors of the Company on 31st August, 2018, the Company has requested Piramal Capital & Housing Finance Limited to subscribe for 750 (Seven Hundred and Fifty) unlisted, secured, redeemable, non-convertible debentures, bearing a face value of Rs. 1,00,000/- (Rupees One Lakh Only) each, aggregating to Rs. 7,50,00,000/- (Rupees Seven Crores Fifty Lakhs only) being issued by the Company ("**Eighth Tranche – Series I Debentures**"). The investor, Piramal Capital & Housing Finance Limited, has submitted an application form for subscribing to the **Eighth Tranche – Series I Debentures** and the Company is now desirous of allotting the said debentures to Piramal Capital & Housing Finance Limited.

After the detailed discussion the following resolution were passed in this regard:

"RESOLVED THAT 750 (Seven Hundred and Fifty) unlisted, secured, redeemable, non-convertible debentures, bearing a face value of Rs. 1,00,000/- (Rupees One Lakh Only) each, aggregating to Rs. 7,50,00,000/- (Rupees Seven Crores Fifty Lakhs only) be allotted to "**Piramal Capital & Housing Finance Limited**."

RESOLVED FURTHER THAT the Company be and is hereby authorised to insert the names of the aforementioned allottee in the Register of Debenture Holders of the Company to be maintained by the Company, as the holder of the Debentures and Mr. Rasesh Kanakia or Mr. Himanshu Kanakia, Directors of the Company, be and are hereby severally authorized to enter the name of the said holder in the Register of Debenture Holders of the Company.

RESOLVED FURTHER THAT Mr. Rasesh Kanakia or Mr. Himanshu Kanakia, being Directors of the Company, be and are hereby jointly or severally authorized to do all other acts, deeds and things in connection with the issuance and allotment of the **Eighth Tranche – Series I Debentures** including without limitation the issue and delivery of letters of allotment, issuing debenture certificate(s), paying stamp duty on the debenture certificate(s), filing return of allotment with the Registrar of Companies and liaising with the National Securities Depository Limited and / or the Central Depository Services (India) Limited and to do all other acts, deeds and things which may be necessary or expedient to implement any or all of the resolutions.

RESOLVED FURTHER THAT the draft letter of allotment placed before the Meeting and initialed by the Chairman for identification be and is hereby approved and Mr. Rasesh Kanakia or Mr. Himanshu Kanakia, being Directors of the Company, be and are hereby jointly or severally authorised to issue the letter of allotment.

RESOLVED FURTHER THAT the Debentures be credited to the demat account of the allottee through corporate action with the National Securities Depository Limited or the Central Depository Services (India) Limited.

KANAKIA SPACES
REALTY PVT LTD

(Earlier Known as Centaur Mercantile Pvt Ltd)



RESOLVED FURTHER THAT Mr. Rasesh Kanakia or Mr. Himanshu Kanakia, being Directors of the Company, be and are hereby jointly or severally authorized to affix the common seal of the Company (and sign as witness thereto) on any of the documents to be executed by the Company in relation to the allotment, including the debenture certificates to be issued, if required.

RESOLVED FURTHER THAT the aforesaid resolutions shall come into force with immediate effect."

**Certified True Copy
For Kanakia Spaces Realty Private Limited**


**Himanshu Kanakia
Director
DIN:00015908**

Add: Vrusti Swastik Housing Society,
Plot No. 20, JVPD Scheme,
Road No. 2, Vile Parle (W),
Mumbai – 400056

**KANAKIA SPACES
REALTY PVT LTD**

(Earlier Known as Centaur Mercantile Pvt Ltd)



TABLE A- LIST OF ALLOTTEES

Name of The Company	Kanakia Spaces Realty Private Limited
Date of Allotment	12 th September, 2018
Type of Securities Alloted	Secured, Redeemable, Non- Convertible Debentures
Nominal Amount Per Security (In Rs)	Rs. 1,00,000/-
Premium Per Security In Rs.	Nil
Total Number of Allotees	1
Brief Particulars in respect of Terms and Condition, Voting Rights Etc.	Secured, Redeemable, Non- Convertible Debentures

For Kanakia Spaces Realty Private Limited


Himanshu Kanakia
Director
DIN:00015908

Add: Vrusti Swastik Housing Society,
Plot No. 20, JVPD Scheme,
Road No. 2, Vile Parle (W),
Mumbai – 400056

KANAKIA SPACES
REALTY PVT LTD

(Earlier Known as Centaur Mercantile Pvt Ltd)



TABLE B- LIST OF ALLOTTEES

Sr. No	Name & Occupation of Allottee	Address of Allottee	Nationality of Allottee	No. of Debentures Allotted	Total amount paid (Amount in Rs.)	Total amount to be paid on calls outstanding (in Rs.)
1	Piramal Capital & Housing Finance Limited	2nd Floor, Piramal Tower, Peninsula Corporate Park Ganpatrao Kadam Marg, Lower Parel, Mumbai - 400013	Indian	750	7,50,00,000/-	NA
Total					7,50,00,000/-	

For Kanakia Spaces Realty Private Limited

Himanshu Kanakia
Director
DIN:00015908

Add: Vrusti Swastik Housing Society,
Plot No. 20, JVPD Scheme,
Road No. 2, Vile Parle (W),
Mumbai – 400056

Date: 12.09.2018

KANAKIA SPACES
REALTY PVT LTD

(Earlier Known as Centaur Mercantile Pvt Ltd)



EXTRACTS OF THE MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS (THE "BOARD") OF KANAKIA SPACES REALTY PRIVATE LIMITED (THE "COMPANY") HELD ON 27TH MARCH, 2018 AT ITS REGISTERED OFFICE AT 215-ATRIUM, 10TH FLOOR, OPPOSITE DIVINE SCHOOL, JB NAGAR, ANDHERI KURLA ROAD, ANDHERI-EAST, MUMBAI, MAHARASHTRA- 400 059

The Chairman has informed the Board that, pursuant to the Board resolution passed at the meeting of the Board of Directors of the Company on 26th February, 2018, the Company has requested Piramal Finance Limited to subscribe for 9900 (Nine Thousand and Nine Hundred) unlisted secured redeemable non-convertible debentures, bearing a face value of Rs. 1,00,000/- (Rupees One Lakh Only) each, aggregating to Rs. 99,00,00,000/- (Rupees Ninety Nine Crores only) being issued by the Company ("**First Tranche – Series I Debentures**"). The investor, Piramal Finance Limited, has submitted an application form for subscribing to the **First Tranche – Series I Debentures** and the Company is now desirous of allotting the said debentures to Piramal Finance Limited.

After the detailed discussion the following resolutions were passed in this regard:

"RESOLVED THAT 9900 (Nine Thousand and Nine Hundred) unlisted secured redeemable non-convertible debentures, bearing a face value of Rs. 1,00,000/- (Rupees One Lakh Only) each, aggregating to Rs. 99,00,00,000/- (Rupees Ninety Nine Crores only) be allotted to "**Piramal Finance Limited.**"

FURTHER RESOLVED THAT the Company be and is hereby authorised to insert the names of the aforementioned allottee in the Register of Debenture Holders of the Company to be maintained by the Company, as the holder of the Debentures and Mr. Rasesh Kanakia or Mr. Himanshu Kanakia, directors of the Company, be and are hereby severally authorized to enter the name of the said holder in the Register of Debenture Holders of the Company.

FURTHER RESOLVED THAT Mr. Rasesh Kanakia or Mr. Himanshu Kanakia, being directors of the Company, be and are hereby jointly or severally authorized to do all other acts, deeds and things in connection with the issuance and allotment of the **First Tranche – Series I Debentures** including without limitation the issue and delivery of letters of allotment, issuing debenture certificate(s), paying stamp duty on the debenture certificate(s), filing return of allotment with the Registrar of Companies and liaising with the National Securities Depository Limited and / or the Central Depository Services (India) Limited, and to do all other acts, deeds and things which may be necessary or expedient to implement any or all of the resolutions.

RESOLVED FURTHER THAT the draft letter of allotment placed before the meeting and initialed by the Chairman for identification be and is hereby approved and Mr. Rasesh Kanakia or Mr. Himanshu Kanakia, being directors of the Company, be and are hereby jointly or severally authorised to issue the letter of allotment.

KANAKIA SPACES
REALTY PVT LTD

(Earlier Known as Centaur Mercantile Pvt Ltd)



RESOLVED FURTHER THAT the Debentures be credited to the demat account of the allottee through corporate action with the National Securities Depository Limited or the Central Depository Services (India) Limited.

FURTHER RESOLVED THAT Mr. Rasesh Kanakia or Mr. Himanshu Kanakia, being directors of the Company, be and are hereby jointly or severally authorized to affix the common seal of the Company (and sign as witness thereto) on any of the documents to be executed by the Company in relation to the allotment, including the debenture certificates to be issued, if required.

FURTHER RESOLVED THAT the aforesaid resolutions shall come into force with immediate effect."

CERTIFIED TRUE COPY

For KANAKIA SPACES REALTY PRIVATE LIMITED

Rasesh Kanakia
Director
DIN:00015857

Add: Ashish Plot No. 18, JVPD Scheme,
M.S. Road No. 4, Vile Parle (W),
Mumbai – 400056

KANAKIA SPACES
REALTY PVT LTD

(Earlier Known as Centaur Mercantile Pvt Ltd)



KANAKIA SPACES REALTY PRIVATE LIMITED

TABLE A

Name Of The Company	Kanakia Spaces Realty Private Limited
Date Of Allotment	27 th March, 2018
Type Of Securities Alloted	Secured, Redeemable, Non- Convertible Debentures
Nominal Amount Per Share (In Rs)	Rs. 1,00,000/-
Premium Per Share In Rs.	Nil
Total Number Of Allotees	1
Brief Particulars in respect of Terms and Condition, Voting Rights Etc.	Secured, Redeemable, Non- Convertible Debentures

For Kanakia Spaces Realty Private Limited

Rasesh Kanakia

Director

Din:00015857

Add: Ashish Plot No. 18, JVPD Scheme,
M.S. road No. 4, Vile Parle (W),
Mumbai – 400056

KANAKIA SPACES
REALTY PVT LTD

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TABLE B- LIST OF ALLOTTEES

Sr. No	Name & Occupation of Allottee	Address of Allottee	Nationality of Allottee	No. of Debentures Allotted	Total amount paid (including premium)	Total amount to be paid on calls outstanding (in Rs.)
1	Piramal Finance	Nicholas Piramal Tower, Ganpatrao Kadam Marg, Lower Parel, Mumbai- 400013, Maharashtra.	Indian	9,900	99,00,00,000/-	NA
Total					99,00,00,000/-	

For Kanakia Spaces Realty Private Limited

Rasesh Kanakia

Director

Din:00015857

Add: Ashish Plot No. 18, JVPD Scheme,
M.S. road No. 4, Vile Parle (W),
Mumbai – 400056

Date: 27.03.2018

KANAKIA SPACES
REALTY PVT LTD

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