

To,
RENAISSANCE GLOBAL LIMITED (RGL),
PLOT NO 36 A & 37, SEEPZ, ANDHERI E,
Mumbai, Mumbai,
Maharashtra - 400096,
India.
Contact details: +91-9773536368

Date: 26/04/2021

URN NO:

Subject: Policy Number: **0000000022935036**

Dear Customer,

Welcome to SBI General. Thank you for choosing SBI General's "**Standard Fire & Special Perils Insurance**" policy. We are delighted to have you as our esteemed customer. With this, we enclose the following documents pertaining to your policy:

- Policy Schedule
- Policy clauses & wordings
- Premium Receipt
- Grievance redressal letter

We have taken care that the documents reflect details of risk and cover as proposed by you. We request you to verify and confirm that the documents are in order. Please ensure safety of these documents as they form part of our contract with you. For all your future correspondence you may have with us, kindly quote your Customer ID and Policy No.

Your Customer ID : 0000000006019640

Your Policy No. : 0000000022935036

The Postal Address of your SBI General Branch that will service you in future is:

SBI General Insurance Company Limited
PEOPLES EDUCATION SOCIETY, GROUND FLOOR,
PRIN N M KALE MARG GOKHALE ROAD,
DADAR,
Mumbai-400028.

In case of any queries or suggestions, please do not hesitate to get in touch with us. You can contact us at customer.care@sbigeneral.in or call our Customer Care Number 1800-22-1111 (MTNL/BSNL user) and 1800-102-1111 (for other users)

We look forward to a continuing and mutually beneficial relationship.

Yours sincerely,



Authorized Signatory

SBI General Insurance Company Limited
Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: 0000000022935036

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

SCHEDULE

Policy No: 0000000022935036	Servicing Branch Office : SBI General Insurance Company Limited, PEOPLES EDUCATION SOCIETY, GROUND FLOOR, PRIN N M KALE MARG GOKHALE ROAD, DADAR, Mumbai-400028.	Issue Date : 31/03/2021
------------------------------------	---	--------------------------------

Intermediary Details :

Intermediary Name	Alliance Insurance Brokers Pvt Ltd	
Intermediary Code	0004720	
Intermediary Contact Details	Mobile No: 022-67390900	Landline No: +91-22-67390900

Insured Details :

Insured	RENAISSANCE GLOBAL LIMITED (RGL)
Mailing Address	PLOT NO 36 A & 37, SEEPZ, ANDHERI E, Mumbai, Maharashtra - 400096, India. Contact Details: +91-9773536368
Period of Insurance	From: 31/03/2021 (00:00 Hrs) To: 30/03/2022 Midnight
Name and Address of the Financial Institution	As Per Annexure 'B' attached herewith
Coinsurance Details	SBIG own share 100%
Location and Cover Details	As per Annexure 'A' attached herewith
Total Sum Insured	Rs. 296,655,800.00
Type of cover	Standard Fire and Special Perils(Material Damage)-Normal

Summary Particulars of Property Insured:

Detailed listing of properties insured at each location/premise is given in Annexure 'A' attached hereto and forming part of this schedule

Excess (not applicable to policies covering dwellings):-

The following first amounts as applicable of each and every loss shall be borne by the Insured:

Compulsory Deductible:

Material Damage Claims: If the total sum insured of all policies at one location is (not applicable to Dwellings)

Up to Rs.10 Crores	5% of claim amount subject to a minimum of Rs.10,000/-
Between Rs.10 Crores and up to Rs.100 Crores	5% of claim amount subject to a minimum of Rs.25,000/-
Between Rs.100 Crores and up to Rs.1500 Crores	5% of claim amount subject to a minimum of Rs.5,00,000/-
Between Rs.1500 Crores and up to Rs.2500 Crores	5% of claim amount subject to a minimum of Rs.25,00,000/-
Above Rs.2500 Crores	5% of claim amount subject to a minimum of Rs.50,00,000/-
Applicable to Risks above 500 crores Top Location Sum Insured for : a)Power Plants(Excluding Wind/Solar/Captive Power Plant) b)Steel Plants	5% of claim amount subject to Minimum of Rs.1.25 crores

The Excess shall apply per event per insured.

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East), Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: **0000000022935036**

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

Additional Conditions: Subject to the following additional Conditions and attached Clauses / Endorsements / Warranties :

Clauses Applicable :

1. Sanction Limitation And Exclusion Clause
2. Removal of Debris Clause (up to 1% of claim amount)
3. Reinstatement Value Clause
4. Local Authority Clause
5. Architects, Surveyors and Consulting Engineers Fees Clause(upto 3% claim amount)
6. Agreed Bank Clause
7. Designation of Property Clause

Special Conditions:

1. Rent for Alternate Accommodation- Covered upto INR 32293924
2. Communicable Disease Exclusion Clause.
3. Warranted that any known or reported losses till the date of binding cover are not considered.
4. Other item should be read as:COMPUTER SOFTWARE/OFFICE EQUIPMENTS/COMPUTERS.
5. COMPUTER SOFTWARE Excluded from the scope of coverage
6. Exclusion of Loss, destruction or damage to bullion or unset precious stones, any curios or works of art for an amount exceeding Rs. 10000/-, goods held in trust or on commission, manuscripts, plans, drawings, securities, obligations or documents of any kind, stamps, coins, or paper money, cheques, books of accounts or other business books, compute systems records, explosives
7. Omission to Insure @5% of BMA SI (Excluding stocks)
8. Escalation Clause @10% of BMA SI (Excluding Stocks)

Warranties Applicable :

1. Warranted that Hand Appliances & Hydrant System installed are conforming to relevant regulations and are maintained periodically.
2. The policy would provide cover only to building & contents (e.g dwellings, office premises, etc) including fixtures and fittings; Please declare the details accordingly
3. Policy shall stand canceled ab initio in the event of non-realization of the premium.
4. Excluding properties of clients / customers/ guests/ employees.
5. Terrorism Damage Exclusion Warranty

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: 0000000022935036

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)


Premium Computation

Particulars	Amount (Rs.)
Gross Premium	183,516.43
Add Terrorism Premium	0.00
Total Premium	183,516.43
Taxes as applicable	33,032.96
Add Higher Education Cess : 0.00%/ Kerala Flood Cess @1%	0.00
Final Premium	216,549.00

Collection Details: Receipt No.:

Receipt Date: 26/04/2021

P.S. If premium paid through cheque, the policy is void abinitio in case of dishonour of cheque.

Signed at: Mumbai Date: 31/03/2021	For SBI General Insurance Company Limited
	 Authorized Signatory

Consolidated Stamp Duty of Rs.0.50 paid towards Insurance Policy Stamps vide Order No. CSD/224/2021/305/21 Dated 2021-04-26 15:46:27.0 of General Stamp Office, Mumbai

Important Note:

Please examine this Policy including its attached Schedules/ Annexure if any. In the event of any discrepancy please contact the office of the Company immediately, it being noted that this Policy shall be otherwise considered as being entirely in order. Please refer the Claims Settlement & Grievance Redressal procedure document attached herein for ready references.

Please refer the Claims Settlement & Grievance Redressal procedure document attached herein for ready reference

Annexure 'A'- Location wise Details.

Insured	RENAISSANCE GLOBAL LIMITED (RGL)		
Risk Details	Sr.No	Risk Location Address	Risk Occupancy
	1.	serve no 3022/B-2 RAMDARSHAN APT-Plot nO 2554/A-2, City serve ward no 6 s No 366, Bhavnagar, Gujarat-364002. Contact Details: +91-9773536368	Real estate activities & property ownership / Dwellings
Risk Details	Sr.No	Risk Location Address	Risk Occupancy
	2.	sub plot No 1 Plot No.F-11 & 12/1,WICEL - 6TH FLR - 6th Floor, Western industrial Co Op Estate Ltd Opp SEEPZ MIDC, Mumbai, Maharashtra-400093. Contact Details: +91-9773536368	Manufacturing / Gold thread factories / Gilding factories
Risk Details	Sr.No	Risk Location Address	Risk Occupancy
	3.	PRASAD CHAMBER N KUMAR - 1511,, OPEAR HOUSE, Mumbai, Maharashtra-400004.	Professional, scientific and technical activities / Office premises / Meeting Rooms

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai - 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: 0000000022935036

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

Risk Details	Sr.No	Risk Location Address	Risk Occupancy
	4.	BHARAT DIAMOND BKC - CC-9081 9TH FLOOR, BOURSE COMPLEX C TOWER CENTRAL WING, Mumbai, Maharashtra-400051. Contact Details: +91-9773536368	Professional, scientific and technical activities / Office premises / Meeting Rooms
Risk Details	Sr.No	Risk Location Address	Risk Occupancy
	5.	3RD FLOOR DD - BHAVNAGAR - SUMANTRA BLDG, OPP RAM MANTRA MANDIR TALAJA ROAD, Bhavnagar, Gujarat-364001. Contact Details: +91-9773536368	Administrative and support service activities / Office premises / Meeting Rooms

Sr.No	Location of Risk	Occupancy	Sum Insured (Rs.)	
1.	serve no 3022/B-2, RAMDARSHAN APT-Plot nO 2554/A-2, City serve ward no 6 s No 366, Bhavnagar, Gujarat-364002. Contact Details: +91-9773536368	Real estate activities & property ownership / Dwellings	Buildings	7,500,000.00
			Total	7,500,000.00

Add-On Covers Applicable:

Sr.No	Add-On Cover Description	Add-On Cover Sum Insured (Rs.)
1.	STFI	7,500,000.00
2.	RSMD	7,500,000.00
3.	Earthquake (Fire and Shock)	7,500,000.00

Sr.No	Location of Risk	Occupancy	Sum Insured (Rs.)	
2.	sub plot No 1, Plot No.F-11 & 12/1,WICEL - 6TH FLR - 6th Floor, Western industrial Co Op Estate Ltd Opp SEEPZ MIDC, Mumbai, Maharashtra-400093. Contact Details: +91-9773536368	Manufacturing / Gold thread factories / Gilding factories	Plant and Machinery	2,250,000.00
			Electrical Installation	2,550,000.00
			Furniture/Fixture/Fitti ng	9,121,000.00
			Other Items to be Specifically Covered	3,000,000.00
			Total	16,921,000.00

Add-On Covers Applicable:

Sr.No	Add-On Cover Description	Add-On Cover Sum Insured (Rs.)
1.	RSMD	16,921,000.00
2.	STFI	16,921,000.00
3.	Earthquake (Fire and Shock)	16,921,000.00

Sr.No	Location of Risk	Occupancy	Sum Insured (Rs.)	
3.	PRASAD CHAMBER, N KUMAR - 1511,, OPEAR HOUSE, Mumbai, Maharashtra-400004. Contact Details: +91-9773536368	Professional, scientific and technical activities / Office premises / Meeting Rooms	Buildings	32,459,550.00
			Plant and Machinery	6,381,750.00
			Other Items to be Specifically Covered	941,100.00
			Total	39,782,400.00

Add-On Covers Applicable:

Sr.No	Add-On Cover Description	Add-On Cover Sum Insured (Rs.)
1.	RSMD	39,782,400.00

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: **0000000022935036**

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

2.	STFI	39,782,400.00
3.	Earthquake (Fire and Shock)	39,782,400.00

Sr.No	Location of Risk	Occupancy	Sum Insured (Rs.)	
4.	BHARAT DIAMOND, BKC - CC-9081 9TH FLOOR, BOURSE COMPLEX C TOWER CENTRAL WING, Mumbai, Maharashtra-400051. Contact Details: +91-9773536368	Professional, scientific and technical activities / Office premises / Meeting Rooms	Buildings	200,203,850.00
			Plant and Machinery	8,037,250.00
			Electrical Installation	2,543,400.00
			Furniture/Fixture/Fitting	9,315,500.00
			Other Items to be Specifically Covered	6,531,300.00
			Total	226,631,300.00

Add-On Covers Applicable:

Sr.No	Add-On Cover Description	Add-On Cover Sum Insured (Rs.)
1.	RSMD	226,631,300.00
2.	Earthquake (Fire and Shock)	226,631,300.00
3.	STFI	226,631,300.00

Sr.No	Location of Risk	Occupancy	Sum Insured (Rs.)	
5.	3RD FLOOR, DD - BHAVNAGAR - SUMANTRA BLDG, OPP RAM MANTRA MANDIR TALAJA ROAD, Bhavnagar, Gujarat-364001. Contact Details: +91-9773536368	Administrative and support service activities / Office premises / Meeting Rooms	Plant and Machinery	3,123,550.00
			Electrical Installation	276,950.00
			Furniture/Fixture/Fitting	764,800.00
			Other Items to be Specifically Covered	1,655,800.00
			Total	5,821,100.00

Add-On Covers Applicable:

Sr.No	Add-On Cover Description	Add-On Cover Sum Insured (Rs.)
1.	RSMD	5,821,100.00
2.	Earthquake (Fire and Shock)	5,821,100.00
3.	STFI	5,821,100.00

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: **0000000022935036**

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

Annexure 'B' – Hypothecation Details

Sr.No	Name of the financial Institution	Address of the Financial Institution
1.	STATE BANK OF BIKANER AND JAIPUR	MUMBAI
2.	STATE BANK OF INDIA	MUMBAI
3.	BANK OF INDIA	MUMBAI
4.	PUNJAB NATIONAL BANK	MUMBAI
5.	CENTRAL BANK OF INDIA	MUMBAI
6.	IndusInd Bank Limited	mumbai

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: **0000000022935036**

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

IMPORTANT NOTE:

Please examine this Policy including its attached Schedules/ Annexure if any. In the event of any discrepancy please contact the office of the Company immediately, it being noted that this Policy shall be otherwise considered as being entirely in order.

Please refer the Claims Settlement & Grievance Redressal procedure document attached herein for ready reference

INTIMATING A CLAIM

For Intimating a Claim with us please contact us through the following channels:

MTNL/BSNL users : 1800-22-1111 And for Other users 1800-102-1111 E mail - customer.care@sbigeneral.in

Facsimile - 1800-102-7244/1800-22-7244(Toll Free)

CLAIM SETTLEMENT

The Company will settle the claim under this policy within 30 days from the date of receipt of necessary documents required for assessing the claim. In the event that the Company decides to reject a claim made under this policy, the Company shall do so within a period of thirty days of the Survey Report or the additional Survey Report, as the case may be, in accordance with the provisions of Protection of Policyholders' Interest Regulations 2017.

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: 0000000022935036

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

Clauses Applicable:

1. Sanction Limitation And Exclusion Clause

It is hereby declared and agreed that no insurer shall be deemed to provide cover and no insurer shall be liable to pay any claim or provide any benefit hereunder to the extent that the provision of such cover, payment of such claim or provision of such benefit would expose that insurer to any sanction, prohibition or restriction under United Nations resolutions or the trade or economic sanctions, laws or regulations of the European Union, United Kingdom or United States of America.

2. Removal of Debris Clause (up to 1% of claim amount)

"It is hereby declared and agreed that the expenses incurred upto 1% of the claim amount is included in the Sum Insured on:

- (a) Removal of debris from the premises of the Insured;
- (b) dismantling or demolishing;
- (c) shoring up or propping."

Note : (b) & (c) above should be deleted when neither Building nor Machinery are covered.

3. Reinstatement Value Clause

"It is hereby declared and agreed that in the event of the property insured under (Item Nos.....of) within the Policy being destroyed or damaged, the basis upon which the amount payable under (each of the said items of) the Policy is to be calculated shall be cost of replacing or reinstating on the same site or any other site with property of the same kind or type but not superior to or more extensive than the insured property when new as on date of the loss, subject to the following Special Provisions and subject also to the terms and conditions of the Policy except in so far as the same may be varied hereby."

Special Provisions

1. The work of replacement or reinstatement (which may be carried out upon another site and in any manner suitable to the requirements of the Insured subject to the liability of the Company not being thereby increased) must be commenced and carried out with reasonable dispatch and in any case must be completed within 12 months after the destruction or damage or within such further time as the Company may in writing allow, otherwise no payment beyond the amount which would have been payable under the Policy if this memorandum had not been incorporated therein shall be made.

2. Until expenditure has been incurred by the Insured in replacing or reinstating the property destroyed or damaged the Company shall not be liable for any payment in excess of the amount which would have been payable under the Policy if this memorandum had not been incorporated therein.

3. If at the time of replacement or reinstatement the sum representing the cost which would have been incurred in replacement or reinstatement if the whole of the property covered had been destroyed, exceeds the Sum Insured thereon or at the commencement of any destruction or damage to such property by any of the perils insured against by the Policy, then the Insured shall be considered as being his own insurer for the excess and shall bear a rateable proportion of the loss accordingly. Each item of the Policy (if more than one) to which this memorandum applies shall be separately subject to the foregoing provision.

4. This Memorandum shall be without force or effect if

- a) the Insured fails to intimate to the Company within 6 months from the date of destruction or damage or such further time as the Company may in writing allow his intention to replace or reinstate the property destroyed or damaged.
- b) the Insured is unable or unwilling to replace or reinstate the property destroyed or damaged on the same or another site.

4. Local Authority Clause

LOCAL AUTHORITIES CLAUSE

"The insurance by this Policy extends to include such additional cost of reinstatement of the destroyed or damaged property hereby insured as may be incurred solely by reason of the necessity to comply with the Building or other Regulations under or framed in pursuance of any Act of Parliament or with Bye-laws of any Municipal or Local authority provided that

1) The amount recoverable under this extension shall not include

- a) the cost incurred in complying with any of the aforesaid Regulations or Bye-laws
 - i) in respect of destruction or damage occurring prior to the granting of this extension,
 - ii) in respect of destruction or damage not insured by the Policy,
 - iii) under which notice has been served upon the Insured prior to the happening of the destruction of damage,
 - iv) in respect of undamaged property or undamaged portions of property other than foundations (unless foundations are specifically excluded from the insurance by this Policy) of that portion of the property destroyed or damaged,
- b) the additional cost that would have been required to make good the property damaged or destroyed to a condition equal to its condition when new had the necessity to comply with any of the aforesaid Regulations of Bye-laws not arisen,

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: 0000000022935036

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

c) the amount of any rate, tax, duty, development or other charge or assessment arising out of capital appreciation which may be payable in respect of the property or by the owner thereof by reason of compliance with any of the aforesaid Regulations or Bye-laws

2) The work of reinstatement must be commenced and carried out with reasonable dispatch and in any case must be completed within twelve months after the destruction or damage or within such further time as the Company may (during the said twelve months) in writing allow and may be carried out wholly or partially upon another site (if the aforesaid Regulations or Bye-laws so necessitate) subject to the liability of the Company under this extension not being thereby increased

3) If the liability of the Company under (any item of) the Policy apart from this extension shall be reduced by the application of any of the terms and conditions of the Policy then the liability of the Company under this extension (in respect of any such item) shall be reduced in like proportion

4) The total amount recoverable under any item of the Policy shall not exceed the Sum Insured thereby.

5) All the conditions of the Policy except in so far as they may be hereby expressly varied shall apply as if they had been incorporated herein."

6) No additional premium shall be charged for inclusion of this clause in this Policy.

5. Architects, Surveyors and Consulting Engineers Fees Clause(upto 3% claim amount)

"It is hereby declared and understood that the expenses incurred towards Architects, Surveyors and Consulting Engineers fees for plans, specification tenders, quantities and services in connection with the superintendence of the reinstatement for the Building, Machinery, Accessories and equipment insured under this Policy is covered upto 3% of the adjusted loss, but it is understood that this does not include any costs in connection with the preparation of the Insured's claim or estimate of loss in the event of damage by insured perils".

6. Agreed Bank Clause

AGREED BANK CLAUSE

"It is hereby declared and agreed

i. That upon any monies becoming payable under this Policy the same shall be paid by the Company to the Bank and such part of any monies so paid as may relate to the interests of other parties Insured hereunder shall be received by the Bank as Agents for such other parties.

ii. That the receipts of the Bank shall be complete discharge of the Company therefor and shall be binding on all the parties Insured hereunder.

N.B: The Bank shall mean the first named Financial Institution/ Bank named in the Policy

iii. That if and whenever any notice shall be required to be given or other communication shall be required to be made by the Company to the Insured or any of them in any manner arising under or in connection with this Policy such notice or other communication shall be deemed to have been sufficiently given or made if given or made to the Bank.

iv. That any adjustment, settlement, compromise or reference to arbitration in connection with any dispute between the Company and the Insured or any of them arising under or in connection with this Policy if made by the Bank shall be valid and binding on all parties Insured hereunder but not so as to impair rights of the Bank to recover the full amount of any claim it may have on other parties Insured hereunder.

v. That this insurance so far only as it relates to the interest of the Bank therein shall not cease to attach to any of the Insured property by reason of operation of condition 3 of the Policy except where a breach of the condition has been committed by the Bank or its duly authorised agents or servants and this insurance shall not be invalidated by any act or omission on the part of any other party Insured hereunder whereby the risk is increased or by anything being done to upon or any building hereby Insured or any building in which the goods Insured under the Policy are stored without the knowledge of the Bank provided always that the Bank shall notify the Company of any change of ownership or alterations or increase of hazards not permitted by this insurance as soon as the same shall come to its knowledge and shall on demand pay to the Company necessary additional premium from the time when such increase of risks first took place and

vi. It is further agreed that whenever the Company shall pay the Bank any sum in respect of loss or damage under this Policy and shall claim that as to the Mortgagor or owner no liability therefore existed, the Company shall become legally subrogated to all the rights of the Bank to the extent of such payments but not so as to impair the right of the Bank to recover the full amount of any claim it may have on such Mortgagor or Owner or any other party or parties Insured hereunder or from any securities or funds available

N.B: In cases where the name of any Central Government or State Government owned and / or sponsored Industrial Financing or Rehabilitation Financing Corporations and /or Unit Trust of India or General Insurance Corporation of India and/or its subsidiaries

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East), Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: **0000000022935036**

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

or LIC of India/ any Financial Institution is included in the title of the Fire Policy as mortgagees, the above Agreed Bank Clause may be incorporated in the Policy substituting the name of such institution in place of the word 'Bank' in the said clause

7. Designation of Property Clause

For the purpose of determining, where necessary, the item under which any property is insured, the Company agrees to accept the designation under which the property has been entered in the Insured's books

Warranties Applicable:

- 1. Warranted that Hand Appliances & Hydrant System installed are conforming to relevant regulations and are maintained periodically.**
Warranted that Hand Appliances & Hydrant System installed are conforming to relevant regulations and are maintained periodically.
- 2. The policy would provide cover only to building & contents (e.g dwellings, office premises, etc) including fixtures and fittings; Please declare the details accordingly**
The policy would provide cover only to building & contents (e.g dwellings, office premises, etc) including fixtures and fittings; Please declare the details accordingly
- 3. Policy shall stand canceled ab initio in the event of non-realization of the premium.**
Policy shall stand canceled ab initio in the event of non-realization of the premium.
- 4. Excluding properties of clients / customers/ guests/ employees.**
Excluding properties of clients / customers/ guests/ employees.
- 5. Terrorism Damage Exclusion Warranty**

Rent for Alternate Accommodation- Covered upto INR 32293924

Special Condition / Special Warranties / Special Exclusion:

- 1. Rent for Alternate Accommodation- Covered upto INR 32293924**

Rent for Alternate Accommodation- Covered upto INR 32293924

- 2. Communicable Disease Exclusion Clause.**

Communicable Disease Exclusion Clause.

1. Notwithstanding any provision, clause or term of this [Reinsurance Contract] to the contrary, this [Reinsurance Contract] excludes any loss, cost, damage, liability, claim, fines, penalty or expense or any other amount of whatsoever nature, whether directly or indirectly and/or in whole or in part, related to, caused by, contributed to by, resulting from, as a result of, as a consequence of, attributable to, arising out of, arising under, in connection with, or in any way involving (this includes all other terms commonly used and/or understood to reflect or describe nexus and/or connection from one thing to another whether direct or indirect):

1.1 a Communicable Disease and/or the fear or threat (whether actual or perceived) of a Communicable Disease and/or the actual or alleged transmission of a Communicable Disease regardless of any other cause or event contributing and/ or occurring concurrently or in any sequence thereto, and

1.2 a pandemic or epidemic, as declared by the World Health Organisation or any governmental authority.

2. As used herein, Communicable Disease means: any infectious, contagious or communicable substance or agent and/or any infectious, contagious or communicable disease which can be caused and/or transmitted by means of substance or agent where:

2.1 the disease includes, but is not limited an illness, sickness, condition or an interruption or disorder of body functions, systems or organs, and

2.2 the substance or agent includes, but is not limited to, a virus, bacterium, parasite, other organism or other micro-organism (whether asymptomatic or not); including any variation or mutation thereof, whether deemed living or not, and

2.3 the method of transmission, whether direct or indirect, includes but not limited to, airborne transmission, bodily fluid transmission, transmission through contact with human fluids, waste or the like, transmission from or to any surface or object, solid, liquid or gas or between organisms including between humans, animals, or from any animal to any human or from any human to any animal, and

2.4 the disease, substance or agent is such:

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East), Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: 0000000022935036

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

2.4.1 that causes or threatens damage or can cause or threaten damage to human health or human welfare, or

2.4.2 that causes or threatens damage to or can cause or threaten damage to, deterioration to, contamination of, loss of value of, loss of marketability of or loss of use or usefulness of, tangible or intangible property.

For avoidance of doubt, Communicable Disease includes but is not limited to Coronavirus Disease 2019 (Covid -19) and any variation or mutation thereof.

3. For further avoidance of doubt, any contingent or other business interruption loss, cost, damage, loss of income, loss of use, increased cost of working and/or extra expense arising out of or attributable to:

3.1 any partial or complete closure of and/or slowdown in, including but not limited to any closure by or under the advisories of public, military, government or civil authorities, or any denial of access to reinsured premises, or customer and or supplier premises (including service / utility providers), or

3.2 change in consumer behaviour, or

3.3 an absence of infected employees or employees suspected of being infected shall not be covered by this [Reinsurance Contract].

4. For still further avoidance of doubt, loss, cost, damage, liability, claim, fines, penalty or expense or any other amount excluded hereby, includes but is not limited to any cost to identify, clean-up, detoxify, disinfect, decontaminate, mitigate, remove, evacuate, repair, replace, monitor, sanitize or test: (1) for a Communicable Disease or (2) any tangible or intangible property covered by this [Reinsurance Contract] that is affected by such Communicable Disease.

5. It is clarified that (1) no other prior, concurrent or subsequent provision, clause, term or exception of this [Reinsurance Contract] (including (but not limited to) any prior, concurrent or subsequent endorsement and/or any provision, clause, term, buy back or exception that operates, or is intended to operate, to extend the coverage of, or protections provided by, this [Reinsurance Contract] by whatever name called like any coverage extension, additional coverage, global extension, exception to any exclusion); (2) any change in the law, clause or similar provision; (3) any follow the fortunes clause or similar provision; and/or (4) no change in the law or any regulation (to the extent permitted by applicable law), shall operate to provide any reinsurance, coverage or protection under this [Reinsurance Contract] that would otherwise be excluded through the exclusion set forth in this [Endorsement][Clause].

6. If the [reinsurer] alleges that by reason of this [Endorsement][Clause] any amount is not covered by this [Reinsurance Contract] the burden of proving the contrary shall rest in the [reinsured].

3. Warranted that any known or reported losses till the date of binding cover are not considered.

Warranted that any known or reported losses till the date of binding cover are not considered.

4. Other item should be read as: COMPUTER SOFTWARE/OFFICE EQUIPMENTS/COMPUTERS.

Other item should be read as: COMPUTER SOFTWARE/OFFICE EQUIPMENTS/COMPUTERS.

5. COMPUTER SOFTWARE Excluded from the scope of coverage

COMPUTER SOFTWARE Excluded from the scope of coverage

6. Exclusion of Loss, destruction or damage to bullion or unset precious stones, any curios or works of art for an amount exceeding Rs. 10000/-, goods held in trust or on commission, manuscripts, plans, drawings, securities, obligations or documents of any kind, stamps, coins, or paper money, cheques, books of accounts or other business books, compute systems records, explosives

Continued....Exclusion of Loss, destruction or damage to bullion or unset precious stones, any curios or works of art for an amount exceeding Rs. 10000/-, goods held in trust or on commission, manuscripts, plans, drawings, securities, obligations or documents of any kind, stamps, coins, or paper money, cheques, books of accounts or other business books, compute systems records, explosives

7. Omission to Insure @5% of BMA SI (Excluding stocks)

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East), Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: **0000000022935036**

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

Omission to Insure @5% of BMA SI (Excluding stocks)

8. Escalation Clause @10% of BMA SI (Excluding Stocks)

Escalation Clause @10% of BMA SI (Excluding Stocks)

COINSURANCE CLAUSE

1. It is hereby declared and agreed that insurers named hereunder severally agree and accept the following for the proportion set against its name:
 - 1.1. In event of any claim being admissible by the insurer towards the liability, to pay or make good to the insured the value of the property at the time of the happening of its loss or destruction or the amount of such damage thereto as provided for under the policy and or
 - 1.2. To indemnify the insured against liability at law or damage to any property or injuries to persons as provided for under the policy
2. Co-insurance Schedule:

Co-insurance schedule is as per policy schedule "Annexure 'C' - Coinsurance Details".
3. Conditions forming part of this clause

It is hereby agreed and understood that:

- 3.1 The Insured in exercise of his option has after having understood the implications, selected the above named lead Insurer and the named Co-insurers vide sr. Nos. of the co-Insurance schedule as in point no. 2 under the policy.
- 3.2 The duties of insured would devolve upon the authorized intermediary licensed by IRDA (referred to as authorized representative here after) where the insured appoints such authorized intermediary to transact on his behalf with the insurer/s.
- 3.3 It shall be the responsibility of the insured or his authorized representative licensed by IRDA to decide on the panel of co-insurers and their respective shares of the risk herein as set out in co-insurance share under paragraph 2 above and communicate the same to all such participating co-insurers, prior to assumption of risk.
- 3.4 The lead Insurer shall finalize the terms and conditions applicable to the risk in the form of an underwriting slip with a unique code to be handed over to the Insured/Authorized intermediary.
- 3.5 It shall be the responsibility of the insured or his authorized representative to ensure that all insurers listed in the co-insurance schedule under paragraph 2 above, are fully aware of the terms and conditions of this policy and shall secure their unqualified acceptance of such terms and conditions prior to issuance of cover and inclusion of names of insurers in this co-insurance arrangement.
- 3.6 During the currency of the policy, if there are any material changes in risk or as changes in original terms and conditions such as variation in Sum Insured, changes in premium charged, extension of policy period, etc., the same shall be communicated by the insured or his authorized representative giving sufficient advance notice of 7 days to the leader as well as all other participating co-insurers listed in the co-insurance schedule under paragraph 2 above and procure confirmation thereon. The endorsement to this effect shall be executed by the lead insurer under advice to all other participating co-insurers.
- 3.7 The liability of the insurers shall in no case exceed in respect of each item of the sum expressed in the set schedule to be insured thereon or in the all, the total sum insured hereby or sums as may be substituted thereof by endorsement.

In the event of any of the Coinsurers chosen by the Insured as per Paragraph 3.1 above and listed in coinsurance schedule, wishes to withdraw from participation in this Policy at anytime during currency, may do so after giving notice of 14 days (from date of intimation of changes in risk by Insured/ Intermediary) only in the event of following contingencies:

 1. Increase in Sum Insured beyond the agreed and accepted amount including escalation in Sum Insured, as recorded in the underwriting slip
 2. Change in Terms and conditions of Cover as agreed and accepted in the UWg Slip.

In the event of withdrawal as above by any Insurer from Coinsurance participation under the policy, the Insured shall arrange for an alternative Insurer to take care of the full share of risk vacated by the

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East), Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: 0000000022935036


STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

- existing Insurer. In the event of Insured failing to do so, the Insured shall be considered as his own Insurer for such share of risk or part there of which is not taken up by such alternative Co- Insurer.”
- 3.8 In the event of a claim under this policy, the insured shall give notice of its occurrence to the Lead Insurer with a copy to all the insurers as listed in clause 2 above.
- 3.9 Upon receipt of such notification of claim, all claim related activities including appointment of surveyors, etc shall be done by the lead insurer who shall decide the admissibility as well as quantum of the claim and the co-insurers shall abide by the same.
- 3.10 In the event of any claim being value of more than 5 crores the lead insurer can immediately demand and the following co-insurer shall pay the cash call of their proportionate share of loss.
- 3.11 In all other cases, where the Lead Insurer pays 100% of the assessed loss, the following co-insurer/s shall remit their share of the loss to the Lead Insurers within a maximum period of 21 days from the date on which the Lead Insurer makes the demand.
Lead Insurer's declaration that the Claim and the amount there of was in accordance with terms and conditions of the Policy issued shall be considered sufficient by the co-insurers for the purpose of remitting their share of the loss to the Lead Insurer.
- 3.12 The co-insurers forming part of this agreement shall be entitled to demand and obtain from the Lead Insurer/Intermediaries copies of all policies, endorsements or other claim related documents relevant to this co-insurance clause.

In witness, whereof, this policy has been signed by SBI General Insurance Company (Lead Insurer) for itself and as authorized agents for other participating insurers named herein
Subject otherwise to the terms, exceptions, conditions and limitations of this policy.

Attached to and forming part of the Schedule to the Policy No: 0000000022935036

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

GST INVOICE										
GST Invoice No:	54331644					GST Invoice Date:	26/04/2021			
GSTIN/Unique No: (SBI General)	27AAMCS8857L1ZC					SBI General State	Maharashtra			
SBI General Branch Address:	SBI General Insurance Company Limited GROUND FLOOR, PEOPLES EDUCATION SOCIETY, PRIN N M KALE MARG GOKHALE ROAD, DADAR, Mumbai, Mumbai, Maharashtra-400028, India									
Details of Policy Holder:										
Name:	RENAISSANCE GLOBAL LIMITED (RGL)									
Address:	PLOT NO 36 A & 37, SEEPZ, ANDHERI E, Seepz, Mumbai, Mumbai, Maharashtra - 400096, India.									
Policy Holder State	Maharashtra					Place of supply	Maharashtra			
						Whether invoice under Reverse Charge	No			
GSTIN/Unique No:	27AACCR2148B1ZS					Policy Number	0000000022935036			
Insurance Product Name	HSN Code	Premium (without Taxes)	KFC		CGST		SGST/ UTGST		IGST	
			Rate	Amount	Rate	Amount	Rate	Amount	Rate	Amount
Standard Fire & Special Perils	997137	183,516.43	1%	0	9%	16516.48	9%	16516.48	0%	0
Total Invoice Value (In Figures)	216,549.00					 Authorized Signatory				
Taxes Applicable	33,032.96									

Attached to and forming part of the Schedule to the Policy No: 0000000022935036

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

POLICY WORDINGS

IN CONSIDERATION OF the Insured named in the Schedule hereto having paid to **SBI General Insurance Company Limited** (hereinafter called 'the Company') the full premium mentioned in the said Schedule, THE Company agrees, (subject to the Conditions and Exclusions contained herein or endorsed or otherwise expressed hereon) that if after payment of the premium the property insured described in the said Schedule or any part of such property be destroyed or damaged by any of the perils specified hereunder during the period of insurance named in the said Schedule or of any subsequent period in respect of which the Insured shall have paid and the Company shall have accepted the premium required for the renewal of the Policy, the Company shall pay to the Insured the value of the property at the time of the happening of its destruction or the amount of such damage or at its option reinstate or replace such property or any part thereof

I Fire

Excluding destruction or damage caused to the property insured by

- (i) Its own fermentation, natural heating or spontaneous combustion.
- (ii) It's undergoing any heating or drying process.
- (iii) Burning of property insured by order of any Public Authority.

II Lightning

III Explosion/Implosion

Excluding loss, destruction of or damage

- (a) to boilers (other than domestic boilers), economizers or other vessels, machinery or apparatus (in which steam is generated) or their contents resulting from their own explosion/implosion,
- (b) caused by centrifugal forces.

IV Aircraft Damage

Loss, destruction or damage caused by Aircraft other aerial or space devices and articles dropped there from excluding those caused by pressure waves.

V Riot, Strike, Malicious Damage

Loss of or visible physical damage or destruction by external violent means directly caused to the property insured but excluding those caused by

- (a) Total or partial cessation of work or the retardation or interruption or cessation of any process or operations or omissions of any kind.
- (b) Permanent or temporary dispossession resulting from confiscation, commandeering, requisition or destruction by order of the Government or any lawfully constituted Authority.
- (c) Permanent or Temporary dispossession of any building or plant or unit or machinery resulting from the unlawful occupation by any person of such building or plant or unit or machinery or prevention of access to the same.
- (d) Burglary, housebreaking, theft, larceny, or any such attempt or any omission of any kind

of any person (whether or not such act is committed in the course of a disturbance of public peace) in any malicious act.

If the Company alleges that the loss / damage is not caused by any malicious act, the burden of proving the contrary shall be upon the insured

VI Storm, Cyclone, Typhoon, Tempest, Hurricane, Tornado, Flood and Inundation.

Loss, destruction or damage directly caused by Storm, Cyclone, Typhoon, Tempest, Hurricane, Tornado, Flood or Inundation excluding those resulting from earthquake, Volcanic eruption or other convulsions of nature. (Wherever earthquake cover is given as an "add on cover" the words "excluding those resulting from earthquake volcanic eruption or other convulsions of nature" shall stand deleted).

VII Impact Damage

Loss of or visible physical damage or destruction caused to the property insured due to impact by any Rail/Road vehicle or animal by direct contact not belonging to or owned by

- (a) the Insured or any occupier of the premises or
- (b) their employees while acting in the course of their employment.

VIII Subsidence and Landslide including Rock slide

Loss, destruction or damage directly caused by Subsidence of part of the site on which the property stands or Land slide/Rock slide excluding:

- (a) the normal cracking, settlement or bedding down of new structures
- (b) the settlement or movement of made up ground
- (c) coastal or river erosion

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East), Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: 0000000022935036

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

- (d) defective design or workmanship or use of defective materials
- (e) demolition, construction, structural alterations or repair of any property or groundwork or excavations.

IX Bursting and/or overflowing of Water Tanks, Apparatus and Pipes

X Missile testing operations

XI Leakage from Automatic Sprinkler Installations

Excluding loss, destruction or damage caused by

- (a) repairs of alterations to the buildings or premises
- (b) repairs, removal or extension of the sprinkler installation

XII Bush Fire

Excluding loss, destruction or damage caused by Forest Fire.

PROVIDED that the liability of the Company shall in no case exceed in respect of each item the sum expressed in the said Schedule to be insured thereon or in the whole the total Sum Insured hereby or such other sum or sums as may be substituted therefore by memorandum hereon or attached hereto signed by or on behalf of the Company.

(A) GENERAL EXCLUSIONS

1. This Policy does not cover (not applicable to policies covering dwellings)
 - (a) The first 5% of each and every claim subject to a minimum of Rs. 10,000 in respect of each and every loss arising out of "Act of God perils" such as Lightning, STFI, Subsidence, landslide and Rock slide covered under the Policy
 - (b) The first Rs. 10,000 for each and every loss arising out of other perils in respect of which the Insured is indemnified by this Policy.
2. The Excess shall apply per event per Insured.
 1. Loss, destruction or damage caused by war, invasion, act of foreign enemy hostilities or war like operations (whether war be declared or not), civil war, mutiny, civil commotion assuming the proportions of or amounting to the popular rising, military rising, rebellion, revolution, insurrection or military or usurped power.
3. Loss, destruction or damage directly or indirectly caused to the property insured by
 - (a) Ionising radiations or contamination by radioactivity from any nuclear fuel or from any nuclear waste from the combustion of nuclear fuel.
 - (b) The radio active toxic, explosives or other hazardous properties of any explosive nuclear assembly or nuclear component thereof
4. Loss, destruction or damage caused to the insured property by pollution or contamination excluding
 - (a) Pollution or contamination which itself results from a peril hereby insured against.
 - (b) Any peril hereby insured against which itself results from pollution or contamination
5. Loss, destruction or damage to bullion or unset precious stones, any curios or works of art for an amount exceeding Rs. 10000/-, goods held in trust or on commission, manuscripts, plans, drawings, securities, obligations or documents of any kind, stamps, coins, or paper money, cheques, books of accounts or other business books, compute systems records, explosives unless otherwise expressly stated in the Policy.
6. Loss, destruction or damage to the stocks in Cold Storage premises caused by change of temperature.
7. Loss, destruction or damage to any electrical machine, apparatus, fixture, or fitting arising from or occasioned by over-running, excessive pressure, short circuiting, arcing, self heating or leakage of electricity from whatever cause (lightning included) provided that this exclusion shall apply only to the particular electrical machine, apparatus, fixture or fitting so affected and not to other machines, apparatus, fixtures or fittings which may be destroyed or damaged by fire so set up.
8. Expenses necessarily incurred on (i) Architects, Surveyors and Consulting Engineer's Fees and (ii) Debris Removal by the Insured following a loss, destruction or damage to the property insured by an insured peril in excess of 3% and 1% of the claim amount respectively.
9. Loss of earnings, loss by delay, loss of market or other consequential or indirect loss or damage of any kind or description

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East), Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: 0000000022935036

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

whatsoever.

10. Loss or damage by spoilage resulting from the retardation or interruption or cessation of any process or operation caused by operation of any of the perils covered.

11. Loss by theft during or after the occurrence of any insured peril except as provided under Riot, Strike, Malicious and Terrorism Damage cover.

12. Any Loss or damage occasioned by or through or in consequence directly or indirectly due to earthquake, volcanic eruption or other convulsions of nature.

13. Loss or damage to property insured if removed to any building or place other than in which it is herein stated to be insured, except machinery and equipment temporarily removed for repairs, cleaning, renovation or other similar purposes for a period not exceeding 60 days.

(B) GENERAL CONDITIONS

1. THIS POLICY shall be voidable in the event of mis-representation, mis-description or non-disclosure of any material particular.

2. All insurances under this Policy shall cease on expiry of seven days from the date of fall or displacement of any building or part thereof or of the whole or any part of any range of buildings or of any structure of which such building forms part.

PROVIDED such a fall or displacement is not caused by insured peril, loss or damage which is covered by this Policy or would be covered if such building, range of buildings or structure were insured under this Policy.

Notwithstanding the above, the Company subject to an express notice being given as soon as possible but not later than seven days of any such fall or displacement may agree to continue the insurance subject to revised rates, terms and conditions as may be decided by it and confirmed in writing to this effect.

3. Under any of the following circumstances the insurance ceases to attach as regards the property effected unless the Insured, before the occurrence of any loss or damage, obtains the sanction of the Company signified by endorsement upon the Policy by or on behalf of the Company:

(a) If the trade or manufacture carried on be altered, or if the nature of the occupation of or other circumstances affecting the building insured or containing the insured property be changed in such a way as to increase the risk of loss or damage by Insured Perils.

(b) If the building insured or containing the insured property becomes unoccupied and so remains for a period of more than 30 days (to be deleted in case of dwellings)

(c) If the interest in the property passes from the Insured otherwise than by will or operation of law.

4. This insurance does not cover any loss or damage to property which, at the time of the happening of such loss or damage, is insured by or would, but for the existence of this policy, be insured by any marine policy or policies except in respect of any excess beyond the amount which would have been payable under the marine policy or policies had this insurance not been effected.

5. This insurance may be terminated at any time at the request of the Insured, in which case the Company will retain the premium at customary short period rate for the time the Policy has been in force. This insurance may also at any time be terminated at the option of the Company, on 15days' notice to that effect being given to the Insured, in which case the Company shall be liable to repay on demand a rateable proportion of the premium for the unexpired term from the date of the cancellation.

6. (i) On the happening of any loss or damage, the Insured shall forthwith give notice thereof to the Company and shall within 15 days after the loss or damage, or such further time as the Company may in writing allow in that behalf, deliver to the Company.

(a) A claim in writing for the loss or damage containing in particular an account as may be reasonably practicable of all the several articles or items or property damaged or destroyed, and of the amount of the loss or damage thereto respectively, having regard to their value at the time of the loss or damage not including profit of any kind.

(b) Particulars of all other insurance, if any

The Insured shall also at all times at his own expense produce, procure and give to the Company all such further particulars,

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: 0000000022935036

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

plans, specification books, vouchers, invoices, and duplicates or copies thereof, documents, investigation reports (internal/external), proofs and information with respect to the claim and the origin and cause of the loss and the circumstances under which the loss or damage occurred, and any matter touching the liability or the amount of the liability or the amount of the liability of the Company as may be reasonable required by or on behalf of the Company together with a declaration on oath or in other legal form of the truth of the claim and of any matters connected therewith.

No claim under this Policy shall be payable unless the terms of this condition have been complied with.

(ii) In no case whatsoever shall the Company be liable for any loss or damage after the expiry of 12 months from the happening of the loss or damage unless the claim is the subject of pending action or arbitration; it being expressly agreed and declared that if the Company shall disclaim liability for any claim hereunder and such claim shall not within 12 calendar months from the date of the disclaimer have been made the subject matter of a suit in a court of law then the claim shall for all purposes be deemed to have been abandoned and shall not thereafter be recoverable hereunder.

7. On the happening of loss or damage to any of the property insured by this Policy, the Company may

1. Enter and take and keep possession of the building or premises where the loss or damage has happened.
2. Take possession of or require to be delivered to it any property of the Insured in the building or on the premises at the time of the loss or damage.
3. Keep possession of any such property and examine, sort, arrange, remove or otherwise deal with the same.
4. Sell any such property or dispose of the same for account of whom it may concern.

The powers conferred by this condition shall be exercisable by the Company at any time until notice in writing is given by the Insured that he makes no claim under the Policy, or if any claim is made, until such claim is finally determined or withdrawn, and the Company shall not by any act done in the exercise or purported exercise of its powers hereunder, incur any liability to the Insured or diminish its rights to rely upon any of the conditions of this Policy in answer to any claim.

If the Insured or any person on his behalf shall not comply with the requirements of the Company or shall hinder or obstruct the Company, in the exercise of its powers hereunder, all benefits under this Policy shall be forfeited.

The Insured shall not in any case be entitled to abandon any property to the Company whether taken possession of by the Company or not.

8. If the claim be in any respect fraudulent, or if any false declaration be made or used in support thereof or if any fraudulent means or devices are used by the Insured or any one acting on his behalf to obtain any benefits under the Policy or if the loss or damage be occasioned by the wilful act, or with the connivance of the Insured, all benefits under this Policy shall be forfeited.

9. If the Company at its option, reinstate or replace the property damaged or destroyed, or any part thereof, instead of paying the amount of the loss or damage, or join with any other Company or Insurer(s) in so doing the Company shall not be bound to reinstate exactly or completely but only as circumstances permit and in reasonably sufficient manner, and in no case shall the Company be bound to expend more in reinstatement than it would have cost to reinstate such property as it was at the time of the occurrence of such loss or damage nor more than the Sum Insured by the Company thereon. If the Company so elects to reinstate or replace any property the Insured shall at his own expense furnish the Company with such plans, specification, measurements, quantities and such other particulars as the Company may require, and no acts done, or caused to be done, by the Company with a view to reinstatement or replacement shall be deemed an election by the company to reinstate or replace.

If in any case the Company shall be unable to reinstate or repair the property hereby insured, because of any municipal or other regulations in force affecting the alignment of streets or the construction of buildings or otherwise, the Company shall, in every such case, only be liable to pay such sum as would be requisite to reinstate or repair such property if the same could lawfully be reinstated to its former condition.

10. If the property hereby insured shall at the breaking out of any fire or at the commencement of any destruction of or damage to the property by any other peril hereby insured against be collectively of greater value than the Sum Insured thereon, then the Insured shall be considered as being his own insurer for the difference and shall bear a rateable proportion of the loss accordingly. Every item, if more than one, of the Policy shall be separately subject to this condition.

11. If at the time of any loss or damage happening to any property hereby insured there be any other subsisting insurance or insurances, whether effected by the Insured or by any other person or persons covering the same property, this Company shall not be liable to pay or contribute more than its rateable proportion of such loss or damage.

12. The Insured shall at the expense of the Company do and concur in doing, and permit to be done, all such acts and things as may be necessary or reasonably required by the Company for the purpose of enforcing any rights and remedies or of obtaining relief or indemnity from other parties to which the Company shall be or would become entitled or subrogated, upon its paying for or making good any loss or damage under this policy, whether such acts and things shall be or become necessary or required before or after his indemnification by the Company.

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: 0000000022935036

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

13. If any dispute or difference shall arise as to the quantum to be paid under this Policy (liability being otherwise admitted) such difference shall independently of all other questions be referred to the decision of a sole arbitrator to be appointed in writing by the parties to or if they cannot agree upon a single arbitrator within 30 days of any party invoking arbitration, the same shall be referred to a panel of three arbitrators, comprising of two arbitrators, one to be appointed by each of the parties to the dispute/difference and the third arbitrator to be appointed by such two arbitrators and arbitration shall be conducted under and in accordance with the provisions of the Arbitration and Conciliation Act, 1996.

It is clearly agreed and understood that no dispute or difference shall be preferable to arbitration as hereinbefore provided, if the Company has disputed or not accepted liability under or in respect of this Policy.

It is hereby expressly stipulated and declared that it shall be a condition precedent to any right of action or suit upon this Policy that the award by such arbitrator/arbitrators of the amount of the loss or damage shall be first obtained.

14. Every notice and other communication to the Company required by these conditions must be written or printed.

15. At all times during the period of insurance of the Policy the insurance cover will be maintained to the full extent of the respective Sum Insured in consideration of which upon the settlement of any loss under this Policy, pro-rata premium for the unexpired period from the date of such loss to the expiry of period of insurance for the amount of such loss shall be payable by the Insured to the Company.

The additional premium referred above shall be deducted from the net claim amount payable under the Policy. This continuous cover to the full extent will be available notwithstanding any previous loss for which the Company may have paid hereunder and irrespective of the fact whether the additional premium as mentioned above has been actually paid or not following such loss. The intention of this condition is to ensure continuity of the cover to the Insured subject only to the right of the Company for deduction from the claim amount, when settled, of pro-rata premium to be calculated from the date of loss till expiry of the Policy.

Notwithstanding what is stated above, the Sum Insured shall stand reduced by the amount of loss in case the Insured immediately on occurrence of the loss exercises his option not to reinstate the sum insured as above.

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: 0000000022935036

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

Branch Office Address: GROUND FLOOR, PEOPLES EDUCATION SOCIETY, PRIN N M KALE MARG GOKHALE ROAD, DADAR, Mumbai, Mumbai, India, Maharashtra -400028.	Reference No:	000030112584	
	OF Receipt No:		
	Date:	26/04/2021	
	Branch Code:	00006	
	Party/Depositor ID:	0000000006019640	
RECEIPT			
Received with thanks from RENAISSANCE GLOBAL LIMITED (RGL) an amount of Rs. 216,549.00 (Rupees Two Lakh Sixteen Thousand Five Hundred and Forty Nine) by Customer Cash Deposit No: CCD00061560431 Dated : Drawn on Bank : Branch:			
Party ID	Quote/Policy/Claim No.	Name of Party	Amount(Rs.)
0000000006019640	0000000054340046	RENAISSANCE GLOBAL LIMITED (RGL)	216,549.00
		TOTAL	216,549.00

Disclaimer

- 1) Receipt subject to realisation of instrument submitted
- 2) Kindly refer to the policy document for time of commencement of cover

For and on behalf of
SBI General Insurance Co. Ltd.



Authorized Signatory

Attached to and forming part of the Schedule to the Policy No: **0000000022935036**

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)
--

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai – 400 069

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: **0000000022935036**

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

GRIEVANCE REDRESSAL PROCEDURE

Dear Customer

We value your relationship and are committed to offer you best in class customer service.

However if you are dissatisfied with the services rendered by us during any of your interactions with us or on resolution provided by us on your service request or complaint, we request you to register your concern with our Customer Care Team by following the steps mentioned below.

We will acknowledge receipt of your concerns within next 72 working hours & will respond to you as soon as possible upon completion of the investigation.

Step 1:

Call us at Toll free nos: 1800 - 102- 1111 & 1800-22-1111 from Monday to Saturday (08.00 am - 8.00 pm) or write to us at

customer.care@sbigeneral.in. If you don't hear from us within 48 hrs please follow step 2

Step 2:

If you are dissatisfied with the resolution provided, please Email to

Head – customer care at head.customer.care@sbigeneral.in If after having followed Steps 1 & Step 2 your issue remains unresolved for more than 30 days from the date of filing your first complaint, you may approach the Insurance Ombudsman for Redressal of your Grievance.

The list of Insurance Ombudsman offices along with their area of jurisdiction is attached herewith.

Ombudsman Offices	
Areas of Jurisdiction	Addresses of the Ombudsman Offices
State of Gujarat and Union Territories of Dadra & Nagar Haveli and Daman and Diu.	AHMEDABAD 2 nd Floor, Shree Jayshree Ambica Chambers, Nr. C U Shah College, 5, Navyug Colony, Ashram Road, AHMEDABAD-380014 Tel: 27546150, Fax: 079-27546142 Email: insombalhd@rediffmail.com
States of Madhya Pradesh and Chhattisgarh.	BHOPAL Janak Vihar Complex, 2nd Floor, 6, Malviya Nagar, Opp. Airtel, Bhopal – 462 011. Tel:- 0755-2769200/201/202 Fax:- 0755-2769203 Email:- bimalokpalbhopal@airtelmail.in
State of Orissa.	BHUBANESWAR 62, Forest Park, BHUBANESWAR-751 009. Tel: 2535220, Fax: 0674-2531607 Email: susantamishra@yahoo.com , ioobbsr@vsnl.net
States of Punjab, Haryana, Himachal Pradesh, Jammu & Kashmir and Union territory of Chandigarh.	CHANDIGARH

SBI General Insurance Company Limited

Registered and Corporate office: “Natraj” 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East), Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: **0000000022935036**

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

	S.C.O No.101,102 & 103, 2 nd Floor, Batra Building, Sector 17 D, CHANDIGARH-160 017 Tel: 2706196 EPBX:0172-2706468 Fax: 0172-2708274 Email: ombchd@yahoo.co.in
State of Tamil Nadu and Union Territories - Pondicherry Town and Karaikal (which are part of Union Territory of Pondicherry).	CHENNAI Fatima Akhtar Court , 4 th Floor, 453 (Old 312) Anna Salai, Teynampet, CHENNAI-600 018 Tel: 24333678, 24333668, 24335284 Fax: 044-24333664 Email:insombud@md4.vsnl.net.in
States of Delhi and Rajasthan.	DELHI 2/2 A, Universal Insurance Bldg, Asaf Ali Road, NEW DELHI-110 002 Tel: 23239611, Fax: 011-23230858 Email: nsombudsmandel@netcracker.com
States of Andhra Pradesh, Karnataka and Union Territory of Yanam - a part of the Union Territory of Pondicherry.	HYDERABAD 6-2-46, Yeturu Towers,Lane Opp. Saleem Function Palace, A C Guards, Lakdi-Ka-Pool, HYDERABAD-500 004 Tel: 55574325, Fax:040-23376599 Email:insombud@hd2.vsnl.net.in
State of Kerela and Union Territory of (a) Lakshadweep (b) Mahe-a part of Union Territory of Pondicherry.	KOCHI 2 nd Floor, CC 27/2603 Pulinat Bldg, Opp. Cochin Shipyard, M G Road, ERNAKULAM-682 015 Tel: 2373334, 2350959, Fax:0484-2373336 Email:insuranceombudsmandkochi@hclinfinet.com
States of West Bengal, Bihar, Sikkim, Jharkhand and Union Territories of Andaman and Nicobar Islands.	KOLKATA Hindustan Bldg. Annexe, 4, C.R. Avenue, 4th Floor, KOLKATA - 700 072. TEL : 033-22124346/22124339 Fax : 033-22124341 Email:- insombudsmandkolkata@gmail.com
States of Uttar Pradesh and Uttaranchal.	LUCKNOW Jeevan Bhavan, Phase 2, 6 th floor, Nawal Kishore Road, Hazaratganj, LUCKNOW-226001 Tel: 0522-2201188, 2231330, 2231331 Fax:0522-2231310 E-mail: joblko@sancharnet.in
States of Maharashtra and Goa.	MUMBAI 3 rd Floor, Jeevan Seva Annexe (above MTNL), S V Road, Santacruz (W),Mumbai-400 054 Tel: 26106889, EPBX:022-26106889 Fax:022-26106052, 26106980 Email:ombudsman.i@hclinfinet.com
States of Assam, Meghalaya, Manipur, Mizoram, Arunachal Pradesh, Nagaland and Tripura.	GUWAHATI 'Jeevan Nivesh', 5th Floor, Nr. Panbazar over bridge, S.S. Road, Guwahati – 781001(ASSAM). Tel:- 0361-2132204/2131307/2132205 Fax:- 0361-2732937 Email:- ombudsmanghy@rediffmail.com

Address and contact number of Governing Body of Insurance Council

Secretary General
Governing Body of Insurance Council

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East), Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819

Attached to and forming part of the Schedule to the Policy No: 0000000022935036

STANDARD FIRE & SPECIAL PERILS POLICY (MATERIAL DAMAGE)

Jeevan Seva Annexe, 3rd Floor (Above MTNL)
S. V. Road, Santacruz (W), Mumbai – 400 054
Tel: 022-6106889
Fax: 022-6106980, 6106052
Email: inscoun@vsnl.net

Integrated Grievance Management System

IRDA has launched the Integrated Grievance Management System (IGMS). IGMS is a grievance redress monitoring tool for IRDA. Policyholders who have grievances should register their complaints with the Grievance Redress Channel of the Insurance Company first. If policyholders are not able to access the insurance company directly for any reason, IGMS provides a gateway to register complaints with insurance companies.

Complaints shall be registered with insurance companies first and only if need be, be escalated them to IRDA (Consumer Affairs Department).

Website: http://www.policyholder.gov.in/Integrated_Grievance_Management.aspx

Toll Free Number of IRDA Grievance Call Centre: 155255

Timings: 8 AM to 8 PM -- (Monday to Saturday)

SBI General Insurance Company Limited

Registered and Corporate office: "Natraj" 301, Junction of Western Express Highway & Andheri Kurla - Road, Andheri(East),
Mumbai – 400 069

UIN No: IRDAN144CP0028V04201819