

पृष्ठ 1

प्रत्येक वर्षीय प्रदर्शन द्वारा रखा जाने वाला

जारीकरण संख्या: 2022/07/23/50116

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SUB-LEASE

This indenture of sub-Lease made at NOIDA on the 15 day of August, 2022 between **the Chairperson and Chief Executive Officer, Noida SEZ Authority, Noida**, hereinafter called "Sub-Lessor" (which expression shall unless the context does not so admit include his successors in office and assigns) of the one part and **M/s. Ebix Cash Ltd., Plot No. 118, NSEZ, Noida through Partner Sh. Satya Bhushan Kotru S/o Sh. Hira Lal Kotru R/o 417, Vasto-1, Mahagun Mansion-2, 1/4, Vaibhav Khand, Indirapuram, Shipra Sun City, Ghaziabad- 201014** hereinafter referred to as the "Sub-Lessee" (In which expression are included unless such inclusion is inconsistent with the context or meaning thereof his/their heirs, executors, Administrators and assigns its executors and assigns) of the other part

Definitions. For purposes of this Agreement, in addition to other defined terms set forth in this Agreement, the terms set forth below will have the Following meanings:

" **The Chairperson and Chief Executive Officer, Noida SEZ Authority, Noida** " means the development commissioner, Noida SEZ, its permitted assignees and any other party approved in writing to act in the name of the Development Commissioner, NSEZ

"Action" means any actual or threatened claim, suit, arbitration, hearing, inquiry, proceeding, complaint, charge or investigation by or before any court, government, governmental entity or arbitrator.

"Damages" means any and all losses, liabilities, obligations, costs, expenses, damages or judgments of any kind or nature whatsoever (including reasonable attorneys', accountants' and experts' fees, disbursements of counsel and other costs and expenses incurred in pursuing or defending claims under this Agreement.

"Legal Requirement" means any statute, law, ordinance, rule, regulation, permit, order, writ, judgment, injunction, decree or award issued enacted or promulgated by any governmental entity or any arbitrator.

PAN: AAACE9981H


नितिन गुप्ता/NITIN GUPTA
उप निदेशक, संयुक्त एवं सामान्य कमिश्नरी
Deputy Dev. Commissioner of General Office
नौदा विशेष क्षेत्र, आसपास क्षेत्र प्रशासक
Noida Special Economic Zone, General
कमिश्नरी, एन.एस.ई.जी. नौदा, उत्तर प्रदेश
Ministry of Commerce & Industries, Govt. of
Uttar Pradesh, Noida-201304 (U.P.)
Noida Sub Road, Phase-II, Noida-201304 (U.P.)

For Ebix Cash Limited

Authorized Signatory



"Parties" means the Landlord or the Lessor as the case may be

"Person" means any natural person, corporation, trust, association, company, partnership, joint venture, governmental entity or other entity.

WHEREAS by an indenture of lease made at Noida on the 2nd day of April, 1986 for Phase I and 8th the day of January, 1990 for Phase II between the NEW OKHLA INDUSTRIAL DEVELOPMENT AUTHORITY therein and hereinafter referred to as the Lessor of the one part and the Sub-Lessor of the other part. The Lessor in consideration of the premises and of the rent therein referred to and of the covenants and agreements on the part of the Sub-Lessor, the Lessor did demise unto the Sub-Lessor and area of land measuring 1250392 sq. meters or thereabouts in the NEW OKHLA Industrial Development Area, District Gautam Budh Nagar, Uttar Pradesh, and more particularly described in the first Schedule thereunder written for use as Noida Export Processing Zone, Phase-II, Government of India.

AND WHEREAS the Government of India have constituted Noida Export Processing Zone, in the aforementioned demised land for the purpose of earning Foreign Exchange on the export of various kinds of goods from the Zone in the interest of the national economy by establishing industrial units in the said Zone. Government of India vide Gazette Notification dated 13/12/2002 has allowed conversion of Noida Export Processing Zone into Noida Special Economic Zone, hereinafter called the NSEZ, w.e.f. 01.01.2003.

AND WHEREAS the Sub-Lessee has approached the Sub-Lessor for demising to it/him/them all the piece of land known as **Plot No. 118**, in the Noida Special Economic Zone, Noida, District G.B. Nagar U.P containing by **admeasurements 1022.00 Square meters** or thereabouts and more particularly described in the second Schedule hereunder written in the bounded area of the said SEZ and forming part of the land demised to the Sub-Lessor and more particularly described in the first Schedule hereunder written to establish manufacturing/processing establishments for the manufacture of goods at the rent and upon the terms and conditions hereinafter contained and to grant to it/him/them all facilities and a variety of concessions

AND WHEREAS the sub-lessor has agreed to demise to the sub-lessee the said piece of land known as **Plot No. 118**, in the NSEZ Sub-Registrar Noida, Registration -District G. B. Nagar containing by **admeasurements 1022.00 square meters** or thereabout and more particularly described in the second Schedule hereunder written.

AND WHEREAS it has been agreed by and between the parties here to that the stamp duty and registration charges shall be borne and paid by the sub-lessee. Vide Notification No. 5/3249/11/2004/500/85/2001 dated 22.6.2004, Government of Uttar Pradesh has exempted the units located in Noida Special Economic Zone from payment of stamp duty in case of execution of sub-lease deed and tenancy agreement.


नितिन गुप्ता/NITIN GUPTA
उप निदेशक (आवक) एवं आवास निदेशक
Deputy Dir. (Revenue) & Housing Officer
संख्या 10/1/2004/500/85/2001
Noida Special Economic Zone, Noida
महानगर नगरपालिका, नयाँ दिल्ली
Ministry of Commerce & Industry, Govt. of India
नयाँ दिल्ली-110002, भारत-201 201 (U.P.)
Noida Dist. Flood, Phase-II, Noida-201208 (U.P.)

For EbixCash Limited


Authorised Signatory

आवेदन सं०: 202200743050116

पट्टा विलेख/कबूलियतनामा

बही सं०: 1

रजिस्ट्रेशन सं०: 5163

वर्ष: 2022

प्रतिफल: 0 स्टाम्प शुल्क - 0 बाजारी मूल्य - 0 पंजीकरण शुल्क - 9000 प्रतिलिपिकरण शुल्क - 120 योग: 9120

श्री मेसर्स इचिक्स केश लि० द्वारा
सत्य भूषण कौबू अधिकृत पदाधिकारी प्रतिनिधि,
पुत्र श्री हीरा लाल कौबू
व्यवसाय: अन्य
निवासी: 417 वास्ती-1 महागुल मेन्शन-2 1/4, वैभव खण्ड, इन्द्रापुरम गाजि०



श्री. मेसर्स इचिक्स केश लि० द्वारा

सत्य भूषण कौबू अधिकृत
पदाधिकारी प्रतिनिधि

ने यह लेखपत्र इस कार्यालय में दिनांक 05/08/2022

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निबंधन हेतु पेश किया।

रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

प्रीत सिंह

उप निबंधक : सदर तृतीय

गौतम बुद्ध नगर

05/08/2022

निबंधक लिपिक

05/08/2022



NOW THIS DEED WITNESSETH AS FOLLOWS:-

- (1) In consideration of the premises and of various facilities and variety of concessions made available to the Sub-Lessee and the concessional rent hereby reserved and the covenants and agreement on the part of the sub-lease hereinafter contained, the Sub-Lessor doth hereby demise ALL that piece of land known as **Plot No. 118**, Noida Special Economic Zone Authority, Sub-Registrar, Noida Registration District Gautam Budh Nagar, contained by **admeasurements 1022.00 square meters** or thereabouts and hereinafter referred to as the said premises, and more particularly described in the second schedule hereunder written TOGETHER with the buildings and structures now or at any time standing and being thereon Excepting and Reserving unto the lessor all mines and minerals in and under the said land or any part thereof. To hold the said premises hereunder expressly demised unto the Sub-Lessee for the term of **15 years** computed **from the 1st day of month Possession or Date of renewal**, paying therefore the rent on quarterly basis during the said term, through Bank Draft or as may be otherwise required, by the Sub-Lessee, the said **quarterly rent of Rs.44,968/- (Rs.1,79,872/- per annum)** in advance being the concessional rent, to the Sub-Lessor without any deductions whatsoever. **Notwithstanding any other condition in the lease deed, the lease rights would cease to exist in case of the expiry or cancellation of the Letter of Approval No. 05/06/2017-Proj/13557 dated 19.12.2017** In case of new allottees, rent shall be charged from the date of possession of the plot or from the 16th day of the allotment whichever is earlier. The lease rent shall be revisable after every three years or revised by Govt. from time to time whichever is earlier. The penal interest on late payment of lease rent on plots/SDF in the NSEZ is to be charged at the rate of 12%.
- (2) The Sub-Lessee with intent to bind all persons into whatsoever hands the demised premises may come doth hereby covenant with the sub-lessor as follows:
- (A) During the said term hereby created to pay unto the Sub-Lessor the said rent and all other charges that may be fixed from time to time by **the Chairperson and Chief Executive Officer, Noida SEZ Authority**, (hereinafter referred to as **the Chairperson and Chief Executive Officer**) at the times on the days and in manner hereinbefore appointed for payment thereon clear of all deductions.
- (B) To pay all existing and future taxes, rates, assessments and outgoing of every description for the time payable either by land-lord or tenant or by the occupier in respect of demised premise and anything for the time being thereon.
- (C) To utilize fully the floor space index of 1:1 within a period of one year from the date of commencement of the lease provided always that in the event, the Sub-Lease for causes beyond the control of the Sub-Lessee, is/are unable to utilize fully the floor space as aforesaid, **the Chairperson and Chief Executive Officer, Noida SEZ Authority**, (hereinafter referred to as **the Chairperson and Chief Executive Officer**) shall at his discretion extend such period for a further period as he considers necessary, within which extended period the sub-lessee shall complete the work so as to fully utilize the floor space subject nevertheless that the Sub-lessee was/were not prevented from any cause beyond his/ their control to utilize fully the floor space as aforesaid, within the period as originally stipulated or within the extended period as allowed by him as aforesaid, the sub-lessee shall liable to pay the lease rent at five times the normal lease rent as provided herein in respect of the area remaining unutilized.


विविध न्याय/न
अथ विभाग का
Deputy Dir, Noida
नोएडा (विशेष आर्थिक
Noida Special Economic
योजना) का
Ministry of Commerce & Industries
नोएडा, उत्तर प्रदेश, भारत-201301
Noida Court Road, Phase-2, Noida-201301

For Ebi Cash Limited




Authorized Signatory

आवेदन सं०: 202200743050116

बही सं०: 1

रजिस्ट्रेशन सं०: 5163

वर्ष: 2022

निष्पादन लेखपत्र वाद सुनने व समझने मजमून व प्राप्त धनराशि रु प्रलेखानुसार उक्त

पट्टा दाता: 1

श्री सहायक आयुक्त स्टाम्प एन० एस० ई० जेड द्वारा समपदा
अधिकारी के द्वारा नितिन गुप्ता, पुत्र श्री जी० के० गुप्ता

निवासी: एन० एस० ई० जेड, नोएडा

व्यवसाय: अन्य

पट्टा गृहीता: 1

श्री मेसर्स इविल्स केश लि० के द्वारा सत्य भूषण कोठू, पुत्र श्री
हिरा लाल कोठूनिवासी: 417 वास्तो-1 महागुल मेन्शन-2 1/4, वैभव खण्ड,
इन्द्रापुरम गाजि०

व्यवसाय: अन्य



ने निष्पादन स्वीकार किया। जिनकी पहचान

पहचानकर्ता: 1

श्री संजय सिंह, पुत्र श्री लीला उर्फ आत्म सिंह

निवासी: ई-404, आठवां तल पैरामाउन्ट, इमोशनल गेटर
नोएडा

व्यवसाय: अन्य

पहचानकर्ता: 2



श्री विलोद कुमार, पुत्र श्री लातजी सिंह

निवासी: 143 नियर घटवा स्कूल सोनई इलाहाबाद

व्यवसाय: अन्य



रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

पूलम सिंह

उप निबंधक - सदर तृतीय

गौतम बुद्ध नगर

05/08/2022

सर्वश्रेष्ठ

निबंधक लिपिक गौतम बुद्ध नगर

05/08/2022

ने की। प्रत्यक्षतः भद्र साक्षियों के निशान अंगूठे नियमानुसार
सिए गए हैं।

टिप्पणी:

प्रिंट करें

- (D) Not to make any excavation upon any part on the said land hereby demised nor remove any stone, sand gravel, clay or earth therefrom except for the purpose of forming foundations at buildings or for the purpose of execution of any work pursuant to the terms of this lease.
- (E) During the said term hereby agreed to manufacture products as authorized by the **Chairperson and Chief Executive Officer, Noida SEZ Authority** from time to time.
- (F) Not to manufacture/process any article, things, materials, components and instruments, which do not in any way, relate to the industry other than the authorized one.
- (G) To submit from time to time to **the Chairperson and Chief Executive Officer** plans and the schemes of the particular industry to be established together with such other details as may be required.
- (H) To commence production within three months from the date of completion of the factory premises.
- (I) To export entire production (whether manufactured processed) including seconds, wastes and scrap material to foreign countries in accordance with the provisions of law subject to such concessions and facilities as may be given by the Government to the Sub-lessee in the matter of disposal of seconds, waste and scrap materials, the custom duty, routing of applications or import licenses etc. and such other concessions as may be notified hereafter from time to time.
- (J) To furnish a legal undertaking as may be prescribed for the fulfillment of export obligations set out on their application for setting up industries in the Zone.
- (K) To arrange forwarding/clearance of manufactured/processed goods for export or import of raw materials spares and such other materials as are required for manufacture/processing by **the Chairperson and Chief Executive Officer** or agencies authorized by **the Chairperson and Chief Executive Officer**.
- (L) Not to allow of the products manufactured/ Processed in NSEZ by the Sub-Lessee to enter or pass into and/or be sold in any market in India or anywhere in India provided always that **the Chairperson and Chief Executive Officer, Noida SEZ Authority** may permit the Sub-Lessee to sell and/or dispose of such products to enter or pass and/or be sold in any market in India or anywhere in India.
- (M) To sell or dispose of the products manufactured/processed by Sub-Lessee in the local market in India or as may be directed by **the Chairperson and Chief Executive Officer, Noida SEZ Authority** in the event **the Chairperson and Chief Executive Officer** considers that the said products are essential or necessary for national defense or for countering natural disaster or considered urgent and necessary for the national economy upon payment as may be mutually agreed upon and that the Sub-Lessee shall not be entitled to make any other claim for compensation for delivering the products as aforesaid in any manner whatsoever.



नितिन गुप्ता/NITIN GUPTA
उप विकास आयुक्त एवं सचिव
Deputy Dev. Commissioner & Secretary
नौदा विशेष आर्थिक क्षेत्र
Noida Special Economic Zone
आयुक्त एवं सचिव
Ministry of Commerce
नौदा, उत्तर प्रदेश
Noida, Uttar Pradesh



For EbixCash Limited

Authorised Signatory



(N) To observe and perform all the terms and conditions of the lease entered into by the Sub-Lessor with the New Okhla Industrial Development Authority dated the 2.4.1986 & 8.1.1990 which terms and conditions of the said lease immediately aforementioned the Sub-Lessee are made aware of before execution of these presents.

(O) To permit the **Chairperson and Chief Executive Officer, Noida SEZ Authority** or any officer, Surveyor, workmen or other persons employed by him from time to time at any time and without any prior notice being given to enter into and upon the demised premises and to inspect the general state of the demised premises and also processing plant and machinery etc. and the books of account and other documents and vouchers concerning the items manufactured by the sub-lessee.

(P) Not to do or permit anything to be done or stored (except those required for production of goods approved for manufacture in demised premises) which may be in nuisance, annoyance, dangerous or disturbance to the owners, occupiers or residents of other premises in the vicinity.

(Q) To use the demised premises only for the purpose of manufacturing, processing or assembling products for export and other purposes incidental to the same and not to use the said demised premises or any part thereof for any other purpose.

(R) To keep the demised premise, insured against loss, or damage by the fire on account of explosions, electrical apparatus and appliances and hazardous goods in the sum of at least Rs. (Rupees.....only) and to pay the premium and sums of money payable for that purpose so as to keep such insurance policy alive and subsisting and as soon as such payments are made, deliver to the **Chairperson and Chief Executive Officer, Noida SEZ Authority** for and on behalf of the Sub-Lessor the receipts for the same and that in the event of the Sub-Lessee failing or neglecting to keep the said premises so insured or to deliver any such receipt as aforesaid, then and in every such case it shall be lawful for the Sub-Lessor to insure the said premises for the amount aforesaid and all sums of money expended by the sub-lessor in or about such insurance with interest thereon at the rate of percent per annum computed from the time of sub-lease had paid such sums shall be paid by the sub-lessee.

(S) At the expiration or sooner before the termination of the said term, quietly to deliver upto the sub-lessor the vacant possession of the demised land after removing all erections, buildings, structures erected on the said land and such delivery should be given within a period of two months after the expiration or sooner before the termination of the said term provided always that in the event the Sub-Lessee fails to deliver vacant and peaceful possession of the land after removing the structures, buildings etc. as aforesaid, the said buildings-structures etc. shall belong to the Sub-Lessor and the Sub-Lessee shall not be entitled to any compensation thereof provided always that the event the Sub-Lessee desires to sell the buildings, structures etc., to the sub-lessor, the sub-lessor is willing and agreeable to take over the said buildings, structures etc., the sub-lessor shall pay to the sub-lessee such compensation, as is mutually agreed to and Sub-Lessee shall do all acts and things as are necessary for handing over the possession of such buildings and structures etc.


नितीन गुप्ता/NITIN GUPTA
उप निदेशक/Deputy Director of Estate Officer
नोएडा औद्योगिक विकास प्राधिकरण
Noida Special Economic Zone Authority
आवास एवं वाणिज्य विभाग, नोएडा
Ministry of Commerce & Industry, Govt. of India
नोएडा दादर रोड, फेज-II, नोएडा-201305 (U.P.)
Noida Dadr Road-Phase-II, Noida-201305 (U.P.)

For Ebixcash Limited




Authorized Signatory



- (T) Not to sublet, assign or part with the possession of the demised premises or any part thereof without the prior consent in writing of **the Chairperson and Chief Executive Officer, Noida SEZ Authority** first hand and obtained and subject to such terms and conditions as **the Chairperson and Chief Executive Officer, Noida SEZ Authority** may prescribe in granting the possession to the Sub-Lessee for the transfer of the said demised premises or any part thereof as hereinbefore mentioned.
- (U) To intimate beforehand in writing **the Chairperson and Chief Executive Officer, Noida SEZ Authority** within a fortnight of the changes made or effected in the corporate structure of the constitutions of the sub-lessee.
- (V) To submit the statements of accounts and such other details within such time as may be stipulated by **the Chairperson and Chief Executive Officer, Noida SEZ Authority** during the term of these presents giving all the necessary particulars as may be required by **the Chairperson and Chief Executive Officer, Noida SEZ Authority**.
- (W) To allow the persons and vehicle entering and leaving NSEZ to be examined by any staff of **the Chairperson and Chief Executive Officer, Noida SEZ Authority** or any agency authorized by **Chairperson & CEO, NSEZ Authority** for the purpose of checking that no products or any materials manufactured in the demised premises are removed in the manner not authorized by these presents.
- (X) To erect the factory premises or any other structure or building in accordance with the plans approved by the competent local authority prescribed by law and the rules, bye-laws and regulations of the New Okhla Industrial Development Authority or any authority prescribed by all law.
- (Y) Not to make any structural alterations or changes of any nature whatsoever to the factory premises or any additions, alterations or changes of any nature whatsoever to the building erected on the demised premises without the previous permission of the competent local authority prescribed by law have been obtained in writing, and if permitted, to carry out the same in accordance with building bye-laws of the local authority or any other statutory regulations.
- (Z) To permit construction, if necessary, of utilities such as electric sub-station etc. in the demised premises and to allow laying of underground cables through the demised premises or as may be directed by **the Chairperson and Chief Executive Officer, Noida SEZ Authority**.
- (AA) To observe and perform all rules and regulations prescribed under the Labour Legislation such as Industrial Disputes Act, payment of wages Act, minimum wages Act, or any other statues governing the relationship of the employers including, the factories Act and Fatal Accidents Act.


 नितीन गुप्ता/NITIN GUPTA
 Deputy Director, Noida SEZ Authority
 नौएडा स्पेशल इकोनॉमिक ज़ोन प्राधिकरण
 Noida Special Economic Zone Authority
 वाणिज्य एवं उद्योग विभाग, भारत सरकार
 Ministry of Commerce & Industry, Govt. of India
 नौएडा दादर रोड, फेज-II, नौएडा-201304 (उ.प्र.)
 Noida Dadri Road, Phase-II, Noida-201304 (U.P.)

For EbixCash Limited


 Authorised Signatory



- (BB) If the said rent hereby reserved shall be in arrears for a period of 30 days whether the same shall have been legally demanded or not, **the Chairperson and Chief Executive Officer, Noida SEZ Authority** may make steps to recover the arrears of rent as arrears of land revenue.
- (CC) The Sub-Lessor doth hereby covenants with the Sub-Lessee that the Sub-Lessee, paying the rent hereby reserved and performing in the covenants hereinbefore on the Sub-Lessee's part contained shall and may peacefully enjoy the demised premises for the said term hereby granted without any interruption or disturbance from or by the Sub-Lessor or any person or persons lawfully claiming by from or under the sub-lessor.
- (DD) All disputes and difference arising out of or in any way touching or concerning these presents shall be referred to the sole-arbitration of **the Chairperson and Chief Executive Officer, Noida SEZ Authority**. It will be no objection that the person appointed as Arbitrator on behalf of the Sub-Lessor is or was an employee of the Government that he had to deal with the matters to which the Sub-Lessee therein relates and/or that in the course of his duties as such employee of the Government he had expressed the view on all or any of the matters in dispute or difference. The cost of land in connection with arbitration shall be in the discretion of the Arbitrator who makes a suitable provision for the same in their awards. Subject to the aforesaid the provisions of the Arbitration and Conciliation Act, 1996 and the Rules there under and any statutory modifications thereof for the time being in force shall apply to the arbitration proceedings under this clause. It is agreed to between the parties that the aforesaid arbitration shall be in addition to any other legal proceedings the Chairperson and Chief Executive Officer, Noida SEZ Authority, Noida may initiate against the tenant for violating any of the terms of the present agreement.
- (EE) If the Sub-Lessee shall have duly performed and observed the covenants and conditions on the part of the Sub-Lessee hereinbefore contained and shall at the end of the said terms hereby granted by desirous of receiving a new sub-lease of the demised premises and of such desire shall give notice in writing to the sub-lessor before the expiration of the term hereby granted the Sub-Lessor shall and will at the cost and expenses in every respect of the Sub-Lessee grant to the sub-lessee a new sub-lease of the demised premises for a further term of 15 years on payments of yearly rent as may be determined by the sub-lessee and with covenants, provides and stipulations hereinbefore contained except this provision for renewal and such new sub-lease shall contain in lieu of this clause a covenant that at end of the said renewed term of 15 years the sub-lessee further renewals and that every such renewal shall be for such term and subject to such covenants, provisions, stipulations. Subject as aforesaid, the Arbitration Act, 1940 shall apply to the arbitration proceedings under the clause.

3. The Chairperson and Chief Executive Officer, Noida SEZ Authority, Noida reserves the right and the Tenant acknowledges the right of the Chairperson and Chief Executive Officer, Noida SEZ Authority, Noida to alter/amend/change/modify any of the terms and conditions envisaged/enumerated in of this agreement that may become necessary due to change in laws / rules / by-laws / taxation policy or any other levies by the Govt. of India / State Governments or taxation authorities. However it is specifically agreed that the change referred to in this paragraph shall only be made where the applicable taxation is altered by Govt. Policy and will not apply to change of covenants governing mutually reciprocal relationship.

निधि गुप्ता
उप निदेशक, नोडा स्पेशल इकोनॉमिक ज़ोन
Deputy Director, Noida Special Economic Zone
नोडा स्पेशल इकोनॉमिक ज़ोन प्राधिकरण
Noida Special Economic Zone Authority
आवास एवं वाणिज्य विभाग, नोडा
Ministry of Commerce & Industry, Govt. of India
नोडा ददर रोड, फेज-II, नोडा-201301 (उ.प्र.)
Noida Dadri Road, Phase-II, Noida-201301 (U.P.)

For Ebi Cash Limited



[Signature]
Authorised Signatory



4. Apart from any specific provisions in this Agreement excusing either party's performance or limiting its liability:

- A. EITHER PARTY SHALL BE EXCUSED FROM ANY FAILURE OR DELAY IN PERFORMANCE (WITH THE EXCEPTION OF ANY FAILURE OR DELAY BY TENANT IN MAKING RENTAL PAYMENTS TO THE CHAIRPERSON AND CHIEF EXECUTIVE OFFICER, NOIDA SEZ AUTHORITY,) RESULTING DIRECTLY OR INDIRECTLY FROM PRODUCT SHORTAGES, TRANSIT FAILURE OR DELAY, LABOR DISPUTES, GOVERNMENTAL ORDERS OR RESTRICTIONS, FIRE, FLOOD, OR OTHER ACTS OF NATURE, ACCIDENT, WAR, CIVIL DISTURBANCES, OR ANY OTHER CAUSES BEYOND SUCH PARTY'S REASONABLE CONTROL.
- B. NEITHER PARTY SHALL BE LIABLE TO THE OTHER PARTY FOR ANY INCIDENTAL, INDIRECT, CONSEQUENTIAL OR SPECIAL DAMAGES IN CONNECTION WITH ANY MATTERS RELATING DIRECTLY OR INDIRECTLY TO THIS AGREEMENT OR OTHERWISE RELATING TO THE BUSINESS RELATIONSHIP OF THE PARTIES, EVEN IF SUCH PARTY HAS BEEN ADVISED OF THE POSSIBILITY OF SUCH DAMAGES BY THE OTHER PARTY

5. **APPLICABLE LAW**

This Agreement shall be governed and construed in all respects in accordance with the laws of the Country of India.

6. In the event that any of the provisions of this Agreement or the application of any such provisions to the parties hereto with respect to their obligations hereunder shall be held by a Court / tribunal of competent jurisdiction to be unlawful or unenforceable, the remaining provisions of this Agreement shall remain in full force and effect, and shall not be affected, impaired, or invalidated in any manner.

This Agreement, together with any other documents incorporated herein by reference, constitutes the entire Agreement between the parties hereto pertaining in any manner to the subject matter hereof. Each party to this Agreement acknowledges that no written or oral representations, inducements or promises have been made, which are not embodied herein. Any and all prior written or oral agreements between the parties pertaining in any manner to the subject matter of this Agreement expressly are superseded and cancelled by this Agreement. Except as otherwise provided in this Agreement, this Agreement may not be modified, supplemented or amended, except by an instrument signed by both parties.


ARUN GUPTA
Deputy Director, Noida SEZ Authority
Noida Special Economic Zone Authority
Ministry of Commerce & Industry, Govt. of India
Noida Sector Road, Phase-II, Noida-201305 (U.P.)

For EbixCash Limited


Authorised Signatory



IN WITNESS WHEREOF

SCHEDULE-I

Plot of land numbered as follows:

Khasra numbers/Survey numbers:

Village Nagla Charan Das: (District Gautam Budh Nagar, UP)
87,88,89,91,92,93,94,95,96,97,98,99,100,101,102,166,167,180

Village Bhangel Begampur : (District Gautam Budh Nagar, UP)
31,32,33,34,35,36,37,38,39,40,41,42,43,44,45,46,47,48,49,50,51,52.

Towards Village Nagla Charan Das North	997.00 Mtrs
Along DSC Road South	1015.00 Mtrs
Towards Electric sub-Station East	347.00 Mtrs
Towards irrigation drain west	388.00 Mtrs

SCHEDULE-II

(Description of Land) All that piece of land known as **Plot No. 118** in the Noida Special Economic Zone Authority, Sub Registrar, Noida-Registration District Gautam Budh Nagar containing by admeasurements square meters or thereabouts and bounded as follows, that is to say-

Location of Plot No. 118, NSEZ, Noida	Dimension of Plot	Area in sq. mtrs.
North 24 mtr. Wide road	40.00 mtr.	1022.00 sq. mtrs.
South Plot No. 119	40.00 mtr.	
East Plot No. 117	26.10 mtr.	
West 45 mtrs. Wide road	25.00 mtr.	

For EbixCash Limited

Authorised Signatory


ARUN GUPTA
Deputy Commissioner, Noida
Noida Special Economic Zone Authority
Ministry of Commerce & Industry, Govt. of India
Noida Dadri Road, Phase-II, Noida-201302 (UP)



LDAS 118 (Unit III)



भारत सरकार
वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग
विकास आयुक्त का कार्यालय
नीएडा विशेष आर्थिक क्षेत्र
नीएडा दादरी रोड, फेज-II, नीएडा - 201305

टेलीफोन: 0120-2567268/69/70 ईमेल: dc@nsez.gov.in वेबसाइट:

www.nsez.gov.in

दिनांक: 12/05/2022

सेवा में,

M/s. Ebixcash Pvt. Ltd.
Plot No. 122-123,
NSEZ, Noida - 201305

विषय: Change of name/constitution, change in directors and change in Registered office of company - reg.

सन्दर्भ: (i) Unit-I: LOA No. 05/08/2008-Proj/10342 dated 29/12/2008

(ii) Unit-II: LOA No. 05/16/2012-Proj/1163 dated 30/01/2013

(iii) Unit-III: LOA No. 05/06/2017-Proj/13557 dated 19/12/2017

महोदय,

I am directed to refer to your letter dated 08/01/2022, 07/02/2022, 14/02/2022, 11/03/2022 & 25/03/2022 on the subject cited above and to inform that the Approval Committee in its meeting held on 05/04/2022 took note of change in name/ constitution & change in directors of company in terms of Instruction No. 109 dated 18/10/2021. The Approval Committee also noted change in registered office address.

2. In view of above, change of name of company from 'M/s. Ebixcash Pvt. Ltd.' to 'M/s. Ebixcash Limited' has been taken on records of this office along with following change in directors and shareholding pattern of the company in terms of Instruction No. 109 dated 18/10/2021:

(A) Details of directors

Previous Directors (as per this office records)	Present Directors (as on 11/03/2022)
1. Mr. Robin Raina 2. Mr. Satya Bushan Kotru 3. Mr. Vikas Verma	1. Mr. Robin Raina 2. Mr. Vikas Verma 3. Mr. Sethurathnam Ravi 4. Mr. Sriprakash Kothari 5. Mr. Pavan Bhalla 6. Mr. Neil David Eckert 7. Mr. Sunil Srivastav 8. Ms. Uma Shankar 9. Mr. Hans Ulrich Keller

(Signature)
RTO



10. Mr. Tiruvanamalai Chandrashekar Guruprasad

(B) Details of shareholding pattern:

Name of shareholder	Shareholding before change of name		Shareholding after change of name	
	No. of shares	% Share holding	No. of shares	% Share holding
Ebix Singapore Pte. Ltd.	2,34,346	99.99%	93,97,51,460	99.99%
6 Other Nominee shareholders of Ebix Singapore Pte. Ltd.	6	0.01%	60	0.01%
Total	234352	100.00%	93,97,51,520	100%

3. Change in registered office address from 'Plot No. 122 & 123, NSEZ Phase-II, Noida 201305 Uttar Pradesh' to "101, First Floor, 4832/24, Ansari Road, Darya Ganj, New Delhi-110002" has also been taken on records.

4. This approval is subject to fulfillment of following conditions:

- (i) Seamless continuity of the SEZ activities with unaltered responsibilities and obligations for the altered entity;
- (ii) Fulfilment of all eligibility criteria applicable, including security clearances etc., by the altered entity and its constituents;
- (iii) Applicability of and compliance with all Revenue / Company Affairs / SEBI etc. Acts/Rules which regulate issues like capital gains, equity change, transfer, taxability etc.
- (iv) Full financial details relating to change in equity / merger, demerger, amalgamation or transfer in ownership etc. shall be furnished immediately to Member (IT&R), CBDT, Department of Revenue and to the jurisdictional Authority.
- (v) The Assessing Officer shall have the right to assess the taxability of the gain/loss arising out of the transfer of equity or merger, demerger, amalgamation, transfer and ownerships etc. as may be applicable and eligibility for deduction under relevant sections of the Income Tax Act, 1961.
- (vi) The applicant shall comply with relevant State Government laws, including those relating to lease of land, as applicable.
- (vii) The unit shall furnish details of PAN and jurisdictional assessing officer of the unit to CBDT.
- (viii) The applicant shall be recognized by the new name or such arrangement in all the records.
- (ix) All the assets and liabilities in the name of 'Ebixcash Pvt. Ltd.' shall continue to be valid in the name of "Ebixcash Limited"
- (x) Unit shall abide by the provisions of Special Economic Zones Act, 2005 and rules and orders / instructions made there under.






(xi) A Bond-cum-Legal Undertaking as per Form- "H" shall be executed in the new name of firm.

(xii) Unit shall approach Estate Management section, NSEZ for execution of revised lease deed in respect of unit including payment of transfer charges, if any, before execution of Bond-cum-LUT.

(xiii) Unit shall ensure to obtain EPCES membership in terms of Rule 2(1)(zg) read with Rule 22(1)(v) of SEZ Rules, 2006 in the new name of company i.e. 'M/s. Ebixcash Limited' and submit a valid copy of the same from time to time.

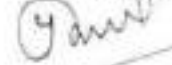
(xiv) Unit shall ensure that the details of this permission letter are incorporated / updated in the unit details/database on SEZONLINE SYSTEM at the earliest.

(xv) All other terms and conditions of the abovementioned LOAs and/or as amended from time to time shall remain unchanged.

(xvi) Unit shall submit acceptance of terms & conditions of this letter to the Development Commissioner, NSEZ immediately.

5. Please keep this letter along with the original LOA/LOA Amendment/LOA Renewal etc. issued by this office.

भवदीय,



(प्रमोद कुमार)

सहायक विकास आयुक्त

प्रतिलिपि:

1. Specified Officer, NSEZ - for information and necessary action.
2. Estate Officer, NSEZ Authority - for information and necessary action.
3. Copy for project file of Unit-II.
4. Copy for project file of Unit-III.


12/05/22

सहायक विकास आयुक्त

Email-ID: adc4@nsez.gov.in

(Extn: 79)



भारत सरकार, वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग

विकास आयुक्ता का कार्यालय

नोएडा विशेष आर्थिक क्षेत्र

नोएडा दादरी रोड, फेस-II, नोएडा-201305, जिला गौतम बुद्ध नगर

Government of India, Min. of Commerce & Industry, Deptt. of Commerce,

Office of the Development Commissioner

NOIDA SPECIAL ECONOMIC ZONE

Noida Dadri Road, Phase-II, NOIDA-201305, Distt. Gautam Budh Nagar (UP)

पा. सं. 05/08/2008-Proj/8075

दिनांक: / 10/2020

सेवा में

✓ M/s. Ebix Software India Pvt. Ltd.,
Plot No. 122-123,
NSEZ, Noida - 201305.

Sub: Change of name & change in shareholding in respect of units in NSEZ - reg.

Ref: (i) Unit-I: LOA No. 05/08/2008-Proj/10342 dated 29/12/2008
(ii) Unit-II: LOA No. 05/16/2012-Proj/1163 dated 30/01/2013
(iii) Unit-III: LOA No. 05/06/2017-Proj/13557 dated 19/12/2017

महोदय,

I am directed to refer to your letter dated 17/06/2020 & 16/08/2020 on the subject cited above and to inform that the Approval Committee in its meeting held on 21/09/2020 has taken note of change of name of the company from "Ebix Software India Pvt. Ltd." to "EbixCash Pvt. Ltd." and change in shareholding in terms of Instruction No. 89 dated 17/05/2018 read with Instruction No. 90 dated 03/08/2018 in respect of your above referred units/LOAs.

2. This approval is subject to fulfilment of following conditions:

- (i) Seamless continuity of the SEZ activities with unaltered responsibilities and obligations for the altered unit entity;
- (ii) Fulfilment of all eligibility criteria applicable, including security clearances etc., by the altered unit entity and its constituents;
- (iii) Applicability of and compliance with all Revenue / Company Affairs / SEBI etc. Acts/Rules which regulate issues like capital gains, equity change, transfer, taxability etc.
- (iv) Full financial details relating to change in equity/merger, demerger, amalgamation or transfer in ownership etc. shall be furnished immediately to Member (IT), CBDT, Department of Revenue and to the jurisdictional Authority.
- (v) The Assessing Officer shall have the right to assess the taxability of the gain/loss arising out of the transfer of equity or merger, demerger, amalgamation, transfer and ownerships etc. as may be applicable and eligibility for deduction under relevant sections of the Income Tax Act, 1961.
- (vi) The applicant shall comply with relevant State Government laws, including those relating to lease of land, as applicable.
- (vii) The unit shall furnish details of PAN and jurisdictional assessing officer of the unit to CBDT.
- (viii) All the assets and liabilities in the name of 'Ebix Software India Pvt. Ltd.' shall continue to be valid in the name of "EbixCash Pvt. Ltd."

Ganesh

...2

विदेशी कार्यालय : व्यापार भवन, चतुर्थ तल, टैलरस्ट्रीट मार्ग, नई दिल्ली - 110001, दूरभाष 011-23701096

E-mail : < dc@nsezone.gov.in > Website : < www.nsezone.gov.in >

<Name - Const. change-RS>



भारत सरकार, वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग

विकास आयुक्त का कार्यालय

नोएडा विशेष आर्थिक क्षेत्र

नोएडा दादरी रोड, फेस-II, नोएडा-201305, जिला गौतम बुद्ध नगर

Government of India, Min. of Commerce & Industry, Deptt. of Commerce,

Office of the Development Commissioner

NOIDA SPECIAL ECONOMIC ZONE

Noida Dadri Road, Phase-II, NOIDA-201305, Distt. Gautam Budh Nagar (UP)

..2..

- (ix) Unit shall abide by the provisions of Special Economic Zones Act, 2005 and rules and orders / instructions made there under.
- (x) A Bond-cum-Legal Undertaking as per Form- "H" shall be executed in the new name of company by each unit.
- (xi) Unit shall contact the Estate Management Section, NSEZ for execution of revised lease deed in respect of each unit and ensure payment of transfer charges, if any, before execution of Bond-cum-LUT.
- (xii) Unit shall ensure to obtain EPCES membership in terms of Rule 2(1)(zg) read with Rule 22(1)(v) of SEZ Rules, 2006 in the name of M/s. EbixCash Pvt. Ltd. and submit a valid copy of the same from time to time.
- (xiii) Unit shall ensure that the details of this permission letter are incorporated / updated in the unit details/database on SEZONLINE SYSTEM at the earliest.
- (xiv) All other terms and conditions of the abovementioned LOAs and/or as amended from time to time shall remain unchanged.
- (xv) Unit shall submit acceptance of terms & conditions of this letter to the Development Commissioner, NSEZ immediately.

Please keep this letter along with the original LOA/LOA Amendment/LOA Renewal etc. issued by this office.

अवदीय,

(Signature)
16/10/2020

(प्रमोद कुमार)

सहायक विकास आयुक्त

प्रतिलिपि:

1. Specified Officer, NSEZ – for information and necessary action.
2. Estate Officer, NSEZ Authority – along with copy of minutes for information and necessary action and also for examination of issue of levy of transfer charges in the matter of Shareholding changes.
3. Copy for project file of Unit-II.
4. Copy for project file of Unit-III.

सहायक विकास आयुक्त





भारत सरकार, वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग
विकास आयुक्त का कार्यालय
नीएडा विशेष आर्थिक क्षेत्र
नीएडा बाइरो रोड, फेस-II, नीएडा-201305, जिला गौतम बुद्ध नगर
दूरभाष: 0120-2567268-70, फैक्स: 0120-2562314, 2567276
ई-मेल: dc@nsez.gov.in वेबसाइट: www.nsez.gov.in



F.No. 05/06/2017-Proj/8624

Dated: 05/11/2020

To

मैसर्स इवीक्सकैश प्रा० लि०, (इकाई-111)
(पूर्व में मैसर्स इवीक्स सॉफ्टवेयर इंडिया प्रा० लि०, इकाई-111)
प्लॉट संख्या-118, 119ए, 120 और 121,
नी० वि० आ० क्षेत्र नीएडा

विषय: उत्पादन/गतिविधियों के प्रारंभ होने की तिथि को रिकार्ड पर लेने के लिए
Ref:- LOA (Letter of approval) No. 05/06/2017-Proj/13557 dated 19.12.2017.

महोदय,

आपके उपरोक्त विषयक पत्र दिनांक 17.03.2020, 17.06.2020 और 08.09.2020 एवं ऑनलाइन Request No. 422000159626 एवं दिनांक 21.09.2020 को सम्पन्न अनुमोदन समिति की बैठक में कंपनी के नाम में बदलाव के संबंध में दिये गये निर्णय का संदर्भ ग्रहण करते हुए मुझे यह सूचित करने का निर्देश हुआ है कि उत्पादन शुरू होने की दिनांक (DCP) 12.03.2020 (first invoice की दिनांक के आधार पर) अभिलेख में दर्ज कर ली गई है, और तदनुसार आपका एल० ओ० ए० (Letter of Approval) दिनांक 19.12.2017 उत्पादन शुरू होने की दिनांक 12.03.2020 से पांच वर्ष तक अर्थात् दिनांक 11.03.2025 तक वैध रहेगा। एल० ओ० ए० की उक्त वैधता एल० ओ० ए० एवं अनुबंध-सह-वैधिक वचनपत्र (BLUT), के नियम और शर्तों, एवं एस० ई० जैड अधिनियम, 2005 और उसके अन्तर्गत बनाये गये एस० ई० जैड० नियम, 2006 के प्रावधानों के अनुपालन के अधीन है।

आपसे यह अनुरोध किया जाता है कि आप उपरोक्त विषय से सम्बंधित विवरण एस. ई. जैड ऑनलाइन सिस्टम पर सात दिन के अन्दर अद्यतन करना सुनिश्चित करें। इसके अतिरिक्त आप एस. ई. जैड प्रावधानों के अंतर्गत कोई भी छूट, झाँझ एवं रियायत प्राप्त करने हेतु ई. पी. सी. ई. एस. से पंजीकरण-सह-सदस्यता प्रमाण पत्र की प्राप्ति सुनिश्चित करेंगे एवं उसकी अद्यतन/वैध प्रति समय-समय पर इस कार्यालय में रिकॉर्ड हेतु जमा करेंगे।

प्रतिलिपि:

1. निर्दिष्ट अधिकारी, नी० वि० आ० क्षेत्र।
2. सम्पदा अधिकारी, नी० वि० आ० क्षेत्र।

भवदीय

05/11/2020
(प्रमोद कुमार)
सहायक विकास आयुक्त

सहायक विकास आयुक्त





भारत सरकार, वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग

विकास आयुक्त का कार्यालय

नीएडा विशेष आर्थिक क्षेत्र

नीएडा वादरी रोड, फेस-II, नीएडा.201305, जिला गौतम बुद्ध नगर

दूरभाष: 0120-2567268-70, 0120-3021444-46 फैक्स: 0120-2562314, 2567276

ई-मेल : dc@nsez.gov.in वेबसाइट : www.nsez.gov.in



F.No. 05/06/2017-Proj/ 16275

Dated: 12/2019

To 24/12/19

M/s. Ebix Software India Pvt. Ltd., (Unit-III)

Plot No. 118, 119A, 120 & 121,

NSEZ, NOIDA

विषय : Proposal for Extension of validity of LOA.

Ref:- No.05/06/2017-proj/13557 dated 19.12.2017.

महोदय,

I am directed to refer to your letter dated 11.12.2019 on the subject cited above and to convey the approval of the Competent Authority, NSEZ in terms of Rule 19(4) of the SEZ Rules, 2006 for extension in the validity of LOA dated 19.12.2017 for a period of three months i.e. up to 18.03.2020 subject to the condition that all other terms and conditions of LOA dated 19.12.2017 will remain unchanged.

You shall implement the project, execute BLUT and commence operation under intimation to this office within the extended validity of LOA.

You shall also ensure updation of data in SEZ Online.

Please keep this letter along with the LOA dated 19.12.2017.

भवदीय,
(प्रमोद कुमार)
सहायक विकास आयुक्त

प्रतिलिपि:

1. निर्दिष्ट अधिकारी, नीएडा विशेष आर्थिक क्षेत्र।
2. उप विकास आयुक्त, नौ० वि० आ० क्षेत्र प्राधिकरण।

सहायक विकास आयुक्त



भारत सरकार, वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग
विकास आयुक्त का कार्यालय
नोएडा विशेष आर्थिक क्षेत्र
नोएडा दादरी रोड, फेस-II, नोएडा-201305, जिला गौतम बुद्ध नगर
Government of India, Min. of Commerce & Industry, Deptt. of Commerce,
Office of the Development Commissioner
NOIDA SPECIAL ECONOMIC ZONE
Noida Dadri Road, Phase-II, NOIDA-201305, Distt. Gautam Budh Nagar (UP)

फा.सं. 05/06/2017-Proj/ 1992

दिनांक: 15/02/2019

रोवा में,

18/2/19

✓ मैसर्स इवीक्स साफ्टवेयर इण्डिया प्रा0 लि0,
प्लॉट नं0 119ए, 120 ओर 121,
नो0 वि0 आ0 से0,
नोएडा उत्तर प्रदेश - 201305.

विषय: LOA की वैधता में विस्तार हेतु प्रस्ताव - reg.

Ref: LOA No. 05/06/2017-Proj/13557 dated 19/12/2017

महोदय,

I am directed to refer to your letter dated 30.01.2019 online application No. 191900000261 on the subject cited above and to convey the approval of the Competent Authority, NSEZ in terms of Rule 19(4) of the SEZ Rules, 2006 for extension in the validity of LOA dated 19.12.2017 for a further period of one year i.e. up to 18.12.2019 subject to the condition that all other terms and conditions of LOA dated 19.12.2017 will remain unchanged.

You shall implement the project and commence operation under intimation to this office within the extended validity of LOA.

You shall also ensure updation of data in SEZ Online.

Please keep this letter along with the LOA dated 19.12.2017.

भवदीय,

मोहन
(मोहन धीर रुहेला)
सहायक विकास आयुक्त

प्रतिलिपि:

निर्दिष्ट अधिकारी, नोएडा विशेष आर्थिक क्षेत्र ।

सहायक विकास आयुक्त





भारत सरकार, वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग

विकास आयुक्त का कार्यालय

नौएडा विशेष आर्थिक क्षेत्र

नौएडा दादरी रोड, फेस-II, नौएडा-201305, जिला गौतम बुद्ध नगर

Government of India, Min. of Commerce & Industry, Deptt. of Commerce,

Office of the Development Commissioner

NOIDA SPECIAL ECONOMIC ZONE

Noida Dadri Road, Phase-II, NOIDA-201305, Distt. Gautam Budh Nagar (UP)



No. 05/06/2017-PROJ/ 13557

Dated: 19/12/2017

To

19/12/17

M/s. Ebix Software India Pvt. Ltd.,

Plot No. 122 & 123,

NSEZ, Noida,

Uttar Pradesh - 201305.

Sub: Your proposal for setting up a unit in the Noida Special Economic Zone.

Reference: Your application dated 28/11/2017.

Dear Sir,

With reference to the above mentioned application, Development Commissioner, Noida Special Economic Zone is pleased to extend to you all the facilities and entitlements admissible to a unit in a Special Economic Zone subject to the provisions of the Special Economic Zones Act, 2005 and the rules and orders made there-under and for the establishment of a unit at Noida Special Economic Zone in the State of Uttar Pradesh for undertaking authorized operations, namely, rendering services as under:-

Authorized Operations

1. Service activities

Information Technology (IT) & IT enabled services including Research & Development Services, Computer Software Services, Data Processing, Legal data base processing, Remote maintenance services, Revenue accounting, Support centres & Website services.

Projected Exports:	Annual	First Year	Rs.	6500.00	Lakhs
		Second Year	Rs.	7150.00	Lakhs
		Third Year	Rs.	8125.00	Lakhs
		Fourth Year	Rs.	8775.00	Lakhs
		Fifth Year	Rs.	9100.00	Lakhs
		NFE Earnings:	Rs.	38759.00	Lakhs

This approval is subject to following terms and conditions:

- You shall export services as per Provisions of the Special Economic Zones Act, 2005 and Rules made there-under for a period of five years from the date of commencement of production. For this purpose, you shall execute the Bond-cum-Legal Undertaking as prescribed under the Special Economic Zone Rules, 2006.
- You shall fulfill the pollution control requirements, as may be prescribed by the Pollution Control authorities.
- You shall achieve positive Net Foreign Exchange (NFE) as Prescribed in the Special Economic Zone Rules, 2006 for the period you operate as a Unit in the Special Economic Zone from the commencement of production, failing which you

City Office : State Trading Corporation of India Ltd. 4th Floor, Jawahar Vyapar Bhawan, Tolstoy Marg, New Delhi-110001

Tel. Zone Office : [Code- from outside 0120] 2567270, 3021444-46, Fax : 2562314, 2567276

City Office Tel. No.: 011-23701096 E-mail : <dc@nsez.gov.in> : Website : <www.nsez.gov.in>

<LOA New-Service-Rites>

Ravi Kumar Datta





भारत सरकार, वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग

विकास आयुक्त का कार्यालय

नौएडा विशेष आर्थिक क्षेत्र

नौएडा दादरी रोड, फेज-II, नौएडा-201305, जिला गौतम बुद्ध नगर

Government of India, Min. of Commerce & Industry, Deptt. of Commerce,

Office of the Development Commissioner

NOIDA SPECIAL ECONOMIC ZONE

Noida Dadri Road, Phase-II, NOIDA-201305, Distt. Gautam Budh Nagar (UP)



- shall be liable for penal action under the Foreign Trade (Development and Regulation) Act, 1992.
- (iv) You may import or procure from the Domestic Tariff Area all the items required for your authorized operations under this approval, except those prohibited under the ITC (HS) Classifications of Export and Import items.
 - (v) You may supply/sell services in the Domestic Tariff Area against free foreign exchange only in terms of the provisions of the Special Economic Zones Act, 2005 and Rules and orders made there-under.
 - (vi) This Letter of Approval is valid for a period of one year from its date of issue. You shall implement the project and commence production within one year period or within such period as may be extended.
 - (vii) Date of commencement of production shall be intimated to the Development Commissioner.
 - (viii) You shall file softex forms as per RBI guidelines on the subject.
 - (ix) You shall comply with the definition of services as given in Section 2(z) of SEZ Act, 2005.
 - (x) This Letter of Approval shall be valid for a period of five years from the date of commencement of production.
 - (xi) The approval is based on the details furnished by you in your Project proposal/application.
 - (xii) You shall abide by the provisions of Special Economic Zones Act, 2005 and the Rules and orders/Instructions made there-under.
 - (xiii) You have the option to renew the approval or exit in terms of the provisions of the Special Economic Zones Act, 2005 and the rules and orders made there-under.
 - (xiv) You will obtain all required NOCs/approvals from the respective Authorities, including NOC from Pollution Control Authorities.
 - (xv) You shall confirm acceptance of the above terms and condition to the Development Commissioner within forty-five days of issue of this Letter of Approval.
 - (xvi) If you fail to comply with the conditions stipulated above, this Letter of Approval shall be cancelled as per the provisions of the Special Economic Zones Act, 2005 and the rules and orders made there-under.
 - (xvii) All future correspondence including for amendments/changes in terms and conditions of the Letter of Approval or for extension of its validity shall be addressed to the Development Commissioner.

Yours faithfully,

(R.K. SRIVASTAVA)

DY. DEVELOPMENT COMMISSIONER

Copy forwarded to:-

1. The Specified Officer, Noida SEZ, Noida.

DY. DEVELOPMENT COMMISSIONER

City Office : State Trading Corporation of India Ltd. 4th Floor, Jawahar Vyapar Bhawan, Tolstoy Marg, New Delhi-110001

Tel. Zone Office : [Code- from outside 0120] 2567270, 3021444-46, Fax : 2562314, 2567276

City Office Tel. No.: 011-23701096; E-mail : < dco@sez.gov.in > : Website : < www.sez.gov.in >

<LOA New Service-Rites>



भारत सरकार, वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग
विकास आयुक्त का कार्यालय
नौएडा विशेष आर्थिक क्षेत्र
नौएडा दादरी रोड, फेस 2, नौएडा-201305, जिला गौतम बुद्ध नगर
Government of India, Min. of Commerce & Industry, Deptt. of Commerce,
Office of the Development Commissioner
NOIDA SPECIAL ECONOMIC ZONE
Noida Dadri Road, Phase-II, NOIDA-201305, Distt. Gautam Budh Nagar (UP)

F. No. NEPZ/EM-87/90-91

Dated: 23.03.2018

POSSESSION CERTIFICATE

I, Satya Bushan Kotru, Director of M/s. Ebix Software India Pvt. Ltd.(Unit-3) have taken over the possession of Plot No. 118, NSEZ measuring 1022.00 sq. mtrs on 23.03.2018.

I have satisfied myself with the measurement and dimension of the Plot.

Location of Plot No. 118	Dimension of Plot	Area in sq. mtrs.
North 24 mtrs. wide road	40.00 mtrs.	1022.00 sq. mtrs.
South Plot No. 119, NSEZ	40.00 mtrs.	
East Plot No. 117, NSEZ	26.10 mtrs.	
West 45 mtrs. wide road	25.00 mtrs	
Possession handed over	Possession taken over	

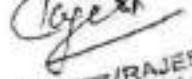

(Ramveer Singh)
Caretaker


(Satya Bushan Kotru)
Director
M/s Ebix Software India Pvt. Ltd.(Unit-3)


Countersigned


(Rajesh Kumar)
Estate Officer
&

Deputy Development Commissioner


राजेश कुमार/RAJESH KUMAR
ज्य. विकास आयुक्त एवं सहायक, वाणिज्य विभाग
नौएडा विशेष आर्थिक क्षेत्र, नौएडा-201305
नौएडा रोड, फेस-2, नौएडा-201305, जिला गौतम बुद्ध नगर
Ministry of Commerce & Industry, Deptt. of Commerce,
Office of the Development Commissioner
Noida Dadri Road, Phase-II, NOIDA-201305, Distt. Gautam Budh Nagar (UP)

M/s Ebix Software India Pvt. Ltd.(Unit-3), Plot No. 122 & 123, NSEZ, Noida-201305

D.O. (Customs)/S.O./Project Section/Caretaker/Asst. Rent Recovery /Computer Section/Labour Section.
For Ebix Software India Pvt. Ltd.

Director





भारतीय विधि
भारत सरकार
Unique Identification Authority of India
Government of India

नामांकन क्रम/ Enrolment No.: 0649/71161/00523

To
सत्य भूषण कोठरी
Satya Bushan Kotru
S/O Hira Lal Kotru
417, VASTO - 1, MAHAGUN MANSION - 2
1/4, VAIBHAV KHAND
INDIRAPURAM
Shipra Sun City
Ghaziabad Uttar Pradesh - 201014
9811790543

Generation Date: 28/12/2011



QR Code with Photo

आपका आधार क्रमांक / Your Aadhaar No. :

6150 8097 1173

VID : 9107 9097 8384 5999

मेरा आधार, मेरी पहचान



भारत सरकार
Government of India



सत्य भूषण कोठरी
Satya Bushan Kotru
जन्म तिथि/DOB: 15/03/1969
पुरुष MALE

6150 8097 1173

VID : 9107 9097 8384 5999

मेरा आधार, मेरी पहचान



Government of India



सूचना

- आधार पहचान का प्रमाण है, नागरिकता का नहीं।
- पहचान का प्रमाण ऑनलाइन ऑथेंटिकेशन द्वारा प्राप्त करें।
- यह एक इलेक्ट्रॉनिक प्रक्रिया द्वारा बना हुआ पत्र है।

INFORMATION

- Aadhaar is a proof of identity, not of citizenship.
- To establish identity, authenticate online.
- This is electronically generated letter.

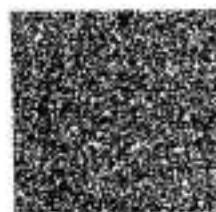
- आधार देश भर में मान्य है।
- आधार भविष्य में सरकारी और गैर-सरकारी सेवाओं का लाभ उठाने में उपयोगी होगा।
- Aadhaar is valid throughout the country.
- Aadhaar will be helpful in availing Government and Non-Government services in future.



भारतीय विधि
Unique Identification Authority of India

पता:
S/O Hira Lal Kotru, 417, VASTO - 1, MAHAGUN MANSION - 2, 1/4, VAIBHAV KHAND, INDIRAPURAM, Ghaziabad, उत्तर प्रदेश - 201014

Address:
S/O Hira Lal Kotru, 417, VASTO - 1, MAHAGUN MANSION - 2, 1/4, VAIBHAV KHAND, INDIRAPURAM, Ghaziabad, Uttar Pradesh - 201014



QR Code with Photo

6150 8097 1173

VID : 9107 9097 8384 5999

मेरा आधार, मेरी पहचान

Handwritten signature



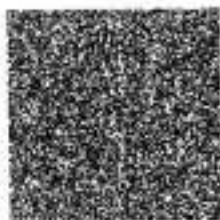


भारत सरकार
Government of India

भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

नामांकन क्रम/ Enrolment No.: 0000/00117/06679

To
संजय सिंह
Sanjay Singh
S/O Urf Atam Singh
E-804
8th Floor
Paramount Emotions Greater Noida West
Biharakh
Gautam Buddha Nagar Uttar Pradesh - 201306
7818366124



आपका आधार क्रमांक / Your Aadhaar No. :

3477 1986 5754

VID : 9147 9936 0803 8197

मेरा आधार, मेरी पहचान



भारत सरकार
Government of India



संजय सिंह
Sanjay Singh
जन्म तिथि/DOB: 10/10/1978
पुरुष/ MALE

3477 1986 5754

VID : 9147 9936 0803 8197

मेरा आधार, मेरी पहचान



Government of India



सूचना

- आधार पहचान का प्रमाण है, नागरिकता का नहीं।
- सुरक्षित QR कोड / ऑफलाइन XML / ऑनलाइन ऑथेंटिकेशन से पहचान प्रमाणित करें।
- यह एक इलेक्ट्रॉनिक प्रक्रिया द्वारा बना हुआ पत्र है।

INFORMATION

- Aadhaar is a proof of identity, not of citizenship.
- Verify identity using Secure QR Code/ Offline XML/ Online Authentication.
- This is electronically generated letter.

- आधार देश भर में मान्य है।
- आधार कई सरकारी और गैर सरकारी सेवाओं को पाना आसान बनाता है।
- आधार में मोबाइल नंबर और ईमेल ID अपडेट रखें।
- आधार को अपने स्मार्ट फोन पर रखें, mAadhaar App के साथ।

- Aadhaar is valid throughout the country.
- Aadhaar helps you avail various Government and non-Government services easily.
- Keep your mobile number & email ID updated in Aadhaar.
- Carry Aadhaar in your smart phone – use mAadhaar App.

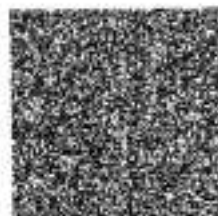


भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India



पता:
एच /ओ जीता उर्फ अतम सिंह, ई-804, 8th फ्लोर,
परमाउंट इमोशंस ग्रेटर नोइडा वेस्ट, बिहारख, गौतम बुद्ध
नगर,
उत्तर प्रदेश - 201306

Address:
S/O Urf Atam Singh, E-804, 8th Floor,
Paramount Emotions Greater Noida West,
Biharakh, Gautam Buddha Nagar,
Uttar Pradesh - 201306



3477 1986 5754

VID : 9147 9936 0803 8197

1947 | help@uidai.gov.in | www.uidai.gov.in





भारतीय विशिष्ट पहचान प्राधिकरण
भारत सरकार
Unique Identification Authority of India
Government of India



E-Aadhaar Letter

नामांकन क्रमांक/Enrolment No.: 2017/94009/10515

Vinod Kumar Singh (विनोद कुमार सिंह)

S/O: Lalji Singh, 143, Near Ghatwa School, Sonai,
Allahabad,
Uttar Pradesh - 212301

आपका आधार क्रमांक/ Your Aadhaar No.:

2068 9693 3459



आधार-आम आदमी का अधिकार



1947
1800 303 1947



help@uidai.gov.in



www.uidai.gov.in

- आधार देश भर में मान्य है।
- आधार के लिए आपको एक ही बार नामांकन दर्ज करवाने की आवश्यकता है।
- कृपया अपना नवीनतम मोबाइल नंबर तथा ई-मेल पता दर्ज कराएं, इससे आपको विभिन्न सुविधाएं प्राप्त करने में सहायित होगी।

- Aadhaar is valid throughout the country.
- You need to enrol only once for Aadhaar.
- Please update your mobile number and e-mail address. This will help you to avail various services in future.

Signature Not Verified

Digitally signed by Sandeep Bhardwaj
Date: 2018.05.30 11:35:25 IST



भारत सरकार
GOVERNMENT OF INDIA



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA



विनोद कुमार सिंह
Vinod Kumar Singh
जन्म तिथि/ DOB: 11/08/1984
पुरुष / MALE



पता:

संबोधित: लालजी सिंह,
143, घटवा विद्यालय के
पार्क, सोनई, इलाहाबाद,
उत्तर प्रदेश - 212301

Address:

S/O: Lalji Singh, 143, Near Ghatwa
School, Sonai, Allahabad,
Uttar Pradesh - 212301

2068 9693 3459

2068 9693 3459

आधार-आम आदमी का अधिकार

Aadhaar-Aam Admi ka Adhikar

(Handwritten signature)





CERTIFIED TRUE COPY OF RESOLUTION PASSED AT THE MEETING OF THE SUB COMMITTEE OF THE BOARD OF DIRECTORS OF EBIXCASH LIMITED (FORMERLY KNOWN AS EBIXCASH PRIVATE LIMITED) HELD ON THURSDAY ON 30TH JUNE, 2022 AT 10.30 AM AND CONCLUDED AT 10.50 AM AT PLOT NO. 122 & 123 NSEZ, PHASE - II, NOIDA GAUTAM BUDDHA NAGAR 201305

AUTHORISATION TO SIGN NECESSARY DOCUMENTS WITH SEZ AUTHORITIES

"RESOLVED THAT the consent of the Committee of Directors be and is hereby accorded to give authorization to Mr. Satya Bushan Kotru, Authorised Signatory of the Company to sign, execute sub-lease deed(s), agreements, documents and other writings as may be necessary or required for Unit I (Plot No.122 & 123, NSEZ, Noida), Unit II (Plot No. 112 & 113, NSEZ, Noida) & Unit III (Plot No. 118, 119A, 120 & 121 NSEZ, Noida), and to accept and execute any amendments, as and when required."

CERTIFIED TO BE TRUE
FOR EBIXCASH LIMITED
(FORMERLY KNOWN AS EBIXCASH PRIVATE LIMITED)


VIKAS VERMA
DIRECTOR
DIN: 03511116



bixCash Limited (Formerly known as EbixCash Private Limited)

Registered Office : 101, First Floor, 4832/24, Ansari Road, Darya Ganj, New Delhi-110002
Corporate Office: Plot No. 122 & 123, NSEZ, Phase - II, Noida - 201305 (Uttar Pradesh)
: +91-120-4688400 | F : +91-120-2460870 | E : info@ebixcash.com

CIN : U72900DL2002PLC392081



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

AAACE9981H



नाम / Name
EBIXCASH LIMITED

निगमन/गठन की तारीख
Date of Incorporation/Formation
26/04/2002

इस कार्ड के खोने/पाने पर कृपया सूचित करें/लौटाएं:
आयकर पैन सेवा इकाई, एन एस डी एल
5 वीं मंजिल, मंत्री स्टर्लिंग,
प्लॉट नं. 341, सर्वे नं. 997/8,
मॉडल कॉलोनी, दीप बंगला चौक के पास,
पुणे - 411 016.

*If this card is lost / someone's lost card is found,
please inform / return to :*

Income Tax PAN Services Unit, NSDL
5th Floor, Mantri Sterling,
Plot No. 341, Survey No. 997/8,
Model Colony, Near Deep Bungalow Chowk,
Pune - 411 016.

Tel: 91-20-2721 8080, Fax: 91-20-2721 8081
e-mail: tininfo@nsdl.co.in



10-02-2002

THE CUSTOMS ACT, 1962

1. The Board will continue to be under the Ministry of Commerce and Industry, Government of India, New Delhi, 110002.

11. K. MITTAL, A. Secy

Copy



2. The Board will continue to be under the Ministry of Commerce and Industry, Government of India, New Delhi, 110002.

11. K. MITTAL, A. Secy

Resolution

File No. 100, dated 12th December, 2001

1. The Government of India have recommended a scheme for the Export and Import Policy for the setting up of Special Economic Zones in the country to promote exports. The policy provides that Special Economic Zone may be set up in ports, airways, inland waterways or by land. The Government of India has decided to set up Special Economic Zones in the country. The Government of India has decided to set up Special Economic Zones in the country. The Government of India has decided to set up Special Economic Zones in the country.

11. K. MITTAL, A. Secy

Deputy Director, Noida Special Economic Zone Authority
Noida Special Economic Zone Authority
Ministry of Commerce & Industry, Govt. of India
Noida Sector 18, Noida-201305 (U.P.)

For EbixCash Limited

[Signature]
Authorised Signatory

अभिषुका ।

अदिशः

[illegible]

∴ गलत है,

Lisa Linka

१. रक्षा मित्रता ।

प्रमुख सचिव।

संख्या: ५०/१०-११-२००४-५००१८५१/२००१, दिनांक:

राजकीय समिति का मान्यता प्राप्त प्रमाण, मन्त्रालय को प्रमाणित करने के साथ प्रेषित कि कृपया इसे
दिनांक 22 अक्टूबर 1954 के आधार पर मन्त्र के भाग-4, खण्ड-14 में प्रमाणित प्रमाणित
करा दें, ताकि इस प्रमाण की 200 प्रतियाँ शासन के आ अनुभाग को तथा 100 प्रतियाँ
महानिरीक्षण विभाग, उत्तर प्रदेश, अलाहाबाद के कार्यालय को उपलब्ध करा दें।

आपका है

212

अल्पमिति

For EbixCash Limited

Authorized Signatory

संख्या: 80/नो-5- 249/11-2004-5001851/2001, दिनांक:

प्रतिनिधि निम्न की सुझाव एवं आवश्यक कार्यवाही के प्रस्ताव -

- 111 प्रमुख अधिकारी, औद्योगिक विकास विभाग, उत्तर प्रदेश सरकार।
- 121 आयुक्त स्टाफ, उत्तर प्रदेश, झांसी।
- 131 प्रमुख कार्यवाही अधिकारी, नोडल कार्यालय गाँवियाबादा।
- 141 प्रमुख कार्यवाही अधिकारी, जेडर नोडल कार्यालय गाँवियाबादा।
- 151 निष्ठाधिकारी, गाँवियाबादा।
- 161 तत्काल महानिरीक्षक निबन्धन, लोकसेवा आयोग, गाँवियाबादा।
- 171 तत्काल निदेशाधिकारी, तत्काल निदेशाधिकारी कार्यालय, सेक्टर-16, नोडल कार्यालय गाँवियाबादा।
- 181 अधिकारी निदेश, प्रयोग, नमू, 11 ती मात स्टेन्यु, लखनऊ।
- 191 हेमचन्द्र कामनर, निदेशाधिकारी प्रमुख, नोडल कार्यालय गाँवियाबादा।
- 1101 निदेशाधिकारी, नोडल कार्यालय गाँवियाबादा।
- 1111 निदेशाधिकारी, नोडल कार्यालय गाँवियाबादा।
- 1121 निदेशाधिकारी, नोडल कार्यालय गाँवियाबादा।
- 1131 निदेशाधिकारी, नोडल कार्यालय गाँवियाबादा।

Handwritten signature

DR. NITIN GUPTA
Joint Development Commissioner
Special Economic Zone
Ministry of Commerce & Industry
Govt of India Phase-II, Noida-201305

Handwritten signature

DR. NITIN GUPTA
Joint Development Commissioner
Special Economic Zone
Ministry of Commerce & Industry
Govt of India Phase-II, Noida-201305

DR. NITIN GUPTA
Joint Development Commissioner

Handwritten signature

For Ebiex Cash Limited

Authorised Signatory

ALL BY: HTA-DIR-INDIA

The Governor is pleased to order the publication of the following English translation of the notification, No. H.D.S. 3249/11-2004-500(US)/2001 dated June 22, 2004 for general information.

NOTIFICATION

ORDER

No. H.D.S. 3249/11-2004-500(US)/2001

Dindigul, dated June 22, 2004

In exercise of the powers under clause (a) of sub-section (1) of section 9 of the Indian Stamp Act, 1899 (Act No. 2 of 1899) as amended from time to time in its application to Uttar Pradesh, the Governor is pleased to remit the stamp duty chargeable under Article 35 of Schedule 1-B on instruments of sub-lease of land situated in Noida Export Processing Zone, Noida, District Ghaziabad and executed between the President of India through Development Commissioner, Government of India, Ministry of Commerce and Industry and the sub-lease/allottee.

By order,

(Signature)

(H.D.S. 3249)
Premchand Mishra

(Signature)

(Signature)

(Signature)
Deputy Commissioner
Noida Export Processing Zone
Noida, District Ghaziabad

STIN GUETA
Deputy Commissioner
Noida Export Processing Zone
Noida, District Ghaziabad
Ministry of Commerce & Industry, Govt. of India
Noida Data Road, Phase II, Noida-201305 (U.P.)

For EbixCash Limited

(Signature)

Authorised Signatory



SIGNED, SEALED AND DELIVERED

By Nitin Gupta, Deputy Development Commissioner, Noida Special Economic Zone Authority, on behalf of **the Chairperson and Chief Executive Officer, Noida SEZ Authority, Noida** in the presence of:-

SIGNED, SEALED AND DELIVERED

By the above named of Sub-lessee

In the presence of:-

1. Signature.....

Name**SARAJAY SINGH**

Address:**S.E.M. 8th FLOOR PARAMOUNT EMOIONS. HR Noida.**

2. Signature.....

Name**Vinod Kumar Singh**

Address:

The common seal of the above named sub-lessee was, pursuant to a resolution of its Board of Directors passed in that behalf of theon the Day of affixed hereto in the presence of:

For Ebixdash Limited

Authorized Signatory


NITIN GUPTA
Deputy Development Commissioner
Noida Special Economic Zone Authority
Ministry of Commerce & Industry, Govt. of India
Noida Dadf Road, Phase-II, Noida-201309 (U.P.)

आवेदन सं०: 202200743050116

बही संख्या 1 जिल्द संख्या 8985 के पृष्ठ 1 से 50 तक क्रमांक
5163 पर दिनांक 05/08/2022 को रजिस्ट्रीकृत किया गया।

रजिस्ट्रीकरण अधिकारी के हस्ताक्षर



पूनम सिंह

उप निबंधक : सदर तृतीय

गौतम बुद्ध नगर

05/08/2022

प्रिंट करें

