

**NON – DEFAULT CERTIFICATE**

1. On the basis of examination of books of accounts and other relevant records and documents produced before us and explanations provided by the management of **M/s Splendor Landbase Limited** having CIN No. U45201DL2002PLC118130, a public limited company, registered under the provisions of the Companies Act, 1956 and having registered office at Unit No. 501-511, Fifth Floor, Splendor Forum, Plot No. 3, Jasola District Centre, New Delhi - 110025.
2. I hereby certify that the company has availed loan facilities from SWAMIH Investment Fund – I, sponsored by Government of India by way of subscription to unlisted, unrated, senior, secured, redeemable transferable Non-convertible Debentures (NCDs) having face value of Rs.100,000/- each, to finance the development of Phase-1 of the Group Housing Project of the company, namely ‘Splendor Grande Phase – 1’ situated at Sector-19, Panipat, Haryana (excluding low rise Block A and B).
3. The Company has issued/to issue up to 6170 NCDs for an aggregate value of up to Rs.61.70 Cr. in terms of Debenture Trust Deed dated 29.10.2021 executed inter alia between the company and IDBI Trusteeship Limited.
4. The Company has not defaulted in redemption of NCDs issued to SWAMIH Fund or making any payment to other stakeholders of the project under development since inception of the said project.


The above statement is true and correct to the best of my knowledge and nothing has been concealed.

This certificate has been issued at the request of the company.

**For Vijay Raj & Co.**  
**Chartered Accountants**  
(Firm Registration No.: 012900N)

New Delhi, 17.07.2024  
UDIN: 24092256BKBGYR6291



  
**Vijay Kumar Sharma**  
Proprietor  
(Membership No. 092256)