PARDOS CRAFT HOMES PRIVATE LIMITED

CERTIFIED TRUE COPY OF THE BOARD RESOLUTION PASSED AT THE MEETING OF THE BOARD OF DIRECTORS OF PARDOS CRAFT HOMES PRIVATE LIMITED ("COMPANY") HELD ON FRIDAY, 21st DAY OF NOVEMBER, 2025 AT THE REGISTERED OFFICE OF THE COMPANY SITUATED AT PUNJABI BHAWAN, FIRST FLOOR, 10, VISHNU DIGAMBER MARG, NEW DELHI, INDIA – 110002

GRANT OF AUTHORISATION TO REPRESENT THE COMPANY BEFORE THE OFFICE OF HARYANA REAL ESTATE REGULATORY AUTHORITY, GURUGRAM OR SUCH OTHER STATUTORY AUTHORITY FOR FILING OF APPLICATION.

"**RESOLVED THAT** the consent of the Partners be and is hereby accorded to apply, submit, represent the Company, for filing of application of Registration of Real Estate Projects under Haryana Real Estate Regulatory Authority, Gurugram.

RESOLVED FURTER THAT Mr. Jassa Singh Chawla be and is hereby authorized to represent the Company before the office of Haryana Real Estate Regulatory Authority, Gurugram and / or such other statutory authority from whom RERA Project Registration is required under Real Estate (Regulation and Development) Act, 2016 and Haryana Real Estate (Regulation and Development) Rules, 2017 framed thereunder and for the said purpose to sign, execute and represent all the documents, agreements, applications, affidavits, undertakings, attending of hearings etc. and to deposit the fees and charges etc. and generally to do all such acts, deeds or things which are incidental or consequential thereto.

RESOLVED FURTHER THAT Mr. Jassa Singh Chawla is authorized to submit all the documents and do communications related to registration of the Real Estate Project in the name of M/s Pardos Craft Homes Private Limited with the office of Haryana Real Estate Regulatory Authority, Gurugram and / or such other statutory authority from whom RERA Project Registration is required under Real Estate (Regulation and Development) Act, 2016 and Haryana Real Estate (Regulation and Development) Rules, 2017 framed thereunder.

Certified True Copy

For Pardos Craft Homes Private Limited

Jassa Singh Chawla
Director
DIN: 02543983
Address: 120, Sunder Nagar, Lodhi Road, New Delhi 110003

Pardos Craft Homes Private Limited

Sahil Sehgal
Director
DIN: 11315998
Address: 29/4, West Patel Nagar, Central Delhi, Delhi-110008

PARDOS CRAFT HOMES PRIVATE LIMITED

CERTIFIED TRUE COPY OF THE BOARD RESOLUTION PASSED BY THE BOARD MEMBERS OF PARDOS CRAFT HOMES PRIVATE LIMITED ("COMPANY") AT THE BOARD MEETING HELD ON FRIDAY, 21st DAY OF NOVEMBER, 2025 AT 2:00 P.M. AT THE REGISTERED OFFICE OF THE COMPANY SITUATED AT FIRST FLOOR, PUNJABI BHAWAN, 10 VISHNU DIGAMBER MARG, NEW DELHI-110002

APPROVAL FOR OPENING OF RERA BANK ACCOUNT WITH KOTAK MAHINDRA BANK LIMITED

"**RESOLVED THAT** the board in the board meeting dated 21st November, 2025 that following accounts be opened with Kotak Mahindra Bank Limited ("bank")

A/C TITLE	ACCOUNT TYPE
Pardos Craft Homes Private Limited – SAKURA Rera Account	Special Account (RERA)
Pardos Craft Homes Private Limited – SAKURA Master Account	Current Account (Collection)
Pardos Craft Homes Private Limited – SAKURA Free Account	Current Account (Main/Operations)

FURTHER RESOLVED THAT any one of authorised signatories of the company listed below are hereby authorized to sign, submit and provide instructions, applications, undertakings, execute POA in favour of bank, execute agreement and other requisite documents, writings and deeds as may deemed necessary, close the bank account and give effect to this resolution.

Sr .No.	Name	Designation
1.	Mr. Jassa Singh Chawla	Director
2.	Mr. Sanjay Pandey	Authorised Signatory

The account will be opened by the following ~~Jointly~~/Severally:

Sr .No.	Name	Designation
1.	Mr. Jassa Singh Chawla	Director
2.	Mr. Sanjay Pandey	Authorised Signatory

For RERA And collection Account - No Cheque Book and Net Bank transaction facilities shall be issued for RERA and Collection account and we have read the terms and conditions applicable to these services and accept the same.

For Pardos Craft Homes Pvt. Ltd.

Director/Authorised Signatory

For Pardos Craft Homes Pvt. Ltd.

Director/Authorised Signatory

Pardos Craft Homes Private Limited

PARDOS CRAFT HOMES PRIVATE LIMITED

For Main Operations Account - Bank be instructed to honour all cheques, promissory notes and other instruments drawn by and all bills accepted on behalf of the Company whether such account be in credit or overdrawn, and to accept and credit to the account of the Company all monies deposited

with or owing by the Bank on any account or accounts at any time or time kept or to be kept in the name of the Company and the amount of all cheques, notes, bills, other negotiable instruments, orders provided they are endorsed/signed by the signatories of the company and such signature(s) shall be sufficient authority to bind the Company in all transactions between the Bank and the Company including those specifically rendered

to herein.

And that the Company avails of the Net Banking, Phone Banking, Debit Card, Payment Gateway and any transactions services in Mutual Funds offered by Kotak Mahindra Bank. That the Company has read the terms and conditions applicable to these services and accepts the same.

And that the Company hereby authorises severally:

Sr .No.	Name	Designation
1.	Mr. Jassa Singh Chawla	Director
2.	Mr. Sanjay Pandey	Authorised Signatory

to avail of the Net Banking, Phone Banking, Debit Card, Payment Gateway and any transactions services in Mutual Funds offered by the Bank as outlined in the form prescribed by the Bank.That the Company undertakes to inform the Bank 15 days in advance in case any of its authorised signatory's Net Banking, Phone Banking, Debit Card, Payment Gateway access and any transactions services in Mutual Funds needs to be revoked. The Company will not hold the Bank responsible if it does not comply with the aforesaid term.

That the Company hereby authorises the Bank to mail/courier the Debit Card and other enabling access such as PIN, password, etc.to the attention of the person(s) authorised as above at the mailing address recorded with the Bank.

And that the Company do accept the terms and conditions applicable to such Account and services relating thereto and shall always be bound by and abide with them and their amendments from time to time.

And that the stamp/Common Seal of the Company be affixed to the application from for the aforesaid opening of account and availing products and services as stated in the Memorandum and Articles of Association of the Company.

And that a copy of any resolution of the Board if purporting to be certified as correct by any director of the Company or by the Secretary of the Company shall, as between the Bank and the Company, be conclusive evidence of the passing of the resolution so certified.

And that this resolution be communicated to the Bank and shall remain in force until notice in writing of its withdrawal, or cancellation is given to the Bank by the Company.

For Pardos Craft Homes Private Limited

Director/Authorised Signatory

PARDOS CRAFT HOMES PRIVATE LIMITED

Certified that the above is a correct copy of the resolution passed on by the Board of Directors and that it has been entered in the usual course of business in the minutes book of the Company and signed therein by the Chairman of the meeting/Company and is in accordance with the Memorandum and Articles of Association of the Company.

Certified True Copy

For Pardos Craft Homes Private Limited

For Pardos Craft Homes Pvt. Ltd.

Director/Authorised Signatory

Jassa Singh Chawla
Director
DIN: 02543983
Address: 120, Sunder Nagar,
Lodhi Road, New Delhi 110003

Pardos Craft Homes Private Limited

For Pardos Craft Homes Pvt. Ltd.

Director/Authorised Signatory

Sanjiv Syal
Director
DIN: 00271256
Address: C-102, Anand Niketan,
South Moti Bagh, South West Delhi,
Moti Bagh, Delhi 110021