

**LOAN AGREEMENT**

**DATED** \_\_\_\_\_

**BETWEEN**

**M/s.** \_\_\_\_\_ **Ltd.**

**AS BORROWER**

**AND**

**INDIAN RENEWABLE ENERGY DEVELOPMENT AGENCY  
LIMITED (IREDA)**

**AS LENDER**

(Rupee Loan)

**(Secured against Mortgage and Hypothecation etc.)**

## LOAN AGREEMENT

No. \_\_\_\_\_ Dated \_\_\_\_\_  
(Project No. \_\_\_\_\_)

Borrower	M/s. _____ Ltd.
Details of Project	Setting up of  (Project No. _____).
Loan Amount	Rs. _____ lakhs
Security	1. Mortgage of immovable properties.
	2. Hypothecation of movable assets
	3. Personal Guarantee of  i) Shri _____ ii) Shri _____ iii) Shri _____
	Promoters/ Directors of the Borrower
	4. Corporate Guarantee of  1) M/s. _____ Ltd. 2) M/s. _____ Ltd.
	Promoters of the Borrower
	5.(a) Post dated cheques towards payment of instalments of principal of loan
	b) Post dated cheques towards payment of instalments of interest on loan
	6. Trust & Retention Account
	1. Collateral Security
	2. Any other Security as may be stipulated

**INDIAN RENEWABLE ENERGY DEVELOPMENT AGENCY LTD**  
**(IREDA)**

**Core-4A, East Court, Ist Floor, India Habitat Centre,**  
**Lodhi Road, New Delhi – 110 003**

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## **LOAN AGREEMENT**

THIS AGREEMENT made this \_\_\_\_\_ day of \_\_\_\_\_,  
\_\_\_\_\_ at New Delhi between M/s \_\_\_\_\_  
Ltd. a Company within the meaning of the Companies Act, 1956 (1  
of 1956) and having its Registered Office at  
\_\_\_\_\_  
\_\_\_\_\_, in the State of \_\_\_\_\_ (hereinafter referred  
to as "the Borrower" which expression shall, unless it be  
repugnant to the subject or context thereof, include its successors  
and assigns) of the one part ;

AND

Indian Renewable Energy Development Agency Limited (IREDA), a  
Company registered under the Companies Act, 1956 and having  
its Registered Office at India Habitat Centre Complex, Ist Floor,  
Core-4A, East Court, Lodi Road, New Delhi-110 003 (hereinafter  
referred to as "the IREDA" which expression shall, unless  
repugnant to the subject or context thereof, include its successors  
and assigns) of the other part.

**ARTICLE - I**

**DEFINITIONS : GENERAL CONDITIONS**

**1.1 DEFINITIONS**

For the purpose of this Agreement the following terms shall have the following meanings:-

- i. "Financing Plan" means the financing plan as described in Schedule III hereto.
- ii. "General Conditions" mean the GENERAL CONDITIONS APPLICABLE TO ASSISTANCE PROVIDED BY INDIAN RENEWABLE ENERGY DEVELOPMENT AGENCY LIMITED (IREDA)
- iii. "Project" means the project to be financed as described in Schedule -II hereto.

**1.2 GENERAL CONDITIONS**

The Loan hereby agreed to be granted by IREDA shall be subject to the Borrower complying with the terms and conditions set out herein and also in the General Conditions a copy of which has been annexed hereto. The General Conditions shall be deemed to form part of this Agreement and shall be read as if they are specifically incorporated herein.

**ARTICLE - II**

**THE LOAN**

**2.1 AMOUNT AND TERMS OF LOAN**

The Borrower agrees to borrow from IREDA and IREDA agrees to lend to the Borrower, on the terms and conditions contained herein as also in the General Conditions, the sum mentioned in Schedule-I amounting to Rs. \_\_\_\_\_ lakhs (Rupees \_\_\_\_\_ only) . The said sums are hereinafter referred to as "the Loan".

**2.2 INTEREST :**

The Borrower shall pay to IREDA interest on the principal amount of loan at the rate prevalent on the date of drawl of first disbursement out of the sanctioned loan, irrespective of any changes in the interest rates in future. The present applicable rate of interest on the loan for the Project is \_\_\_\_\_% p.a. It is clarified that the rate of interest, as applicable is fixed and

- i. that no rebate in interest rate will be allowed on account of prompt repayments/payments and;
- ii. that the rate of interest is exclusive of interest tax, ie. plus interest tax at applicable rate, if any, shall be payable by the borrower.

Such interest shall be payable quarterly each year on the 31<sup>st</sup> March, 30<sup>th</sup> June, 30<sup>th</sup> September and 31<sup>st</sup> December.

**2.3 ADDITIONAL INTEREST ON INTERIM LOANS:**

Additional interest at the following rates over and above the applicable rate of interest will be charged on interim loan till creation of substantive security and which interim loan may be sanctioned to the Borrower on the wants of the case and at the sole discretion of IREDA and on the security of Bank Guarantee of Scheduled Commercial Bank.

**Period :**

a)	Upto 3 months from the date of disbursement of first interim loan.	___% p.a.
b)	Above 3 months and upto 6 months from the date of disbursement of first interim loan.	___% p.a.
c)	Above 6 months and upto 9 months from the date of disbursement of first interim loan.	___% p.a.

**Further interest :**

All interest which shall become due during the currency of the loan or any part thereof and for the time being remaining unpaid, and all other moneys which have become payable by the Borrower to IREDA, in case the same is not paid on the dates on which they fall due, carry further interest and shall be computed from the respective date(s) of such interest or moneys accruing due and all such interest and further interest which have become payable but not paid, shall become payable upon the footing of compound interest with rests taken or made quarterly as hereinbefore provided.

2.4 **FRONT END FEE**

The Borrower shall pay one time lump-sum Front-End Fee @ \_\_\_\_\_% of the amount sanctioned on or before the date of execution of Loan Agreement. The Front-End Fee once paid is not refundable.

2.5 **LAST DATES OF WITHDRAWAL OF LOAN :**

Unless IREDA otherwise agrees and on such terms and conditions as IREDA might stipulate which may include the condition for charging higher rate of interest than what is mentioned in the Loan Agreement, the terminal dates shall be as follows:-

- i. To sign Loan Agreement within six months from the date of issue of Sanction Letter
- ii. To draw first installment of loan within three months from the date of signing of Loan Agreement.
- iii. To draw final installment of loan before Twelve Months from the date of signing of Loan Agreement.

and that the Borrower shall be abide by the decision of IREDA in this behalf.

2.6 : **IMPOST,COSTS AND CHARGES :**

- i. The Borrower shall, during the currency of the loan bear all such imposts, duties and taxes (including interest and other terms, if any) as may be levied from time to time by the Government or other authority with the sanction of law pertaining to or in respect of the loan.

- ii. The Borrower shall pay all other costs, charges and expenses (including cost of investigation of title to the Borrower's properties and protection of the IREDA's interest and/or for creation of mortgage in favour of IREDA by way of exclusive first charge in any way incurred by IREDA and such additional stamp duty, other duties, taxes, charges and other penalties if and when the Borrower is required to pay according to other laws for the time being in force in the State in which its properties are situated or otherwise.
- iii. In the event of the Borrower, failing to pay the monies referred to in sub-clause (I) and (ii), IREDA will be at liberty (but shall not be obliged) to pay the same. The Borrower shall reimburse all sums paid by IREDA in accordance with the provisions contained in the General Conditions.

**2.7 : Liquidated Damages on defaulted amounts etc. :**

In case of default in payment of instalment of principal, interest and all other monies (except liquidated damages) on their respective due dates, the Borrower shall pay on the defaulted amounts, liquidated damages at the rate of \_\_\_\_% per annum for the period of default, over and above the applicable rate of interest for the project. Liquidated damages shall be payable in the manner and on the dates as specified in the Loan Agreement for payment of interest. Arrears of liquidated damages shall carry interest at the rate applicable to loan.

**2.8 : Reimbursement of Expenses :**

- i. The Borrower shall reimburse all sums paid by IREDA under the provisions of the loan Agreement within 30 days from the date of Notice of demand from IREDA. All such sums shall be debited to the Borrower's loan Account and shall carry interest from the date of payment till such reimbursement at the applicable Lending Rate.
- ii. In case of default in making such reimbursement within 30 days from the date of notice of demand, the Borrower shall also pay on the defaulted amounts liquidated damages at the rate of 5% per annum from the expiry of 30 days from the date of notice of demand till reimbursement in accordance with the provisions of section 2.7.

**2.9 REPAYMENT**

The Borrower undertakes to repay the principal amount of the Loan in accordance with the Amortization Schedule set forth in Schedule V hereto.



**ARTICLE - III**  
**SECURITY**

3.1 **SECURITY FOR THE LOAN**

The loan together with the interest, interest tax, liquidated damages, front end fee premia on repayment or on redemption, costs, expenses and other monies shall be secured by ;

i) **Exclusive First charge by way of mortgage** in favour of IREDA on all the Borrower's immovable properties/assets both existing and future including and pertaining to

\_\_\_\_ (Project No. \_\_\_\_\_)

ii) **Exclusive First charge by way of hypothecation** in favour of IREDA of all the Borrower's movable assets/properties both existing and future including and pertaining to

\_\_\_\_ (Project No. \_\_\_\_\_) , subject to prior charge created/to be created in favour of the Borrower's Banks, on stocks of raw materials, finished/semi finished goods and consumable stores.

iii) Deposit of Post dated cheques towards repayment of instalments of principal of loan amount in accordance with agreed repayment schedule and instalments of interest payable thereon.

iv) Trust and Retention Account

v) Collateral Security

vi) Any other Security as may be stipulated.

vii) The Promoters of the Borrower shall give undertakings that i) they shall meet the shortfall, if any, occurring in the cost of the project and/or for working capital requirements;(ii) they shall not pledge/dispose off their share holdings in the company during the currency of IREDA loan. Further whole time directors shall give undertakings that they shall not resign their office/s as Managing Director/whole time director(s) without the approval of IREDA.

3.2 **CREATION OF ADDITIONAL SECURITY :**

If, at any time during the subsistence of this Agreement, IREDA is of the opinion that the security provided by the Borrower has become inadequate to cover the balance of the Loan then outstanding, then, on IREDA advising the Borrower to that effect, the Borrower shall provide and furnish to IREDA, to their satisfaction such additional security as may be acceptable to IREDA to cover such deficiency.

### 3.3 **ACQUISITION OF ADDITIONAL IMMOVABLE PROPERTIES**

So long as any monies remain due and outstanding to IREDA, the Borrower undertakes to notify IREDA in writing of all its acquisitions of immovable properties and as soon as practicable thereafter to make out a marketable title to the satisfaction of IREDA and charge the same in favour of the IREDA by way of first charge in such form and manner as may be decided by IREDA.

### 3.4 **GUARANTEE**

The Borrower shall procure irrevocable and unconditional guarantee(s) from 1) Shri \_\_\_\_\_, 2) Shri \_\_\_\_\_, and 3) Shri \_\_\_\_\_, Promoters/Directors and 4) M/s. \_\_\_\_\_ Ltd., and 5) M/s. \_\_\_\_\_ Ltd., Promoters of the Borrower in favour of IREDA for the due repayment of the Loan and the payment of all interest and other monies payable by the Borrower in the form prescribed by IREDA and to be delivered to IREDA before any part of the Loan is advanced.

- a) No guarantee commission shall be payable to the Guarantors and the guarantees shall be joint and several.
- b) The Borrower shall furnish the details of age, father's/name/husband's name and residential address of the individual guarantors giving guarantee. If any of the Guarantor is a Non Resident Indian, approval of Reserve Bank of India will be required.
- c) The Borrower agrees and undertakes that the Borrower shall ensure that the stake of the guarantors is not less than 50% of the paid up capital of the Borrower at any stage during the currency of IREDA loan.

Please furnish copies of the Memorandum and Articles of Association of Guarantor Company and its Shareholders Resolutions passed u/s 372A of the Companies Act, 1956 along with its Auditor's Certificates (s) that and the guarantee proposed to be given in favour of IREDA is within the limits as approved by Shareholders within the meaning of Sec.372A of Companies Act and (i) the Guarantor Company/Borrower is competent to issue the guarantee in terms of Memorandum of Association of Guarantor Company and (ii) provisions of Section 295/372A of the Companies Act have been duly complied with by the Guarantor Company/Borrower. The Board of Guarantor Company shall be requested to pass resolutions as per IREDA draft.

**Article IV**

**INTERIM DISBURSEMENTS TO THE BORROWER**

The Borrower agrees that upon creation of mortgage security of immovable properties on substantive basis in favour of IREDA, disbursements made by IREDA to the Borrower at the the sole discretion of IREDA pending creation substantive security of mortgage of immovable properties and other securities as stipulated by IREDA, interim loan(s) advanced to the Borrower shall be deemed to be as and by way of regular loan disbursements made by IREDA under these presents.

**ARTICLE - V**

**APPOINTMENT OF NOMINEE DIRECTORS**

The Borrower agrees that IREDA shall be entitled to appoint and withdraw from time to time nominee directors on the Board of Directors of the Borrower at any time during the currency of this Agreement.

**ARTICLE - VI**

**SPECIAL CONDITIONS**

The Loan hereby granted shall also be subject to the Borrower complying with the special conditions and other conditions set out in Schedule VI hereto.

**ARTICLE - VII**

**EFFECTIVE DATE OF AGREEMENT/ PLACE OF  
DISBURSEMENT OF LOAN BY IREDA AND REPAYMENT BY  
BORROWER ETC.**

- i. This Agreement shall become binding on the Borrower and IREDA on and from the date first above written and after both IREDA and Borrower have executed the same. It shall be in force till all the monies due and payable under this Agreement are fully paid off.
- ii. The loan will be advanced by IREDA to the Borrower and repaid by the Borrower to IREDA at New Delhi and Civil Courts/Tribunals in Delhi/ New Delhi alone shall have jurisdiction to entertain any suit or other legal proceedings arising out of this Agreement.

**SCHEDULE I**

Particulars of Loan

Name of the Lender	Total Loan
Indian Renewable Energy Development Agency Ltd. (IREDA)	Rs. _____ lakhs (Rupees _____ only)

**SCHEDULE II**

**The Project**

The project envisages setting up of  
\_\_\_\_\_ (Project  
No. \_\_\_\_\_).





**Installments of interest payable to IREDA on loan during construction period of the Project:**

- i. The Borrower shall agree, note and confirm that the total cost of the project as finalised and approved by IREDA is **Rs. \_\_\_\_\_ lakhs** (Rupees Twenty Two Lakhs and Sixty Lakhs only), which includes sum of **Rs. \_\_\_\_\_ lakhs** being the interest payable to IREDA, during construction period(IDC) i.e., before the project goes for commercial operation against which IREDA has sanctioned loan of **Rs. \_\_\_\_\_ lakhs** to the Borrower. The Borrower shall further agree, give its consent and confirm that IREDA is authorised to deduct sums equivalent to the interest payable to IREDA during the construction period of the Project for the sum of **Rs. \_\_\_\_\_ lakhs** against sanctioned loan of **Rs. \_\_\_\_\_ lakhs** out of the loan sanctioned to the Borrower by IREDA for payment of installments of interest on due dates and the said disbursement by way of adjustment against payment of installments of interest payable during construction period shall be deemed to have made with authorisation and with the consent of the Borrower and no fresh authorisation/consent would be necessary to be given by the Borrower. The Borrower shall further agree and confirm that disbursement so made to IREDA out of the loan towards payment of installments of interest during construction period shall carry same rate of viz., as applicable to regular loan/interim loan as applicable to disbursement made to the Borrower for project and the Borrower shall abide by the decision of IREDA.
- ii. The Borrower shall further agree and give its consent that authorisation given to IREDA to adjust the disbursement out of the sanctioned loan of **Rs. \_\_\_\_\_ lakhs** towards payment of interest payable to IREDA during construction period of the project shall be irrevocable and binding on the Borrower and the Borrower shall not raise any objection to this arrangement.

**SCHEDULE IV**

**PARTICULARS OF INTEREST**

Name of the Lender	Rate of Interest
IREDA	<p>The Borrower shall pay to IREDA interest on the principal amount of loan at the rate prevalent on the date of drawl of first disbursement out of the sanctioned loan, irrespective of any changes in the interest rates in future. The present applicable rate of interest on the loan for the Project is _____% p.a. It is clarified that the rate of interest, as applicable is fixed and</p> <ul style="list-style-type: none"><li data-bbox="890 909 1398 1084">i. that no rebate in interest rate will be allowed on account of prompt repayments/payments and;</li><li data-bbox="890 1122 1398 1330">ii. that the rate of interest is exclusive of interest tax, ie. plus interest tax at applicable rate, if any, shall be payable by the borrower.</li></ul> <p>Such interest shall be payable quarterly each year on the 31<sup>st</sup> March, 30<sup>th</sup> June, 30<sup>th</sup> September and 31<sup>st</sup> December.</p>

**SCHEDULE V**

**AMORTISATION SCHEDULE**

Number of Instalments	Date of payment due	Payment of Principal (Rs. In lakhs)
First		
Second		
Third		
Fourth		
Fifth		
Sixth		
Seventh		
Eighth		
Ninth		
Tenth		
Eleventh		
Twelfth		
Thirteenth		
Fourteenth		
Fifteenth		
Sixteenth		
Seventeenth		
Eighteenth		
Nineteenth		
Twentieth		
Twenty First		
Twenty Second		
Twenty Third		
Twenty Fourth		
Twenty Fifth		
Twenty Sixth		
Twenty Seventh		
Twenty Eighth		
Twenty Ninth		
Thirtieth		
Thirty First		
Thirty Second		
	<b>Total</b>	

Provided further that the Borrower notes and agrees that the moratorium shall be linked to the FIRST disbursement of loan or expiry of six months from the date of execution of Loan Agreement, whichever is earlier of the said two dates at the sole discretion of IREDA and that the Borrower shall abide by the decision of IREDA.

**SCHEDULE VI**  
**SPECIAL CONDITIONS**

**A. Pre-disbursement conditions/Execution of Loan Documents**

Before availing of loan assistance from IREDA, the Borrower shall comply/ agree to comply with the following conditions to the satisfaction of IREDA :-

**Before Execution of Loan Agreement**

**As per Sanction Letter**

**Special conditions as applicable to the Borrower :**

**As per Sanction Letter**

**Terms and conditions to be complied with before disbursement**

**As per Sanction Letter**

**B. Other conditions :**

The Borrower shall submit the following documents/comply with the following conditions :

- i. Complete legal documentation including creation of security
- ii. Furnish certificate from Borrower's Statutory Auditors showing the itemwise expenses incurred on the project and amount already invested in the project and means of finance for the same with reference to approved component of project costs/sources of funds.
- iii. Compliance of terms and conditions indicated in the Loan Sanction Letter.
- iv. The borrower agrees and confirms that application for obtaining electrical connection has been tendered to the Electric Utility for the project and necessary deposit has been made/paid for the said purpose.
- v. The Borrower agrees and undertakes that the Borrower shall furnish an authenticated copy of permission of State Government or other `Government Departments including State Electricity Board, if any, required, for implementation of the project.

- vi. The Borrower agrees and undertakes that the Borrower shall obtain requisite approvals / No Objection Certificates/ enter into agreements for implementation of the project from/with State and Central Government Agencies, particularly State Electricity Board, State Pollution and Environment Control Board and local bodies and furnish copies of the same to IREDA, if required.
- vii. The Borrower agrees and undertakes that the Borrower shall bring in an amount of Rs. \_\_\_\_\_ Lakhs from its internal resources as its contribution or any such higher amount required to meet any shortfall if it arises to meet the cost of the Project as per Means of Finance and/or for working capital requirements. The Borrower agrees and undertakes that it shall increase its authorised capital, if required.
- viii. The Borrower shall implement the project within the projected time schedule and within the overall cost of Rs. \_\_\_\_\_ lakhs, in accordance with the financing plan as approved by IREDA. Cost overrun, if any, shall not be borne by IREDA and you and/or your promoters will have to arrange at their own.
- ix. The Borrower shall furnish a detailed schedule of implementation of the Project to IREDA to the satisfaction of IREDA.
- x. The Borrower shall furnish copy of Plan/Map for the land/project site to IREDA.
- xi. The Borrower agrees and undertakes to affix plate on the Systems, Machinery and Equipments, that the Project has been financed by IREDA so long as IREDA's loan subsists and shall satisfy IREDA about its compliance by producing photographs of the Machines and Equipments with plate affixed thereon at regular intervals.
- xii. A) The Borrower shall keep the mortgaged and charged properties in good condition at its own cost and shall keep the same insured up to the replacement value thereof as approved by IREDA (including Surveyor's fee) the properties charged/to be charged to IREDA and such of its other properties as are of an insurable nature against fire, theft, lightning explosion, storm, tempest, flood, earthquake, riot, strike, civil commotion, erection and such other risks as may be specified by IREDA, and shall duly pay all premia and other sums payable for that purpose. The insurance in respect of the properties charged/to be charged to IREDA shall be taken in the joint names of the Borrower and IREDA and any other person or institution having an insurable interest in the properties of the Borrower and acceptable to IREDA. The Borrower shall keep deposited with IREDA, the insurance policies and renewals thereof.

B) In the event of failure on the part of the Borrower to insure the properties or to pay the insurance premia or other sums referred to above, IREDA may get the properties insured or pay the insurance premia and other sums referred to above, as the case may be.

C) Loss or damage by uncovered risks : The borrower shall promptly inform IREDA of any loss or damage which the Borrower may suffer due to any force majeure circumstances or act of God, such as earthquake, flood, tempest or typhoon, etc against which the Borrower may not have insured its properties.

- xiii. The Borrower agrees and undertakes that the Borrower shall furnish to IREDA No Objection Letters from the existing charge holders before disbursement of loan.
- xiv. The Borrower shall obtain the project clearance for the Project from State Electricity Board and/or State Government, if required.
- xv. The Borrower agrees and undertakes that the Borrower shall not change its present constitution in any way and the Borrower shall not go for merger/demerger/amalgamation and/or any scheme of arrangement without the previous consent of IREDA in writing and IREDA shall have right to refuse/impose such conditions as it may consider essential.
- xvi. The Borrower agrees and undertakes that IREDA's loan will be utilised only for the project approved by IREDA and to meet the eligible cost of expenditure and materials and for no other purposes whatsoever.
- xvii. The Borrower agrees and undertakes to pay to IREDA the inspection and legal charges etc., incurred in connection with the project from time-to-time.
- xviii. The Borrower agrees and undertakes not to change supplier(s) of machinery(ies) as already approved by IREDA, without previous consent of IREDA in writing.
- xix. The Borrower agrees and undertakes to furnish two copies of its Annual Reports every year to IREDA during the currency of IREDA's loan.
- xx. The Borrower agrees and undertakes that the scope of the project beyond the quantity design, and specifications approved by IREDA shall not be changed without the approval of IREDA in writing.

- xxi. The Borrower agrees and undertakes to use and utilise the project loan money solely for the project and for no other purposes. The Borrower shall not, without the prior permission of IREDA invest any part of the loan money advanced by way of deposits, loans, share capitals or otherwise in any concern. The Borrower agrees, undertakes and confirms that in case it is found that the Borrower has not utilised the loan for the purposes for which it has been advanced and/or has misutilised the loan, the Borrower shall refund/reimburse the loan amount with interest at the rate of interest 16.00% p.a. without rebate plus interest tax at the applicable rate plus liquidated damages to IREDA and the Borrower shall abide by the decision of IREDA in this behalf.
- xxii. The Borrower shall ensure as far as feasible at least 25 trees are planted at project site and in the neighbourhood.
- xxiii. The Borrower agrees and undertakes that it shall furnish quarterly progress report(s) and provide other information on the progress of the work/project including photography of the Project.
- xxiv. The Borrower agrees and confirms that concessions, if any will be available to the Borrower on the condition that the Borrower pays the installments of loan and interest on or before due dates and the Borrower shall abide by the decision of IREDA.
- xxv. The Borrower declares that the Borrower does not belong to any Group in the country going by the principle of commonality of Management and Effective Control by other Companies. Supported by Auditor's certificate.
- xxvi. The Borrower agrees and undertakes to IREDA that the Borrower shall not ask for release of last 10% of the loan amount for the project until the project has been commissioned and/or Commissioning Certificate issued by the State Electricity Board or any other prescribed Authority has been furnished to the satisfaction of IREDA and that the Borrower shall abide by the decision of IREDA and shall not raise any objection thereto.
- xxvii. The Borrower agrees, notes and confirms that if any subsidy is sanctioned by Government/Government Agency and which subsidy is routed/monitored by IREDA, IREDA shall pass on interest subsidy to the Borrower by way of adjustment only after the dues of IREDA for relevant quarter has been paid in full by the Borrower and that the Borrower shall abide by the decision of IREDA.



- xxviii The Borrower agrees and undertakes to IREDA that if any subsidy and/or Grant and/or loan is sanctioned to the Borrower by any Bank/Institution/Government and/or Government Agency over and above the amounts mentioned in the Means of Finance, the same shall be utilised towards reduction of loan of IREDA and that the Borrower shall abide by the decision of IREDA.
- xxix. The Borrower notes and confirms that IREDA shall have the right to review/revoke the sanction of loan to the Borrower and in case loan has already been disbursed to withhold disbursement of balance loan and to recall the loan already advanced in the event of subsequent developments coming to the notice of IREDA, which may materially affect the health of the Borrower and if Borrower comes to the conclusion that the Borrower shall not be able to implement the Project and the Borrower shall abide by the decision of IREDA.
- xxx. The Borrower agrees and undertakes that it shall not take any additional loan and/or take up new Project and/or expansion of existing project involving heavy capital expenditure without the prior approval of IREDA in writing.
- xxxi. The Borrower agrees and confirms that margin money for obtaining Bank Guarantee/FDRs upto 100% is included in the Project Cost and is to be shared between the Borrower and IREDA and the Borrower shall ask for disbursement of Loan towards deposit with Bank for obtaining Bank Guarantee/FDR which will be released directly in favour of the Bank after it has deposited its share with the Bank and the Bank has agreed to this arrangement. The Borrower agrees and confirms that if the Bank gives higher rate of interest on Margin Money than the rate of interest @ \_\_\_\_\_% p.a. as stipulated on the loan then the Borrower shall pay interest to IREDA on portion of loan on such margin money at such higher rate and the Borrower shall abide by the decision of IREDA. The Borrower further agrees and confirms that if the requirement of margin money is reduced, the Project Cost and IREDA Loan amount shall stand reduced and the Borrower shall abide by the decision of IREDA.
- xxxii. The Borrower agrees and confirms that in case the Borrower commits default in repayment of the loan/advances or in repayment/payment of installment of interest or any other agreed installment of the loan on due date/s, IREDA shall have an unqualified right to disclose or publish the Borrower's name and names of its directors as defaulters in such manner and through such medium as IREDA in its absolute discretion may think fit and that the Borrower shall not raise any objection thereto.

- xxxiii. The Borrower agrees and undertakes to IREDA that if any loan and/or subsidy and/or grant and/or incentive and/or benefit is/are sanctioned/granted to the Borrower under Clean Development Mechanism/Programme and/or Carbon Credit Programme by any Bank/Institution and/or State Govt. and/or Central Govt. and/or Govt. Agency and/or by Foreign Country and/or by a International Agency and/or by any International Institution, the Borrower shall obtain No Objection/Clearance in writing from IREDA before availing of loan and/or Subsidy and/or Grant and/or incentive/benefits under the above programmes and the Borrower shall abide by the decision of IREDA.
- xxxiv. The Borrower agrees and undertakes to IREDA that if any loan and/or subsidy and/or grant and/or incentive and/or benefit is/are sanctioned/granted to the Borrower under Clean Development Mechanism/Programme and/or Carbon Credit Programme by any Bank/Institution and/or State Govt. and/or Central Govt. and/or Govt. Agency and/or by Foreign Country and/or by a International Agency and/or by any International Institution and which loan and/or Subsidy and/or Grant and/or Incentive and/or benefit is/are not provided in the means of Finance as approved by IREDA, the same shall be utilised towards reduction of loan of IREDA and that the Borrower shall abide by the decision of IREDA and that the Borrower shall not raise any objection thereto.
- xxxv. The Borrower further agrees, undertakes and confirm that the Borrower shall not induct any director on its Board and which director is also a director in other company(ies) and which company(ies) have been declared/identified as Willful Defaulters within the guidelines as issued by RBI. The Borrower further agrees and undertakes that in case it is observed by the Borrower, subsequently, at any stage during the currency of IREDA's loan that its director/s are director/s of companies which have been declared/identified as Willful Defaulters, the Borrower shall take expeditious/effective steps to drop/remove such a director from its Board by requesting the concerned director to resign as director and the Borrower shall keep IREDA informed of the same from time to time.

xxxvi. The Borrower agrees, notes and undertakes that while procurements of Equipments, Plant and Machinery from Machinery Suppliers and award of civil works to Civil Contractors shall be one to one transaction(s) between the Borrower and Machinery Suppliers and Civil Contractors and that IREDA shall in no way to be responsible/liable for the contractual obligations between the Borrower and Suppliers/Contractors, however, the Borrower shall obtain prior approval in writing of IREDA if the procurement of equipments, plant and machinery is made from the Machinery Suppliers and Civil Contracts are awarded to Firms and Companies which are Group Companies of the Borrower and in which Firms and Companies the directors of the Borrower are associated/ interested in one way or the other before signing of Machinery Supplies Agreement/Award of Civil Contracts. This is to be ensured besides compliance of provisions of Companies Act,1956 and other applicable laws before entering into Agreements/Contracts with Firms, Group Companies including Firms and companies where the directors of the Borrower are associated/are interested. In cases where the equipments, plant and machinery are procured from Machinery Suppliers and/or civil contracts are awarded to contractors which do not belong to the Firm and Group Companies of the Borrower and directors of the Borrower are not connected in any way with such Firm/ Group companies, in those cases, the Borrower shall give suitable Declaration to that effect on or before signing of Loan Agreement with IREDA and that the Borrower shall abide by the decision of IREDA.

xxxvii. The Borrower agrees and undertakes that it shall forward to IREDA Post Commissioning Monitoring quarterly progress report and other information in the prescribed form of IREDA at the end of each quarter and these quarterly reports shall continue to be submitted to IREDA by the Borrower until the entire loan of IREDA has been repaid in full.

xxxviii. The Borrower agrees and declares that the borrower is duly complying with the provisions of the Companies Act, 1956 in all respects and there is no default on this account as on date. The Borrower further agrees and undertakes that it shall comply with the provisions of the Companies Act, 1956 and shall not commit any default hereafter.

IN WITNESS WHEREOF the Borrower has caused its Common Seal to be affixed hereto and to a duplicate hereof on the day, month and year first hereinabove written and IREDA have caused the same and the said duplicate to be executed by the hand of Shri \_\_\_\_\_  
\_\_\_\_\_ of IREDA,  
as hereinafter appearing.

THE COMMON SEAL OF THE M/s.  
\_\_\_\_\_ Ltd. has  
pursuant to the Resolutions of its  
Board of Directors passed in that  
behalf on the \_\_\_\_\_ day of  
\_\_\_\_\_,  
hereunto been affixed in the  
presence of Shri  
\_\_\_\_\_, and Shri  
\_\_\_\_\_, Director and  
Shri \_\_\_\_\_,  
Authorised Person of the  
Borrower who have signed these  
presents in token thereof.

SIGNED AND DELIVERED BY the  
within named Indian Renewable  
Energy Development Agency Ltd.  
by the hand of Shri  
\_\_\_\_\_,  
authorised official of IREDA.