

PANKITA LAKHANI & ASSOCIATES

Practicing Company Secretaries

*Address: B/201, Lalaji Ashish, Tilak Nagar,
Near Tilak School, Dombivali East, Mumbai-421201
Email: cspankita.lakhani@gmail.com, Contact no: 7208877818*

To,

The Board of Directors

PATEL RETAIL LIMITED

Plot No. M-2, Anand Nagar, Additional MIDC,
Ambernath (East) - 421506, Maharashtra, India.

FEDEX SECURITIES PRIVATE LIMITED

B 7, 3rd Floor, Jay Chambers, Dayaldas Road,
Vile Parle (East), Mumbai - 400057, Maharashtra, India.

(Fedex Securities Private Limited referred to as the “Book Running Lead Manager” or “BRLM”)

Sub: Proposed Initial Public Offering of Equity Shares of face value of ₹ 10 each (the “Equity Shares and such offering, the “Offer”) of Patel Retail Limited (the “Company”) and an offer for sale by certain existing Shareholders of the Company (the “Offer” or Offering”)



Dear Sir / Madam,

I, Pankita Lakhani for Pankita Lakhani & Associates, Practicing Company Secretaries, an Independent firm of Company Secretaries (as defined under Section 2 of the Company Secretaries Act, 1980) in practice holding a valid certificate of peer review bearing number S2021MH789900, issued by the Peer Review Board of the Institute of Company Secretaries in India, until 31st October 2028 is attached herewith as **Annexure A**, within the meaning of the provisions of the Companies Act, 2013 read with the Company Secretaries Act, 1980, each as amended, and any rules or regulations framed thereunder.

For the purposes of issuing this certificate, I have carried out independent search inspection of (i) secretarial records maintained by the Company; (ii) documents available in the digital records maintained on the Ministry of Corporate at www.mca.gov.in (“MCA Portal”); and (iii) physical search of the corporate record of the Company as maintained at the office of the Registrar of Companies, CBD Belapur, Navi Mumbai (“ROC”) in relation to the equity share capital build-up of the Company, share transfer form, annual report and other documents since inception as per the request of the Company.

Based on the online search conducted vide **MCA Challan No.X86671757** dated 26th November 2024, **MCA Challan No. X93203594** and **UU0709501** dated 29th January 2025, **MCA Challan No.UU0929709** and **O03148178** dated 31st May, 2025 on the Ministry of Corporate Affairs (MCA) portal I have submitted all the requested documents to the Company obtained from the website of the MCA.

We refer to our search report dated 17th June 2025 (“Search Report”), annexed herewith as “**Annexure B**” which contains the findings of the search conducted since the incorporation of the Company till date of the Search Report.



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We have also conducted physical inspection on **21st November 2024** at Ministry of Corporate Affairs of Registrar of Companies, Belapur, Navi Mumbai for which fees paid via MCA Challan No. X86306685 dated **20th November 2024**, where no physical documents were found filed by the Company at the ROC Office. The Company was incorporated on 13th June 2007 when the registration was done online on the MCA portal. Hence, there are no physical records available at Ministry of Corporate Affairs of Registrar of Companies, CBD Belapur, Navi Mumbai.

The Challans in relation to our application for physical and online inspection to search for the records maintained by the ROC, are attached herewith as "Annexure C and D," respectively.

I hereby certify that the information as set out herein and in this Report is true, correct, adequate and not misleading as on the date of this certificate and since the date of the Report. I confirm that we the independent practicing company secretary of the Company with no direct interest in the Company, promoter, director except for professional services in the ordinary course of our profession.

I, the undersigned, hereby grant consent for inclusion of my name and the consent from this certificate and the Report (in part or full) in the Updated Draft Red Herring Prospectus (UDRHP), Red Herring Prospectus and Prospectus (collectively, the Offer Documents") to be to be submitted/filed with the Securities and Exchange Board of India ("SEBI") and the relevant stock exchanges where the Equity Shares are proposed to be listed ("Stock Exchanges").

The following details in respect of me may be disclosed in the Offer Documents:

Name	Pankita Lakhani
Address	B/201, Lalji Ashish, Tilak, near School, Dombivli (East)- 421 201
Phone Number	+91 7208877818
Email Id	cspankita.lakhani@gmail.com
Contact Person	Pankita Lakhani
Membership No. (Annexure Certificate)	A63407

I undertake to keep strictly confidential the details of the proposed offer and this consent letter.

I consent to the inclusion of this letter as a part of "Material Contracts and Documents for Inspection In connection with this Offer, which will be available to the public for inspection from date of the filing of the RHP until the Bid/ Offer Closing Date.

All the documents provided have been obtained from the website of the MCA. Both the challans mentioned above are enclosed herewith as Annexure C and Annexure D along with a photo of the ROC office as a proof of visit.

I hereby consent to include my name as an expert as defined under Section 2(38) of the Companies Act 2013.



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This certificate is issued for the purpose of the Issue and can be used, in full or part, for inclusion in the, Updated Draft Red Herring Prospectus, Red Herring Prospectus, Prospectus and any other material used in connection with the Issue (together, the "Offer Documents").

All capitalized terms used but not defined herein shall have the meaning assigned to them in the Offer Documents.

Thanking You,
For Pankita Lakhani & Associates



Membership No. A63407

COP No.:23780

UDIN number: A063407G000622691

Peer review unit No.S2021MH789900

Place: Dombivli

Date: 17th June, 2025

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ANNEXURE A



**THE INSTITUTE OF
Company Secretaries of India**
भारतीय कम्पनी सचिव संस्थान
IN PURSUIT OF PROFESSIONAL EXCELLENCE
Statutory body under an Act of Parliament
(Under the jurisdiction of Ministry of Corporate Affairs)

Certificate No. 4877/2023

PEER REVIEW
Certificate

Certified that in terms of the Guidelines for Peer Review of Attestation and Audit Services by Practicing Company Secretaries in Practice Issued by the Council, the Certification and Audit Services provided by M/s. Pankita Lakhani & Associates Company Secretary (ies) in Practice bearing Unique Identification No. S2021MH789900 having his / her / its office at Mumbai has been reviewed for the year 2022-23.

The Certificate is effective from the date of issue and shall remain valid till 31st October, 2028.

CS Sonia Bajaj
Secretary
Peer Review Board

CS Dwarakanath Chennur
Chairman
Peer Review Board

Date : 31st October, 2023

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ANNEXURE B

Physical Documents

We have also conducted physical inspection on **21st November 2024** at Ministry of Corporate Affairs of Registrar of Companies, Belapur, Navi Mumbai for which fees paid via MCA Challan No. X86306685 dated **21st November 2024**, where no physical documents were found filed by the Company at the ROC Office. The Company was incorporated on 13th June 2007 when the registration was done on the MCA portal. Hence, there are no physical records available at Ministry of Corporate Affairs of Registrar of Companies, CBD Belapur, Navi Mumbai. Further attached the challans as **"Annexure C and D"**, the Challan in relation to our application for physical and online inspection respectively to search for the records maintained by the ROC.

Search Report

I, **Pankita Prafful Lakhani**, Practicing Company Secretary, having **Membership No. 63407** and **Certificate of Practice No. 23780**, have been engaged by **PATEL RETAIL LIMITED (CIN:U52100MH2007PLC171625)**, incorporated on 13th June, 2007 having registered office at Plot No. M-2, Anand Nagar, Additional MIDC, Ambarnath (E), Maharashtra, India, 421506 (hereinafter referred to as "the Company"), to certify and disclose any delays, errors, or non-compliances in the filings made by the Company with the Registrar of Companies (ROC) as per the provisions of the Companies Act, 2013, and rules made thereunder, from the inception of the Company until Today's Date.

Based on the information, records, and documents provided to me by the management of the company, and after conducting necessary verifications through the inspection vide MCA CHALLAN No. X86671757 dated 26th November 2024, MCA Challan No. X93203594 and UU0709501 dated 29th January 2025, MCA Challan No. UU0929709 and O03148178 dated 31st May, 2025 on the Ministry of Corporate Affairs (MCA) portal and other available sources, I hereby certify as follows

Summary of Delays/Errors/Non-Compliances in ROC Filings:

The table below summarizes the details of delays, errors, and non-compliances in filings made by the Company with the ROC during various financial years.

Financial year	Type/ Form No	Purpose	Event Date	Due Date of Filing	Date of Filing	Filed Within Due Date	No of Days Delays
June 2007-08	Form 1	Incorporation Forms	-	-	02-06-2007	YES	NA
	Form 32	Incorporation Forms	-	-	02-06-2007	YES	NA
	Form 18	Incorporation of Forms	-	-	02-06-2007	YES	NA
2008-09	Form 32	Appointment of Director	20-Jul-07	18-Aug-07	2-Jun-08	NO	289
	Form 8	Charge Created	28-Sep-07	27-Oct-07	26-Jun-08	NO	243
2009-10	Form 8	Charge created	26-Mar-09	24-Apr-09	23-May-09	NO	29
	Form 8	Charge created	29-Mar-09	27-Apr-09	25-May-09	NO	28
	Form 8	Modification of charge	1-Oct-09	30-Oct-09	28-Nov-09	NO	29
	Form 8	Creation of charge	20-Mar-09	18-Apr-09	31-Aug-09	NO	135
	Form 20B	FY 31-03-2008 , AGM 30-09-2008	30-Sep-08	29-Nov-08	8-Mar-09	NO	99
	Form 23AC	FY 31-03-2008 , AGM 30-09-2008	30-Sep-08	29-Oct-08	28-May-09	NO	211

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	Form 23AC	FY 31-03-2009 , AGM 30-09-2009	30-Sep-09	29-Oct-09	30-Nov-09	NO	32
	Form SchV	FY 31-03-2009 , AGM 30-09-2009	30-Sep-09	29-Oct-09	30-Nov-09	NO	32
	Form 23	Alter moa - increase in authorised capital	2-Jun-09	1-Jul-09	25-Jun-09	YES	NA
	Form 5	Increase in authorised capital	2-Jun-09	1-Jul-09	25-Jun-09	YES	NA
2010-11	Form 8	Creation of charge	21-Jun-10	20-Jul-10	26-Jul-10	NO	6
	Form 17	Creation-26- 03-2009 satisfaction-13- 07-2010	13-Jul-10	11-Aug-10	27-Jul-10	YES	NA
	Form 17	Creation-29- 03-2009 satisfaction- 06-07-2010	6-Jul-10	4-Aug-10	28-Jul-10	YES	NA
	Form 17	Creation-28- 09-2007 modification- 01-10-2009 satisfaction-04- 08-2010	4-Aug-10	2-Sep-10	23-Aug-10	YES	NA
	Form 8	Modification of charge	30-Aug-10	29-Sep-10	20-Sep-10	YES	NA
	Form SchV	FY 31-03-2010 AGM 30-06- 2010	30-Jun-10	28-Aug-10	26-Aug-10	YES	NA
	Form 23AC	FY 31-03-2010 AGM 30-06- 2010	30-Jun-10	29-Jul-10	26-Aug-10	NO	28
	Form 66	FY 31-03-2010 AGM 30-06- 2010	30-Jun-10	29-Jul-10	25-Aug-10	NO	27
	Form 18	Change in registered address	26-Jul-10	24-Aug-10	26-Jul-10	YES	NA
	Form 21	Order under section 141 CLB order	17-Dec- 2009	15-Feb-2010	-Jan-10	YES	NA
	Form 2	Allotment of shares	31-Mar-10	29-Apr-10	17-May-10	NO	17
2011-12	Form 8	Modification of Charge	07-Sep-2011	06-Aug- 2011	26-Sep-2011	YES	NA
	Form 8	Modification of charge	6-Sep-11	5-Oct-11	27-Sep-11	YES	NA
	Form 8	Creation of charge	21-Mar-11	19-Apr-11	19-May-11	NO	30
	Form 8	Creation of charge	21-Mar-11	19-Apr-11	19-May-11	NO	30
2012-13	Form 8	Modification of charge	31-Aug-12	29-Sep-12	11-Oct-12	NO	12
	Form 8	Creation of charge	31-Aug-12	29-Sep-12	11-Oct-12	NO	12

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	Form 8	Modification of charge	29-Aug-12	27-Sep-12	11-Oct-12	NO	14
	Form 17	Creation 20-03-2009 satisfaction 09-08-2012	9-Aug-12	7-Sep-12	16-Aug-12	YES	NA
	Form66	FY 31-03-2012 AGM 29-09-2012	29-Sep-12	28-Oct-12	29-Oct-12	NO	1
	FormSchV	FY 31-03-2012 AGM 29-09-2012	29-Sep-12	27-Nov-12	12-Dec-12	NO	15
	FormSchV	FY 31-03-2011 AGM 30-09-2011	30-Sep-11	28-Nov-11	28-Dec-12	NO	396
	Form 23B	Auditor appointment	12-Aug-11	10-Sep-11	14-Aug-11	YES	NA
	Form 23B	Auditor appointment	12-Dec-11	10-Jan-12	14-Dec-11	YES	NA
	Form 23B	Auditor appointment	5-Jul-12	3-Aug-12	6-July-12	YES	NA
2013-14	Form 8	Modification of charge	18-Mar-13	16-Apr-13	28-Apr-13	NO	12
	Form 8	Modification of charge	11-Jun-13	10-Jul-13	23-Jul-13	NO	13
	Form 8	Modification of charge	13-Jun-13	12-Jul-13	12-Aug-13	NO	31
	Form 8	Creation of charge	22-Feb-13	21-Mar-13	20-Mar-13	YES	NA
	FormSchV-291113	FY 31/03/2013 AGM 30/09/2013	30-Sep-13	28-Nov-13	30-Nov-13	NO	2
	Form 23AC XBRL	FY 31/03/2011 AGM 30/09/2011	30-Sep-11	29-Oct-11	3-Aug-13	NO	644
	Form66	FY 31/03/2011 AGM 30/09/2011	30-Sep-11	28-Nov-11	4-Feb-13	NO	434
	Form 23AC XBRL	FY 31/03/2012 AGM 29/09/2012	29-Sep-12	28-Oct-12	11-Feb-13	NO	106
	Form 2	Allotment of shares	7-Jun-13	6-Jul-13	8-Jun-13	YES	NA
	Form 2	Allotment of shares	12-Jun-13	11-Jul-13	13-Jun-13	YES	NA
	Form 18	Registered address change	19-Jun-13	18-Jul-13	19-Jun-13	YES	NA
	Form 5	Increase in share capital	3-Jan-13	1-Feb-13	4-Jan-13	YES	NA
	Form 2	Allotment of shares	15-Jan-13	17-Feb-13	24-Jan-13	YES	NA
	Form 8	Modification of charge	23-Dec-13	21-Jan-14	17-Jan-14	YES	NA
2014-15	Form 8	Modification of charge	16-Dec-13	16-Jan-14	28-Jan-14	NO	12
	Form 23AC XBRL	FY 31.03.2013/2-AGM 30/09/2013	30-Sep-13	29-Oct-13	15-Mar-14	NO	137
	FormSchV-	FY 31/03/2014	30-Sep-14	28-Nov-14	21-Nov-14	YES	NA

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	211114	AGM 30/09/2014					
	Form66-281114	FY 31/03/2014 AGM 30/09/2014	30-Sep-14	29-Oct-14	1-Dec-14	NO	33
	Form GNL.2	DPT 4	31-Mar-14	29-Apr-14	30-Aug-14	NO	123
	Form SH-7	Increase in share capital	4-Dec-14	2-Jan-15	5-Dec-14	YES	NA
	Form MGT-14	Date of dispatch 10-11- 2014 date of passing 04-12- 2014	4-Dec-14	2-Jan-15	5-Dec-14	YES	NA
2015-16	Form CHG-1	Creation of charge	6-Feb-15	5-Mar-15	18-Feb-15	YES	NA
	Form CHG-1	Creation of charge	21-Mar-15	19-Apr-15	20-May-15	NO	32
	Form CHG-1	Creation of charge	01-Apr-15	29-Apr-15	03-Jun-15	NO	34
	FORM CHG-1	Creation of Charge	11-Apr-15	10-May-15	24-Jun-2015	NO	45
	Form CHG-4	Creation 06/02/2015 modification 07/05/2015 satisfaction 10/11/2015	10-Nov-15	9-Dec-15	28-Nov-15	YES	NA
	FormCHG-1-	Modification of charge	7-May-15	6-Jun-15	15-May-15	YES	NA
	Form AOC-4 XBRL	FY 31/03/2015 AGM 30/09/2015	30-Sep-15	29-Oct-15	4-Jan-16	NO	67
	Form 23AC XBRL	FY 31/03/2014 AGM 30/09/2014	30-Sep-14	29-Oct-14	10-Jan-15	NO	73
	Form MGT-7	FY 31/03/2015 AGM - 30/09/2015	30-Sep-15	29-Oct-15	31-Dec-15	NO	63
	Form MGT-14	Date of dispatch 20-10- 2014 date of passing 11-11- 2014	11-Nov-14	10-Dec-14	17-Jan-15	NO	38
	Form PAS-3	Allotment of shares	11-Nov-14	10-Dec-14	17-Jan-15	NO	37
	Form GNL.2	Private placement offer letter	12-Nov-14	11-Dec-14	31-Jan-15	NO	51
2016-17							
	Form CHG-1	Modification of charge	16-Mar-16	14-Apr-16	18-May-16	NO	34
	Form CHG-1	Creation of charge	12-Oct-15	10-Nov-15	18-Jul-16	NO	251
	Form CHG-1	Modification of charge	5-Aug-16	3-Sep-16	18-Aug-16	YES	NA
	Form CHG-1	Modification of charge	27-Jul-16	25-Aug-16	20-Aug-16	YES	NA
	Form CHG-1	Creation of charge	20-Jul-16	18-Aug-16	12-Oct-16	NO	55
	Form MGT-7	FY 31/03/2016	30-Sep-16	28-Nov-16	26-Nov-16	YES	NA

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		AGM 30/09/2016					
	Form AOC4- XBRL	FY 31/03/2016 AGM 30/09/2016	30-Sep-16	29-Oct-16	20-Dec-16	NO	52
	Form CHG-4	Creation 12/10/2015 satisfaction 13/10/2016	13-Oct-16	11-Nov-16	2-Nov-16	YES	NA
2017-18	Form CHG-4	Creation 31/08/2012 satisfaction 10/01/2017	10-Jan-17	8-Feb-17	17-Jan-17	YES	NA
	Form CHG-4	Creation 21/06/2010 modification 16/12/2013 satisfaction 10/01/2017	10-Jan-17	8-Feb-17	17-Jan-17	YES	NA
	Form CHG-4	Creation 22/02/2013 modification 23/12/2013 satisfaction 10/01/2017	10-Jan-17	8-Feb-17	17-Jan-17	YES	NA
	Form CHG-1	Modification of charge	7-Dec-16	5-Jan-17	31-Jan-17	NO	26
	Form CHG-1	Creation of charge	19-Dec-16	17-Jan-17	12-Mar-17	NO	54
	Form CHG-1	Creation of charge	4-Jul-17	03-Aug-17	18-Oct-17	NO	76
	Form CHG-1	Modification of charge 25/09/2017	25-Sep-17	24-Oct-17	28-Oct-17	NO	4
	Form MGT-7	FY 31/03/2017 AGM 29/09/2017	29-Sep-17	27-Nov-17	25-Nov-17	YES	NA
2018-19	Form CHG-1	Creation of Charge	28-Nov-17	27-Dec-17	15-Mar-18	NO	78
	Form CHG-1	Modification of Charge	28-Mar-18	26-Apr-18	18-May-18	NO	22
	Form CHG-1	Modification of Charge	28-Mar-18	26-Apr-18	5-Jun-18	NO	40
	Form CHG-1	Modification of Charge	3-May-18	1-Jun-18	22-Jun-18	NO	21
	Form CHG-1	Modification of Charge	28-Mar-18	26-Apr-18	30-Sep-18	NO	157
	Form CHG-1	Modification of Charge	22-Oct-18	20-Nov-18	11-Dec-18	NO	21
	Form CHG-1	Creation of Charge	31-Jul-18	29-Aug-18	26-Dec-18	NO	119
	Form AOC- 4(XBRL)	AGM FY 16- 17	29-Sep-17	28-Oct-17	15-Oct-18	NO	352
	Form AOC- 4(XBRL)	AGM FY 17- 18	29-Sep-18	28-Oct-18	26-Dec-18	NO	59
	Form MGT-7	AGM FY 17- 18	29-Sep-18	27-Nov-18	27-Dec-18	NO	30
2019-20	Form CHG-1	Creation of Charge	30-Jun-18	29-Jul-18	10-Apr-19	NO	255
	Form CHG-1	Modification of	30-Mar-19	28-Apr-19	16-Apr-19	YES	NA

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		Charge					
	Form CHG-1	Creation of Charge	22-Mar-19	20-Apr-19	30-Apr-19	NO	10
	Form CHG-1	Modification of Charge	30-Mar-19	28-Apr-19	18-Jul-19	NO	79
	Form CHG-1	Modification of Charge	7-Nov-19	6-Dec-19	16-Nov-19	YES	NA
	Form AOC-4(XBRL)	AGM FY 18-19	30-Sep-19	29-Oct-19	30-Oct-19	NO	1
	Form MGT-7	AGM FY 18-19	30-Sep-19	28-Nov-19	21-Dec-19	NO	23
	Form ADT-1	AGM FY 18-19	30-Sep-19	14-Oct-19	9-Oct-19	YES	NA
	Form DPT-3	Return of Deposits	31-Mar-19	30-Jun-19	15-Jul-20	NO	381
2020-21	Form CHG-1	Creation of Charge	7-Feb-20	7-Mar-20	17-Feb-20	YES	NA
	Form CHG-1	Modification of Charge	26-Feb-20	26-Mar-20	7-Mar-20	YES	NA
	Form CHG-1	Creation of Charge	26-Feb-20	26-Mar-20	7-Mar-20	YES	NA
	Form MGT-7	AGM	9-Oct-20	7-Dec-20	10-Dec-20	NO	3
	Form AOC-4(XBRL)	AGM	9-Oct-20	7-Nov-20	17-Feb-21	NO	102
	Form ADT-3	Resignation of auditor	1-Aug-20	30-Aug-20	10-Aug-20	YES	NA
	Form ADT-1	Appointment of auditor	18-Aug-20	1-Sep-20	25-Aug-20	YES	NA
	Form PAS-3	Allotment of shares	27-Aug-20	25-Sep-20	31-Aug-20	YES	NA
	Form PAS-3	Allotment of shares	29-Aug-20	27-Sep-20	31-Aug-20	YES	NA
	Form PAS-3	Allotment of shares	31-Aug-20	28-Sep-20	31-Aug-20	YES	NA
	Form MGT-14	Special resolution	18-Aug-20	16-Sep-20	8-Sep-20	YES	NA
	Form PAS-3	Allotment of shares	10-Sep-20	9-Sep-20	11-Sep-20	NO	3
	Form PAS-3	Allotment of shares	11-Sep-20	10-Sep-20	16-Sep-20	NO	7
	Form ADT-1	Appointment of auditor	9-Oct-20	23-Oct-20	22-Oct-20	YES	NA
2021-22	Form CHG-1	Creation of Charge	10-Dec-20	9-Jan-21	7-Feb-21	NO	29
	Form CHG-1	Creation of Charge	23-Nov-20	22-Dec-20	17-Feb-21	NO	57
	Form CHG-1	Modification of Charge	14-Jan-21	12-Feb-21	17-Feb-21	NO	5
	Form CHG-1	Modification of Charge	12-Mar-21	10-Apr-21	25-Mar-21	YES	NA
	Form CHG-1	Modification of Charge	17-Jun-21	16-Jul-21	29-Jul-21	NO	13
	Form CHG-1	Creation of Charge	28-Jun-21	27-Jul-21	17-Aug-21	NO	21
	Form CHG-4	10/11/2021	11-Oct-21	9-Nov-21	16-Oct-21	YES	NA
	Form CHG-1	Modification of Charge	19-Jul-21	17-Nov-21	9-Nov-21	YES	NA
	Form CHG-1	Modification of Charge	28-Oct-21	26-Apr-21	10-Dec-21	NO	228

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	Form CHG-1	Creation of Charge	1-Dec-21	30-Dec-21	3-Jan-22	NO	4
	Form AOC-4(XBRL)	AGM 28-09-2021	28-Sep-21	27-Oct-21	1-Nov-21	NO	5
	Form MGT-7	AGM 28-09-2021	28-Sep-21	26-Nov-21	4-Jan-22	NO	39
	Form DPT-3	Return of Deposits	31-Mar-20	30-Jun-20	17-Jan-21	NO	201
	Form DPT-3	Return of Deposits	31-Mar-21	30-Jun-21	1-Jul-21	NO	1
	Form CHG-1	Creation of Charge	10-Dec-20	19-Jan-21	29-Jan-21	YES	NA
	Form CHG-1	Creation of Charge	30-Jun-20	20-Jul-20	14-Jan-21	NO	178
2022-23	Form Addendum to AOC-4 CSR	FY 2021-22	26-Sep-22	31-Mar-23	31-Mar-23	YES	NA
	Form CHG-4	Satisfaction of charge	20-Jan-22	18-Jan-22	21-Jan-22	NO	3
	Form CHG-1	Creation of Charge	8-Dec-21	6-Jan-22	27-Jan-22	NO	21
	Form CHG-1	Creation of Charge	31-Jan-22	1-Mar-22	10-Feb-22	YES	NA
	Form CHG-1	Creation of Charge	8-Dec-21	6-Jan-22	6-Apr-22	NO	89
	Form CHG-1	Modification of Charge	11-May-22	9-Jun-22	26-May-22	YES	NA
	Form CHG-1	Modification of Charge	25-Jul-22	23-Aug-22	13-Aug-22	YES	NA
	Form Addendum to AOC-4 CSR	FY 20-21	26-Sep-22	31-Mar-22	28-Mar-22	YES	NA
	Form AOC-4(XBRL)	AGM 26/09/2022	26-Sep-22	25-Oct-22	18-Nov-22	NO	24
	Form MGT-7	AGM	26-Sep-22	24-Nov-22	22-Nov-22	YES	NA
	Form DPT-3	Return of Deposits	31-Mar-22	30-Jun-22	28-Jun-22	YES	NA
2023-24	Form AOC-4(XBRL)	AGM	30-Sep-23	29-Oct-23	29-Oct-23	YES	NA
	Form MGT-7	AGM	30-Sep-23	27-Nov-23	27-Nov-23	YES	NA
	Form ADT-3	Resignation of auditor	28-Sep-23	27-Oct-23	14-Oct-23	YES	NA
	Form ADT-1	Appointment of auditor	30-Sep-23	15-Oct-23	16-Oct-23	NO	1
	Form PAS-6	Reconciliation of capital	30-Sep-23	29-Oct-23	29-Nov-23	NO	31
	Form CHG-4	Satisfaction of charge	23-Nov-23	22-Dec-23	29-Nov-23	YES	NA
	Form MGT-14	Board resolution	13-Oct-23	11-Nov-23	17-Nov-23	NO	7
	Form MGT-14	Board resolution	28-Oct-23	26-Nov-23	9-Nov-23	YES	NA
	Form SH-7	Increased in share capital	28-Oct-23	26-Nov-23	7-Nov-23	YES	NA
	Form MR-1	Appointment of managing director	27-Sep-23	26-Oct-23	7-Nov-23	NO	12
	Form MGT-14	Special resolution &	28-Oct-23	26-Nov-23	3-Nov-23	YES	NA

PANKITA LAKHANI & ASSOCIATES

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		board resolution					
	Form CHG-1	Modification of charge	17-Oct-23	15-Nov-23	1-Nov-23	YES	NA
	Form CHG-1	Modification of charge	17-Oct-23	15-Nov-23	31-Oct-23	YES	NA
	Form MGT-14	Board resolution	29-Sep-23	28-Oct-23	28-Oct-23	YES	NA
	Form MGT-14	Board resolution	30-Sep-23	29-Oct-23	27-Oct-23	YES	NA
	Form MGT-14	Board resolution	30-Sep-23	29-Oct-23	20-Oct-23	YES	NA
	Form MGT-14	Board resolution	6-Sep-23	5-Oct-23	5-Oct-23	YES	NA
	Form DPT-3	Return for Deposit	31-Mar-23	30-June-23	29-Sep-23	NO	91
	Form CHG-4	Satisfaction of charge	16-Sep-23	15-Oct-23	22-Sep-23	YES	NA
	Form INC-27	Conversion of Private Company to Limited Company	18-Jul-23	2-Aug-23	16-Aug-23	NO	15
	INC-33 e-MOA	Alteration in MOA	14-Jun-23	17-Jul-23	16-Aug-23	YES	NA
	INC-34 e-AOA	Alteration in AOA	14-Jun-23	17-Jul-23	16-Aug-23	YES	NA
	Form CHG-1	Modification of charge	20-Jul-23	18-Aug-23	4-Aug-23	YES	NA
	Form MGT-14	Special resolution	18-Jul-23	16-Aug-23	2-Aug-23	YES	NA
	Form Addendum to AOC-4 CSR	CSR	31-Mar-24	31-Mar-24	31-Mar-24	YES	NA
	Form MGT-14	Special resolution & board resolution	7-Mar-24	5-Apr-24	16-May-24	NO	41
	Form MR-1	Appointment of whole-time director	1-Mar-24	30-Mar-24	27-Apr-24	NO	28
	Form CHG-1	Creation of charge	5-Feb-24	5-Mar-24	30-Mar-24	NO	25
	Form CHG-4	Satisfaction of charge	20-Jan-24	18-Feb-24	29-Jan-24	YES	NA
	Form PAS-3	Bonus Issue of shares	30-Dec-23	28-Jan-24	19-Jan-24	YES	NA
	Form MGT-14	Special resolution	30-Dec-23	28-Jan-24	18-Jan-24	YES	NA
	DIR-12	Appointment of Independent Director	13-Oct-23	12-Nov-23	19-Oct-23	YES	NA
	DIR-12	Appointment of CFO	13-Oct-23	12-Oct-23	07-Nov-23	YES	NA
	DIR-12	Appointment of Company Secretary-Deepesh	27-Sep-23	27-Oct-23	27-Oct-23	YES	NA
2024-25	Form CHG-1	Creation of charge	25-Jul-24	23-Aug-24	7-Aug-24	YES	NA

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PAS-6	Reconciliation of share capital	31-Mar-24	30-May-24	30-May-24	YES	NA
DIR-12	Appointment of Company Secretary- Prasad Khopkar	01-Jul-24	30-Jul-24	11-Jul-24	YES	NA
DPT-3	Return of Deposit	31-Mar-24	30-Jun-24	01-Jul-24	NO	1
DIR-12	Cessation of Company Secretary- Nilesh	13-May-24	12-Jun-24	10-Jul-24	NO	28
DIR-12	Appointment of Company Secretary- Nilesh	07-May-24	5-Jun-24	09-Jul-24	NO	34
DIR-6	Harshini Vikas Jadhav – Residential Address Change	26-Jun-24	26-Jun-24	26-Jun-24	YES	NA
CHG-1	Creation of Charge	28-Jun-24	27-Jul-24	21-Aug-24	YES	NA
DIR-12	Resignation of Company Secretary- Deepesh Somani	06-May-24	5-Jun-24	05-Jul-24	NO	30
MGT-14	Approval of financials	23-Sep-24	23-Oct-24	23-Oct-24	YES	NA
AOC-4 XBRL	Financials 31 ST March 2024 AGM 30.09.24	30-Sep-24	29-Oct-24	13-Nov-24	NO	15
MGT-7	Financials 31 ST March 2024 AGM 30.09.24	30-Sep-24	29-Nov-24	03-Dec-24	NO	4
CHG-1	Creation of Charge - HDFC	07-Oct-24	06-Nov-24	11-Oct-24	YES	NA
CHG-1	Creation of charge- HDFC	16-Oct-24	15-Nov-24	11-Dec-24	NO	26
CHG-1	Creation of Charge- HDFC	08-Oct-24	07-Oct-24	18-Oct-24	YES	NA
CHG-1	Creation of Charge- HDFC	07-Nov-24	06-Dec-24	19-Nov-24	YES	NA
MGT-14	Shareholder Resolution Private Placement	23-Nov-24	22-Dec-24	26-Nov-24	YES	NA
MGT-14	Board Resolution Private Placement	24-Oct-24	23-Nov-24	22-Nov-24	YES	NA
PAS-3	Allotment of shares	27-Nov-24	26-Dec-24	28-Nov-24	YES	NA
PAS-6	Reconciliation of shares	30-Sep-24	29-Nov-24	04-Dec-24	NO	5
CHG-4	Satisfaction of charge	11-Dec-24	10-Jan-2024	11-Dec-24	YES	NA
Form	CSR	31-Dec-24	31-Dec-24	30-Dec-24	YES	NA

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	Addendum to AOC-4 CSR						
	CHG-1	Modification of charge	06-Mar-25	05-April-25	27-Mar-25	YES	NA
	CHG-1	Modification of charge	06-Mar-25	05-April-25	31-Mar-25	YES	NA
	MSME Form-1	Half yearly return in respect of outstanding payments to Micro or Small Enterprises	30-Sep-24	30-Oct-24	16-Jun-25	NO	229
	MSME Form-1	Half yearly return in respect of outstanding payments to Micro or Small Enterprises	31-Mar-24	30-Apr-24	11-Jun-2025	NO	407
	MGT-14	Appointment of Secretarial Auditor	10-Mar-25	09-April-25	24-Mar-25	YES	NA
2024-25	PAS-6	Reconciliation of shares	31-Mar-25	30-May-25	16-May-25	YES	NA
	DPT-3	Return of Deposit	31-Mar-25	30-Jun-25	11-Jun-25	YES	NA
	MSME Form-1	Half yearly return in respect of outstanding payments to Micro or Small Enterprises	31-Mar-25	30-Apr-25	17-Jun-2025	NO	48

Observations:

The Company experienced delays in filing certain forms with the ROC, and appropriate additional fees have been paid where applicable. In 2008-2009, a charge of ₹1,05,00,000 in favour of M/s Ambarnath Jai-hind Co-Op. Bank Limited, created on 20.03.2009, was required to be filed by 19.04.2009 under Section 125 of the Companies Act, 1956. However, the filing occurred on 31.08.2009, resulting in a delay from 20.04.2009 to 31.08.2009. A condonation of delay order was issued by the Company Law Board, Mumbai Bench, in 2009, acknowledging that the delay was due to inadvertence. Furthermore, the AGM date for the financial year 2011-12 is recorded as 12th August 2011 in Form 23B but as 30th September 2011 in Form 23AC. A similar discrepancy is observed for the financial year 2012-13, where the AGM date in Form 23B is mentioned as 5th July 2012, while in Form 23AC, it is recorded as 29th September 2012.

Additionally, the company has inadvertently used the wrong letterhead in several documents filed with the ROC. It is also noted that the company has not filed Form 23B from its inception until the year 2010.

Conclusion:

Based on the records examined, it is hereby confirmed that the Company has taken corrective actions, where necessary, to address the delays, errors, or non-compliance in ROC filings. Further, the Company is advised to ensure timely and accurate filings in the future to avoid penalties or non-compliance under the Companies Act, 2013.

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This certificate is issued at the request of the Company and is solely for the purpose of disclosing the details of delayed filing/non-compliance in ROC filings since inception.

Yours faithfully,

For Pankita Lakhani & Associates



Pankita Lakhani
(Practicing Company Secretaries)
Proprietor
ACS No. - 63407
CP No. - 23780
UDIN number: A063407G000622691
Peer review unit No. S2021MH789900

Date: 17th June, 2025

Place: Dombivli

PANKITA LAKHANI & ASSOCIATES

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Annexure C

MINISTRY OF CORPORATE AFFAIRS RECEIPT G.A.R.7		
SRN : X86306685		Service Request Date : 20/11/2024
Payment made into : ICICI BANK		
Received From :		
Name : PANKITA Ankit LAKHANI		
Address : B/201, Lalaji Ashish Tilak nagar Dombivli Dombivli , Maharashtra IN - 00421201		
Full Particulars of Remittance		
Service Type: Fee for inspection of Public documents		
Service Description	Type of Fee	Amount (Rs.)
Inspection of Public documents of PATEL RETAIL LIMITED (U52100MH2007PLC171625)	Normal	100.00
Total		100.00
Mode of Payment: Credit Card/Prepaid Card - ICICI Bank		
Received Payment Rupees: One Hundred Only		
Note: View public documents service is available for 3 hrs per company, from the time the first document is viewed, and is valid for 1 week		

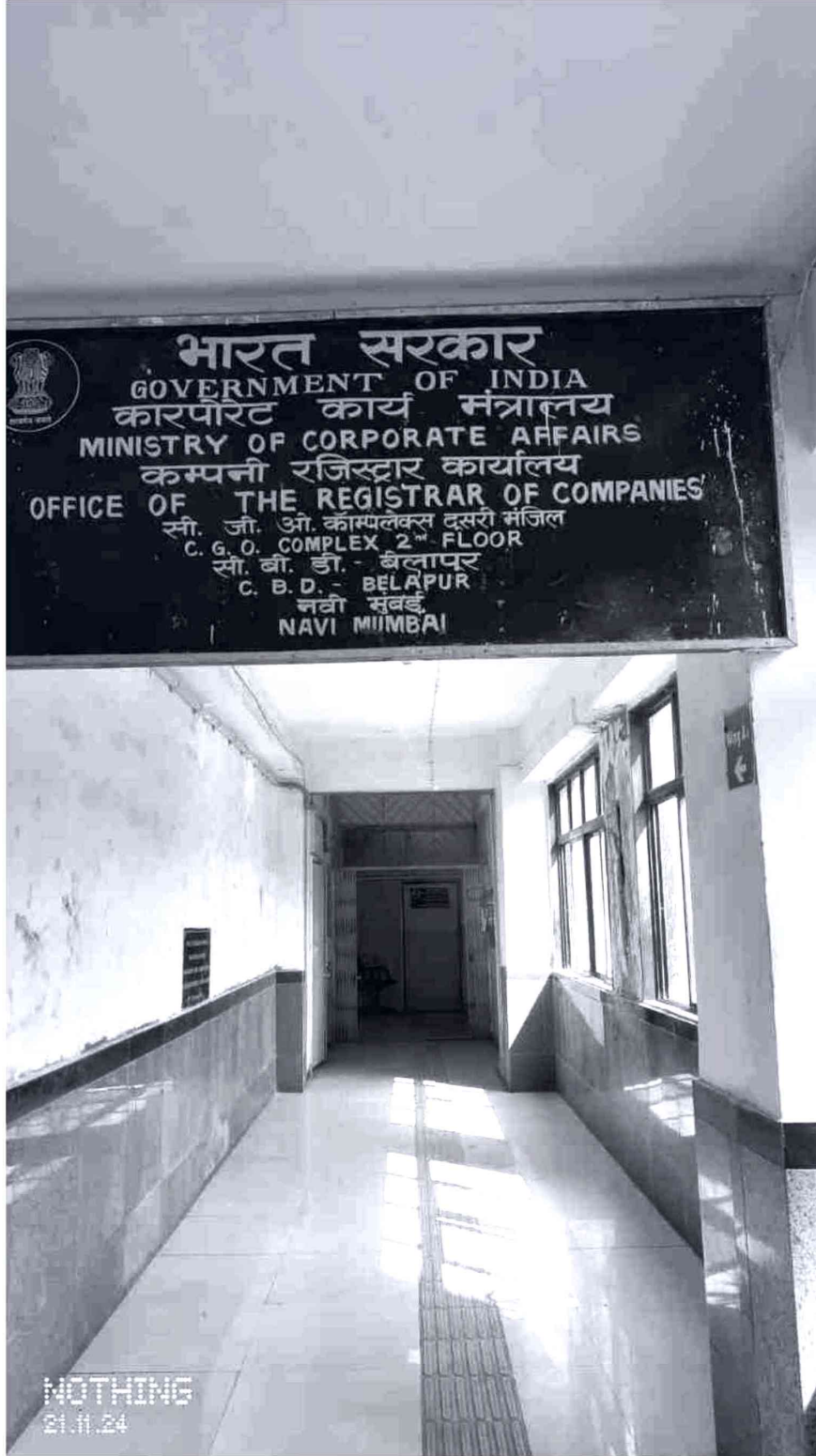
PANKITA LAKHANI & ASSOCIATES

Practicing Company Secretaries

Address: B/201, Lalaji Ashish, Tilak Nagar,

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Email: cspankita.lakhani@gmail.com, Contact no: 7208877818



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Annexure D

MINISTRY OF CORPORATE AFFAIRS RECEIPT G.A.R.7		
SRN : X86671757		Service Request Date : 26/11/2024
Payment made into : ICICI BANK		
Received From :		
Name : PANKITA Ankit LAKHANI Address : B/201, Lalaji Ashish Tilak Nagar Dombivli Dombivli, Maharashtra IN - 40421201		
Full Particulars of Remittance		
Service Type: Fee for inspection of Public documents		
Service Description	Type of Fee	Amount (Rs.)
Inspection of Public documents of PATEL RETAIL LIMITED (U52100MH2007PLC171625)	Normal	100.00
Total		100.00
Mode of Payment: Credit Card/Prepaid Card - ICICI Bank		
Received Payment Rupees: One Hundred Only		
Note: View public documents service is available for 3 hrs per company, from the time the first document is viewed, and is valid for 1 week		

PANKITA LAKHANI & ASSOCIATES

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Email: cspankita.lakhani@gmail.com, Contact no:7208877818

MINISTRY OF CORPORATE AFFAIRS RECEIPT G.A.R.7		
SRN : X93203594		Service Request Date : 29/01/2025
Payment made into : ICICI BANK		
Received From :		
Name : PANKITA Ankit LAKHANI Address : B/201,Lalaji Ashish Tilak nagar Dombivli Dombivli , Maharashtra IN - 00421201		
Full Particulars of Remittance		
Service Type: Fee for inspection of Public documents		
Service Description	Type of Fee	Amount (Rs.)
Inspection of Public documents of PATEL RETAIL LIMITED (U52100MH2007PLC171625)	Normal	100.00
Total		100.00
Mode of Payment: Credit Card/Prepaid Card - ICICI Bank		
Received Payment Rupees: One Hundred Only		
Note: View public documents service is available for 3 hrs per company, from the time the first document is viewed, and is valid for 1 week		

PANKITA LAKHANI & ASSOCIATES

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Address: B/201, Lalaji Ashish, Tilak Nagar,
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Email: cspankita.lakhani@gmail.com, Contact no: 7208877818

MINISTRY OF CORPORATE AFFAIRS RECEIPT		
SRN: UU0709501/ BharatKoshOrderId :1-16507408553 SRN Date: 29/01/2025 17:34:08		Service Request Date: 29/01/2025
RECEIVED FROM:		
Name: PANKITA PRAFFUL LAKHANI Address: B-201 Lalji ashish tilak nagar, , Kalyan, Kalyan, Maharashtra, 421201		
FULL PARTICULARS OF REMITTANCE		
Service Type: VPD		
Service Description	Type of Fee	Amount (Rs.)
PATEL RETAIL LIMITED (U52100MH2007PLC171625)	Normal	100
Total		100
Mode of Payment: Online		
Received Payment Rupees: One Hundred Rupees Only.		
Note: View public documents service is available for 3 hrs per company, from the time the first document is viewed, and is valid for 1 week.		

PANKITA LAKHANI & ASSOCIATES

Practicing Company Secretaries

*Address: B/201,Lalaji Ashish,Tilak Nagar,
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MINISTRY OF CORPORATE AFFAIRS RECEIPT		
SRN: UU0929709/ BharatKoshOrderId :1-17963783646 SRN Date: 31/05/2025 15:45:10		Service Request Date: 31/05/2025
RECEIVED FROM:		
Name: PANKITA PRAFFUL LAKHANI Address: B-201 lalji ashish tilak nagar, , Kalyan, Kalyan, Maharashtra, 421201		
FULL PARTICULARS OF REMITTANCE		
Service Type: VPD		
Service Description	Type of Fee	Amount (Rs.)
PATEL RETAIL LIMITED (U52100MH2007PLC171625)	Normal	100
Total		100
Mode of Payment: Online		
Received Payment Rupees: One Hundred Rupees Only.		
Note: View public documents service is available for 3 hrs per company, from the time the first document is viewed, and is valid for 1 week		

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MINISTRY OF CORPORATE AFFAIRS RECEIPT G.A.R.7		
SRN : 003148178 Date : 31/05/2025		Service Request
Payment made into : ICICI BANK		
Received From :		
Name : PANKITA Ankit LAKHANI Address : B/201,lalji Ashish Tilak nagar Dombivli Dombivli , Maharashtra IN - 00421201		
Full Particulars of Remittance		
Service Type: Fee for inspection of Public documents		
Service Description	Type of Fee	Amount (Rs.)
Inspection of Public documents of PATEL RETAIL LIMITED (U52100MH2007PLC171625	Normal	100.00
Total		100.00
Mode of Payment: Credit Card/Prepaid Card - ICICI Bank		
Received Payment Rupees: One Hundred Only		
Note: View public documents service is available for 3 hrs per company, from the time the first document is viewed, and is valid for 1 week		

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Annexure E

List of Statutory filings of the Company which are not traceable

We have also conducted physical inspection on **21st November 2024** at Ministry of Corporate Affairs of Registrar of Companies, Belapur, Navi Mumbai for which fees paid via MCA Challan No. X86306685 dated **20th November 2024**, where no physical documents were. The Company was incorporated on 13th June 2007 when the registration was done on the MCA portal. Hence, there are no physical records available at Ministry of Corporate Affairs of Registrar of Companies, CBD Belapur, Navi Mumbai. Hence, all forms are traceable on website of Ministry of Corporate Affairs of Companies i.e www.mca.gov.in.

NA	NA	NA	NA