

First Addendum to Bid Process Document dated October 7, 2025

Union Bank of India (“**UBI**”), a banking corporation incorporated and registered under the laws of India, having its registered office at Union Bank Bhavan, 239, Vidhan Bhavan Marg, Nariman Point, Mumbai – 400 021, Maharashtra, India, and one of its Stressed Asset Management Branch located at 104, Bharat House, Ground Floor, Mumbai Samachar Marg, Mumbai – 400023, Maharashtra, India, on behalf of consortium of lenders comprising of Union Bank of India, Bank of Baroda, Central Bank of India, UCO Bank, IDBI Bank Limited and Karnataka Bank Limited (collectively referred to as the “**Lenders**” or “**Consortium Lenders**”) is in the process of selling / assigning their debt owed by M/s. Sahara Hospitality Limited (hereinafter referred to as the “**SHL**” or “**Company**”) pertaining to the credit facilities advanced by the Consortium Lenders, led by UBI (“**Lead Bank**”) to Asset Reconstruction Companies (“**ARCs**”) / Scheduled Commercial Banks (“**SCBs**”) / Non-Banking Financial Corporations (“**NBFCs**”) / All India Financial Institutions (“**AIFIs**”) or any other transferees permitted (“**Permitted Entities**” or “**Bidders**”) under the guidelines issued by Reserve Bank of India (“**RBI**”), including the Master Direction - Reserve Bank of India (Transfer of Loan Exposures) Directions, 2021, as amended from time to time (“**RBI Master Directions**”) and any other directions issued by the RBI by way of a Swiss Challenge Process (“**Swiss Challenge Method**” or “**SCM**”) [hereinafter referred to as the (“**Proposed Transaction**”)]. Lenders propose to sale/ assign the Lender’s Debt of SHL to the Eligible Bidders on the stipulated terms and conditions as mentioned herein. It is clarified that only Eligible Bidders can participate in the SCM.

UBI on behalf of the Consortium Lenders has appointed BOB Capital Markets Limited (“**BOBCAPS**” or “**Process Advisor**”), for assisting and advising the Consortium Lenders on the SCM and matters incidental thereto in connection with the sale / assignment of Lender’s Debt of SHL. In the said context, UBI and BOBCAPS has uploaded Newspaper Advertisement dated October 8, 2025 & Bid Process Document dated October 7, 2025, on their respective website. Post publication of newspaper advertisement and uploading of Bid Process Document, the Eligible Bidders initiated their due diligence, however some of the Eligible Bidders approached Lead Bank informing them that they would need further time for submission of EOI documents including the applicable supporting documents and deposit of Refundable Participation Fee (“**RPF**”) and complete the due diligence.

Based on requests received from Eligible Bidders seeking an extension, the Consortium Lenders have decided to extend only the timelines related to submission of the EOI, NDA, Affidavit by Bidder, and deposit of the RPF, as specified in the Bid Process Document. The revised timelines are provided below:

No.	Particulars	Tentative Timeline*
1	Date of Public Notice inviting Expression of Interest (defined above)/ EOI start date	October 8, 2025 (Wed)
2	Last date and time for submission of information/documents, by Eligible Bidders, by email at projectspace@bobcaps.in & samvmumbai@unionbankofindia.bank , and a physical copy of EOI along with requisite documents duly stamped & signed by the authorised signatories. (a) EOI (Informing the names of the authorized official(s) along with their contact details (mobile number, e-mail ids, etc.) for all communications); and (b) NDA; (c) Affidavit by Prospective Bidder and (d) RPF.	October 20, 2025 (Mon) by 5 PM (IST)
3	Communication regarding the Eligible Bidders by BOBCAPS	October 20, 2025 (Mon)
4	Sharing of information via VDR and due diligence by the Eligible Bidders	October 14, 2025 (Tue) to October 29, 2025 (Wed)
5	Date of Swiss Challenge Process through e-auction platform and conduct of the Swiss Challenge Process	October 30, 2025 (Thu) 11 am to 1 pm (IST)
6	Declaration of the H1 Bidder	October 30, 2025 (Thu)

No.	Particulars	Tentative Timeline*
7	Exercise of ROFR by the Anchor Bidder	November 4, 2025 (Tue)
8	Declaration of the Successful Bidder, issuance of Letter of Award to the Successful Bidder by Lead Bank, subject to approval of the competent authority of the Lenders	November 6, 2025 (Thu)
9	Receipt of entire Consideration Price and execution of Definitive Agreements	November 10, 2025 (Mon)

***Note:**

- (A) *The Process Advisor and/or the Lenders reserve the right to modify the time schedule and/or not to go ahead with the proposed sale /assignment at any stage without assigning any reason at their sole discretion. The decision of the Process Advisor and/or the Lead Bank in this regard shall be final, conclusive and binding on all the participants. Please note that time is of essence for all the above events.*
- (B) *Any changes to the dates shall be intimated by BOBCAPS (based on the instructions of the Lenders / Lead Bank).*

All dates specified in the Newspaper Advertisement and Bid Process Document are hereby revised in accordance with the timelines stated above. Except as amended herein, all other terms and conditions of the Bid Process Document remain unchanged.

Applicants are advised to regularly visit the websites of UBI and BOBCAPS for updates, modifications, and addenda.



Dated: October 17, 2025