Date: September 09, 2026

To,
The Compliance Manager
Listing Department
BSE Limited
Phiroze Jeejeebhoy Towers,
Dalal Street,
Mumbai - 400001
Scrip Code: 544469

To,
The Manager
Listing and Compliance Department
National Stock Exchange of India Limited
Exchange Plaza, C-1, Block G
Bandra-Kurla Complex, Bandra (East),
Mumbai - 400051
Scrip Symbol: LOTUSDEV

ISIN: INE0V9Q01010

<u>Subject: Intimation to Shareholders regarding TDS on Dividend</u>

Dear Sir/ Madam,

Enclosing herewith an intimation given to the shareholders of the Company regarding the applicability of TDS on the Interim Dividend declared by the Board of Directors on September 01, 2026.

We request you to kindly take the same on record.

Thanking you.

Yours faithfully,

For Sri Lotus Developers and Realty Limited
(Formerly known as AKP Holdings Limited)

ANKIT KUMAR TATER
Digitally signed by ANKIT KUMAR TATER
Date: 2026.09.09 17:36:17 +05'30'

Ankit Kumar Tater
Company Secretary and Compliance Officer
Membership No.: A57623

Encl. A/a

LOTUS
DEVELOPERS™

SRI LOTUS DEVELOPERS AND REALTY LIMITED
(Formerly known as "AKP Holdings Limited")
(CIN: L68200MH2015PLC262020)
Reg. Off.: 5th & 6th Floor, Lotus Tower, 1 Jai Hind Society, N. S. Road No. 12/A, JVPD Scheme
Juhu, Mumbai 400049 / Tel.: +91 - 7506283400
Email: investors@lotusdevelopers.com, compliance@lotusdevelopers.com

Date: September 09, 2026

Ref: Folio / DP Id & Client Id No: ---------------------

Name of the Shareholder: -------------------------------

Dear Shareholder(s),

Sub: Communication with regards to Tax Deduction at Source (TDS) on dividend.

This is to inform you that the Board of Directors of the Company at their meeting held on 01st September 2026, has recommended first interim dividend of 30% (i.e., ₹ 0.30 per equity share of face value of ₹ 1/- each for the financial year 2026-27.

As per the Provisions of the Income-tax Act, 2025 (the Act) we are required to deduct Income-tax at source (TDS)/ withholding tax in terms of section 393 of the Income tax Act, 2025, at the time of paying the aforesaid interim dividend. The rate of TDS/ withholding tax rate would vary depending on the residential status, PAN status of each shareholder and the tax related declaration, forms and other documents, submitted by the shareholder and found to be in order by the Company.

The aforesaid interim dividend will be paid after deducting TDS/ withholding tax in the following manner:

<u>In the case of Resident Shareholders</u>

1. Where the resident individual shareholder holds a valid Permanent Account Number (PAN) and the PAN is linked with his/ her Aadhar:

    a. Income-tax shall be deducted at source under section 393(1) table Sr. No. 7 of the Income-tax Act, 2025 @ 10% on the amount of dividend payable.

    b. Income- tax shall not be deducted at source in the case of a resident individual shareholder, if:

        i. the dividend paid to an individual in aggregate during the tax year, does not exceed ₹ 10,000; or

        ii. an individual shareholder, submits a duly filled and signed Form No. 121 (erstwhile 15G/H), to the Kfin Technologies Limited [Registrar and Share Transfer Agent (RTA)], which is acceptable to the Company. Form No.121 would not be valid if the dividend payable to the shareholder in a tax year exceeds the maximum amount which is not chargeable to tax.

iii. Please note that all fields mentioned in the Form are mandatory and the Company will not consider the forms submitted, if they do not fulfil the requirement of the law.

2. Where the PAN is either not available or is invalid or is inoperative (i.e. PAN is not linked with his/ her Aadhar), TDS shall be deducted at the higher rate of 20%.

3. Income-tax shall not be deducted on the dividend payable to the resident non-individuals specified as per section 393(4) table Sr. 10 and 393(5) of Income tax Act, 2025 (viz mutual funds, insurance companies, government entities, etc.) where they provide details, certificate of registration and self-declaration in the prescribed format available on the below link and documents **on or before 11th September 2026**, to the Company's RTA.

<u>In the case of Non-resident Shareholders</u>

4. Tax shall be deducted at source in accordance with the provisions of the Income-tax Act, 2025 at the applicable rates in force.

5. As per the provisions of Section 159 of the Act, a non-resident shareholder can opt to be governed by the provisions of the Double Tax Avoidance Treaty (DTAA/Tax Treaty) between India and the country of tax residence of the shareholder, if the provisions of such DTAA/ Tax Treaty are more beneficial to them. In order to avail the DTAA/ Tax Treaty benefits, the non-resident shareholder is required to furnish the following documents **on or before 11th September 2026** to the RTA.

   a. Self-attested copy of Permanent Account Number (PAN), if allotted by the Indian Income Tax Authorities; or

   b. Self-attested Tax Residency Certificate (TRC) issued by the tax authorities of the country of which shareholder is a tax resident, evidencing and certifying the shareholder's tax residency status during the Tax Year 2026-27.

   c. Self-declaration in Form No. 41 (erstwhile Form-10F) filed electronically on the Indian Income-tax department's website https://www.incometax.gov.in.

   d. Self-declaration by shareholder of being eligible for claiming benefit of the relevant Tax Treaty entered into by India in the prescribed format available on a link below.

   e. No Permanent Establishment (PE) Declaration in the prescribed format available on a link below

   f. In case of Foreign Institutional Investors and Foreign Portfolio Investors, copy of SEBI registration certificate.

   g. In case of a shareholder being a tax resident of Singapore, please furnish the letter issued by the competent authority or any other evidence demonstrating the non-applicability of Article 24 - Limitation of Relief under India-Singapore Double Taxation Avoidance Agreement (DTAA).

6. The Company is under no obligation to apply the beneficial DTAA tax rate at the time of tax deduction/ withholding tax on dividend amounts, as the application of beneficial DTAA tax rate

depends upon the completeness and satisfactory review by the Company of the documents submitted by the concerned Non-Resident shareholder.

7. As per Section 390 read with Rule 203 of the Income Tax Rules 2026, if the dividend income on which tax has been deducted at source is assessable in the hands of a person other than the deductee, then such deductee should file a declaration with the Company's RTA in the manner prescribed in the Rules **on or before 11th September 2026**. Such Self-declaration in the prescribed format is available on a link below. **No request in this regard would be accepted by Company/ RTA after the said date.**

Updation of PAN, email address and other details

Shareholders holding shares in dematerialized mode are requested to update their records such as tax residential status, permanent account number (PAN), registered email addresses, mobile numbers, correct core banking account number, including 9-digit MICR Code and 11-digit IFSC Code and other details with their relevant depositories through their depository participants. Shareholders holding shares in physical mode are requested to update their KYC and furnish details to the Company's RTA. The Company is obligated to deduct tax at source (TDS) based on the records available with RTA and no request will be entertained for revision of TDS return.

All the payments to shareholders with respect to Dividends shall be made in electronic mode only and no 'payable at par' warrants or cheques or drafts shall be issued towards dividend payouts.

Failure to update the KYC/ bank details shall result in dividend being withheld by the Company.

Kindly note that in order to enable the Company to determine and deduct appropriate TDS/ withholding tax, the scanned copy of the duly signed documents as mentioned above are required to be emailed to its RTA, viz., KFin Technologies Limited at einward.ris@kfintech.com on or before 11th September 2026. No communication on the tax determination/ deduction shall be entertained thereafter.

The Government has made it mandatory for all individual taxpayers to link their PAN with their Aadhaar. Shareholders are requested to ensure to link PAN with their Aadhar No. else TDS will be deducted at higher rate.

For withholding of taxes, the residential status of the shareholders will be considered as per the data available with the Company/ RTA/ the Depository Participants ('DPs'). And also, TDS will be determined based on the status of the first/ primary shareholder. In case there is change in their residential status, then the shareholders are requested to update their current residential status with the RTA/ the DPs on or before 11th September 2026..

You may kindly note that in case the tax on the dividend is deducted at a higher rate in absence of receipt of the aforementioned details/ documents from you, there would still be an option available with you to file the return of income and claim an appropriate tax refund, if eligible.

Incomplete and/ or unsigned forms, declarations and documents will not be considered by the Company/ RTA for granting any exemption.

Kindly note that no claim shall lie against the Company for tax deducted at source/ withheld at source.

In case you require any other information/ clarification with regard to the above, kindly write to our RTA at einward.ris@kfintech.com.

All declarations/ forms (in the prescribed format) can be also downloaded from the following link:

Click here to download Form 121 (erstwhile Form 15G/H)
Click here to download Form 41 (erstwhile Form 10F)
Click here to download - Declaration - under section 390 read with Rule 203
Click here to download - Declaration from Non- Resident regarding Tax Residency and Beneficial Ownership of Shares
Click here to download - Declaration from non-residents-No PE
Click here to download - Declaration that TDS is not deductible from dividend on Equity Shares

Disclaimer: This Communication shall not be treated as an advice from the Company. Shareholders should obtain the tax advice related to their tax matters from a tax professional.
Thanking you,

Yours faithfully,

For **Sri Lotus Developers and Realty Limited**
(Formerly known as "AKP Holdings Limited")

Sd/-
Ankit Kumar Tater
M. No. A57623
Company Secretary and Compliance Officer