

FORM-10

PARTICULARS OF MORTGAGE, CHARGE OR PLEDGE ETC. OR ANY MODIFICATION THEREIN OR SATISFACTION THEREOF OR PARTICULARS OF MORTGAGE OR CHARGE SUBJECT TO WHICH PROPERTY HAS BEEN ACQUIRED

[Pursuant to Sections 100, 106, 109 & 448 of the Companies Act, 2017 read with Regulations 45 & 30 of the Companies Regulations, 2024]



PART-I

(Please complete in typescript or in bold block capitals)

1.1 CUIN (*Corporate Unique Identification Number*)

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1.2 Name of the Company

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1.3^{144*} Fee Payment Details

1.3.1 Challan No

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1.3.2 Challan Amount

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^{145*} include fee, if any, for processing under Fast Track Registration Services

1.4 Particulars of—		Please tick the relevant box
Part-II	Registration of Mortgage, charge, pledge etc., [section 100]	
Part-III	Modification of mortgage, charge, pledge, etc. [section 106]	
Part-IV	Memorandum of complete satisfaction of mortgage, charge, pledge, etc. [section 109]	
Part-V	Mortgage or charge subject to which property has been acquired [section 100(4)]	

Note:- Only one item can be selected for reporting at one time. Remaining items shall become disable after selection of any item.

PART-II

¹⁴⁴ Inserted vide S.R.O 459/2025 dated 26th March, 2025.

¹⁴⁵ Inserted vide S.R.O 459/2025 dated 26th March, 2025.

(PARTICULARS OF MORTGAGES, CHARGES OR PLEDGE ETC.)

	D D	M M	Y Y Y Y								
2.1 Date of instrument creating mortgage, Charge or pledge	<table border="1"><tr><td></td><td></td></tr></table>			<table border="1"><tr><td></td><td></td></tr></table>			<table border="1"><tr><td></td><td></td><td></td><td></td></tr></table>				
2.2 ¹⁴⁶ Brief description of instrument (if any) creating or evidencing the mortgage or charge or pledge or other interest (to be specified).	<table border="1"><tr><td></td></tr></table>										
2.3 ¹⁴⁷ Amount secured by the mortgage or charge, pledge etc. (Mention currency)	<table border="1"><tr><td></td></tr></table>										
2.4 Short particulars of the property mortgaged, charge, pledge or other interest	<table border="1"><tr><td></td></tr></table>										
2.5 Gist of the terms and conditions and extent and operation of the mortgage, charge, pledge or other interest (Also include description of the nature of the mortgage/charge e.g. ¹⁴⁸ ranking , equitable, pari-passu, etc.)	<table border="1"><tr><td></td></tr></table>										
2.6 Name and address of the person(s) entitled to the mortgage, charge, pledge or other interest.	<table border="1"><tr><td></td></tr></table>										

PART-III

(PARTICULARS OF MODIFICATION OF MORTGAGES, CHARGES OR PLEDGE ETC.)

	D D	M M	Y Y Y Y								
3.1 Date of Instrument creating the original mortgage / charge, pledge etc.	<table border="1"><tr><td></td><td></td></tr></table>			<table border="1"><tr><td></td><td></td></tr></table>			<table border="1"><tr><td></td><td></td><td></td><td></td></tr></table>				

¹⁴⁶ Substituted the word "Name" vide S.R.O 459/2025 dated 26th March, 2025.

¹⁴⁷ Substituted the words "Amount of mortgage or charge, pledge etc." vide S.R.O 459/2025 dated 26th March, 2025.

¹⁴⁸ Inserted vide S.R.O 459/2025 dated 26th March, 2025.

3.2	Brief description of instrument(s) creating the original mortgage, charge, pledge etc.												
3.3	Date(s) of modification of the mortgage, charge, pledge etc. prior to present modification	D D		M M		Y Y Y Y							
3.4	Brief description of instrument(s) modifying the mortgage, charge, pledge etc. prior to present modification.												
3.5	Date of present modification of the mortgage, charge, pledge etc.	D D		M M		Y Y Y Y							
3.6	Brief description of instrument(s) modifying the present mortgage, charge, pledge etc.												
3.7	Particulars of the present modification specifying the terms or conditions or the extent or operation and the details of the modification.												
1493.8	Name, address & description of the mortgagee or person(s) entitled to the mortgage, charge, pledge or other interest												

PART-IV

(MEMORANDUM OF COMPLETE SATISFACTION OF MORTGAGE, CHARGES OR PLEDGE ETC.)

4. Particulars of the mortgage/charge satisfaction thereof :

4.1	Amount of mortgage / pledge / charge etc. (Rs)	
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¹⁴⁹ Inserted vide S.R.O 459/2025 dated 26th March, 2025.

- 4.2 Date of ¹⁵⁰creation of mortgage or pledge or charge.

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- 4.3 Date of last modification, if any of mortgage or pledge or charge

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- 4.4 Date of satisfaction.

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- 4.5 Name(s) and address(es) of the mortgagees(s) / trustee(s) for the redeemable capital / debenture-holders, etc. (give description)
- 4.6 Brief description of instrument(s) through which mortgage, charge, pledge etc. was created or modified and is now satisfied.

PART-V

(REGISTRATION OF MORTGAGE, CHARGES ETC. SUBJECT TO WHICH PROPERTY HAS BEEN ACQUIRED

¹⁵¹⁵ Particulars of mortgage or pledge or charge subject to which property has been acquired by the above-mentioned company

- 5.1 Date of Creation. D D M M Y Y Y Y

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- 5.2 Description of the instrument(s) creating or evidencing the mortgage, charge, pledge etc.
- 5.3 Memorandum or any other instrument regarding mortgage or charge or pledge subject to which property has been acquired.
- 5.4 Date of acquisition of the property D D M M Y Y Y Y

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¹⁵⁰ Substituted the word "registration" vide S.R.O 459/2025 dated 26th March, 2025.

¹⁵¹ Inserted vide S.R.O 459/2025 dated 26th March, 2025.

- 5.5 Amount ¹⁵²(Mention Currency) owing on security of the mortgage or charge
- 5.6 Short particulars of the property acquired subject to mortgage, charge or pledge.
- 5.7 Gist of the terms and conditions and extent and operation of the mortgage, charge, pledge or other interest. ¹⁵³Also include description of the nature of the mortgage, charge e.g., Ranking, equitable, pari-passu, etc.
- ¹⁵⁴5.8 Name, addresses and description of the mortgagee or persons entitled to the charge or other interest

PART-VI

6.1 Declaration:

I do hereby solemnly and sincerely declare that the information provided in the form is:

- (i) true and correct to the best of my knowledge, in consonance with the record as maintained by the Company and nothing has been concealed; and
- (ii) hereby reported after complying with and fulfilling all requirements under the relevant provisions of law, rules, regulations, directives, circulars and notifications whichever is applicable.

6.2 Name of Authorized Officer with designation/ Authorized Intermediary

6.3 Signatures

6.4 Registration No of Authorized Intermediary, if applicable

6.5 Date

D	D

M	M

Y	Y	Y	Y

Enclosures:

¹⁵² Inserted vide S.R.O 459/2025 dated 26th March, 2025.

¹⁵³ Inserted vide S.R.O 459/2025 dated 26th March, 2025.

¹⁵⁴ Inserted vide S.R.O 459/2025 dated 26th March, 2025.

1. Copy of instrument(s) creating/ modifying the mortgage/charge/pledge, as the case may be. (Applicable in case of creation/ modification of mortgage/ charge/ pledge and registration of mortgage/charges/pledge etc. subject to which property has been acquired)
2. No objection certificate from the charge holder in case of modification of mortgage/charge/pledge (if applicable).
3. No objection certificate from the creditor in case of satisfaction of mortgage/charge/pledge (if available).
4. Affidavit under regulation 45 duly signed by the person who signed this application, verifying that the contents of the application and attached documents are true and correct, attested by an Oath Commissioner (scanned image in case of online filing).
5. Original challan or other evidence of payment of fee specified in Seventh Schedule of the Act (not applicable in case of online filing)