REPCO HOME FINANCE LIMITED

TRANSCRIPT OF THE 26th ANNUAL GENERAL MEETING OF THE COMPANY HELD ON THURSDAY, 29TH SEPTEMBER, 2026

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Moderator: Good morning everyone, this is moderator from the KFin Technologies. The required quorum is present in the meeting.

Mr Ankush Tiwari: Good morning everyone, I am Ankush Tiwari, Company Secretary and Compliance Officer of the company. I welcome all the members, our Chairman, all the Board members, MD and CEO, representative of Statutory Auditor, Secretarial Auditor to this 26th annual general meeting of Repco Home Finance Limited being held on Tuesday, 29th September 2026. Our Chairman, Mr. C. Thangaraju, is a Non-executive Director nominated by Repco Bank who is promoter of our company. He's also Chairman of the CSR committee. Member of ITSC, Stakeholder Relationship Committee, Risk Management Committee. Our Chairman is participating in this meeting from the boardroom of the company. I request our Chairman to preside over the meeting.

Mr. C. Thangaraju: Dear members, I, C. Thangaraju, Chairman of the Board, welcome you all to this meeting. This 26th Annual General Meeting Repco Home Finance Limited is being held through video conferencing. I would like to introduce you to the members of the board of your company participating in this meeting. We have with us Mr. E. Santhanam, Non-executive Director. He is Chairman of Repco Bank. He has joined the boardroom. He is Chairman of the Stakeholders Relationship Committee. Next to Mr. Santhanam, I introduce Mr. B. Rajkumar, Independent Director. He has joined the boardroom. He is Chairman of the Nomination and Remuneration Committee. I introduce Mr. MK Bhattacharya, Independent Director. He has joined the boardroom. He is Chairman of the Audit Committee. Next to Mr. Bhattacharya, I introduce Mr. Vaithianathan, Independent Director, he has joined from the boardroom. Mrs. Usha Ravi, Independent Director, she has joined from the boardroom. Dr. G. Venkataiah Independent Director, he has joined from the boardroom. Mrs. Aparna Kumar, Independent Director, she has joined from the boardroom. Mr Karunakaran, Managing Director and CEO of the company, he has joined from the boardroom. Mr. B. Kannan, Whole-time Director of the company, he has joined the boardroom. I am happy to welcome you all once again on behalf of the board of directors to this 26th annual general meeting of your company through video conferencing. I have been informed that the quorum is present and I call the meeting to order. Participation of members through video conference is being reckoned for the purpose of quorum as per Section 103 of the Companies Act 2013 and the circulars issued by MCA. The register of directors and key managerial persons and the register of contracts or arrangements have been made available electronically for inspection by the members during the AGM. The company secretary will now provide instruction to the members pertaining to the AGM.

Mr. Ankush Tiwari: Thank you, sir. Dear members, this meeting is being held through video conferencing as already mentioned by the Chairman. In accordance with the circular issued by MCA, applicable provisions of Companies Act and SEBI regulations, the company has made arrangements for members to participate in this 26th AGM through video conferencing facility provided by KFin Technologies Limited. The proceedings of this meeting are being recorded for compliance purposes. I would like to inform you all that the facility to join this meeting was open 30 minutes prior to scheduled time. In terms of circular issued by SEBI and MCA,

the facility to appoint a proxy for this meeting is not available. However, body corporates are entitled to appoint authorized representatives to attend the AGM through VC and cast their votes through e-voting. The facility of joining the AGM through VC or other audio visual means shall be available on first-come, first-serve basis. Also, detailed instructions are mentioned in the AGM notice and would request members to refer to the same in case of doubt. The annual report was sent through email to all the shareholders who had registered their email ID through DP and RTA, and letter had been sent to the members whose email IDs are not registered with the company, RTA or DP providing the web link of company's website from where the annual report for financial year 2025-26 can be accessed. Also, the physical copy of the annual report was dispatched based on requests received from the members. The members may note that the notice and the annual report 2025-26 are also made available on the company's website and website of NSE and BSE. In accordance with the provision of Companies Act, SEBI Listing Regulation, the members have been provided with the facility to exercise their right to vote by electronic means, both through remote e-voting and e-voting during the AGM. Remote e-voting facility was made available for the businesses during the period commenced from 9:00 AM on Saturday, 26th September 2026 and ended on Monday, 5:00 PM on 28th September 2026. Members joining through video conferencing who have not cast their vote by using remote e-voting facility may vote today through e-voting facility. The members who have already cast their vote by remote e-voting prior to this AGM shall not be entitled to cast their vote again. Mr. G. Ramachandran has been appointed as scrutinizer for this meeting. Based on the report of the scrutinizer, the combined result of e-voting will be announced and displayed on the website of the company and will also be submitted to stock exchanges as per the requirement of SEBI regulation. The company has received requests from 8 members for registration as speaker shareholder in this AGM and these shareholders may share their query when the Q&A session is opened by the Chairman. We request the speaker to be concise in their queries and comment and conclude within 2 minutes for the benefit of other shareholders. It may be noted that the company reserves the right to limit the number of members asking questions depending on availability of the time during the AGM. I now request the Chairman to continue with the proceeding of the meeting.

Mr.Thangaraju: Thank you CS. I am satisfied that all the efforts have been made by the company to enable the members to participate and vote on the items being considered at this meeting.

Mr. Ankush Tiwari: Now, we will request the Chairman to present his statement before the members.

Mr.Thangaraju: Good morning, esteemed shareholders and members of the board. It gives me great pleasure to welcome you to the 26th Annual General Meeting of Repco Home Finance Limited. As we complete another year of our journey, I would like to share with you the key developments and achievements of your company during the financial year 2025-26. The year under review has been one of steady progress for Repco Home Finance. We have remained focused on strengthening the fundamentals of the business, improving asset quality, expanding our reach, and investing in capabilities that will support the company's growth over the years ahead. The completion of our 25th anniversary during the year also provided an opportunity to reflect on our journey and the trust that our customers, shareholders and other stakeholders have placed in us. During the financial year 2025-26, your company continued to expand its lending operations while maintaining a balanced approach towards growth. The loan book increased to ₹15,879 crores as at March 31st 2026, compared with ₹14,482 crores in the previous year. Loan sanctioning during the year stood at ₹4,518 crores against ₹3,518 crore in the financial year 2024-25, while disbursements increased to ₹4,148 crores from ₹3,284 crores.

Since inception, the company has cumulatively sanctioned loans amounting to ₹43,285 crores and disbursed ₹39,995 crores. These numbers reflect the entering role that Repco Home Finance has played in enabling individuals and families to fulfill their aspirations of owning a home.

The portfolio continues to remain its balanced character, with housing loans accounting for rupees, 67% and non-housing loans consisting 33% of the overall portfolio. Our financial performance remained resilient. Profit before tax to ₹586 crores compared with ₹578 crore in the preceding year, while profit after tax increased to ₹453 crores from ₹449 crores. Net interest income also improved to ₹812 crore from ₹746 crore. While pursuing growth, we have remained equally conscious of the importance of maintaining a sound and well-managed loan portfolio. I am pleased to note the improvement in asset quality during the year. Gross NPA excluding accrued interest stood at ₹405 crore with a gross NPA ratio declined to 2.55% from 3.26% in the previous year. Net NPA also improved to 1.17% from 1.32%. These improvements are the outcome of continued attention to credit quality, monitoring of the portfolio, and focused recovery efforts.

Our approach remains firmly centered on responsible lending, rigorous credit assessment, and proactive management of stress accounts. At the same time, the company has continued to strengthen its internal control and risk management framework. Our business is built around our understanding of the housing needs of customers, particularly in markets we serve. During the financial year 2025-26, we continue to broaden our physical presence. As of March 31st, 2026, the company had 242 touchpoints comprising 210 branches and 32 satellite centres spread across 12 states and 1 union territory. During the year, 8 new branches and 1 satellite centre were opened, while 13 satellite centres were upgraded into branches. This expansion is intended not merely to increase our footprint but to bring our services closer to customers and deepen our presence in the markets where we see sustainable lending opportunities.

Today, the company serves more than 1.14 lakh active customers. Our objective is to continue expanding this customer base through quality acquisition while preserving the discipline and serving standards that underpin our business. The financial services landscape is changing rapidly and technology is increasingly becoming an integral part of how customers interact with financial institutions. Your company has therefore continued to invest in digital capabilities and operational infrastructure. During the year, 18 of the 19 applications planned under our digital transformation program were deployed and made operational. Several important systems were implemented during the financial year 2025-26 including the human resource management system, audit management system, treasury management system, customer portal, fixed asset system covering accounts receivable, accounts payable and procure-to-pay processes, enterprise data warehouses, and the expected credit loss framework.

These initiatives are aimed at creating stronger information systems, improving processes efficiently, enhancing management oversight and providing a more seamless experience to our customers. As digital adoption increases, cybersecurity and resilience assume equal importance. During the year, measures including privileged access management, multifactor authentication, DMARC, enterprise backup and recovery mechanisms and data loss prevention were strengthened to reinforce the company's technology and information security environment. Our progress would not have been possible without the commitment and contribution of our employees. During the year the company continued to invest in employee capability and professional development. Training initiatives covered a wide range of fundamental and behavioral areas, enabling employees to enhance their skills and remain prepared for the evolving requirements of the housing finance industry. The company also

strengthened its workforce during the year. With new employees joining across various functions, as on 31st March 2026, our employee strength stood at 1,384. The completion of 25 years of the company, is also a significant milestone for our employees. On this occasion, long-serving employees were recognized and honoured for their contributions to the company's journey. Their commitment over the years represents an important part of the institutions that Repco Home Finance has become. A strong capital position provides the foundation of sustainable growth. The Net Owned Funds of the company increased to ₹3,634 crore from ₹3,295 crore. The capital adequacy ratio stood at 36.66%, including Tier 1 capital adequacy of 36.23%. The debt-equity ratio remained at 3.4 times.

We have also continued to maintain diversity in our funding sources through bank borrowings, refinance from the National Housing Bank, commercial papers, non-convertible debentures and securitisation. Maintaining access to multiple funding avenues remains an important element of our liquidity and balance sheet management.

The company remains conscious of its responsibility towards shareholders and other stakeholders. For the financial year 2025-26, the board has recommended a final dividend of ₹3 per equity share, subject to the approval of shareholders. During the year, the company has also declared interim dividends of ₹2.5 per share and ₹2 per share. Accordingly, if the proposed final dividend is approved by the shareholders, then the total dividend for financial year 2025-26 would amount to ₹7.5 per share. The company's earning per share stood at ₹72.37 compared with ₹71.80 in the previous year. Our objective remains to balance the interests of shareholders with the need to retain adequate resources to support the company's future growth. As we enter the next phase of our journey, our focus will remain on achieving sustainable and profitable growth. We intend to deepen our presence in underserved markets while maintaining a balanced portfolio and prudent underwriting standards. Geographic expansion, quality customer acquisition and strengthening customer relationships will remain important areas of focus. We will continue to work towards improving operating efficiency, expanding our digital capabilities and enhancing customer experience.

At the same time, disciplined management of margins and spreads, careful assessment of credit risk and timely recovery will remain central to our business approach. The environment in which we operate will continue to evolve. We therefore believe that our ability to adapt while remaining anchored to sound fundamentals and responsible lending practices will be critical to our continued progress. The company's journey over the last 25 years has been built on trust of our customers, shareholders, lenders, employees and all other stakeholders. As we move forward, we remain committed to strengthening that trust through responsible growth, sound governance and consistent execution. On behalf of the board, I express my sincere appreciation to all our customers for their continued confidence in Repco Home Finance. On behalf of the board members, I would like to thank all stakeholders, shareholders, Ministry of Home Affairs, Government of India, Government of Tamil Nadu and other state governments, Repco Bank, National Housing Bank, Reserve Bank of India, Securities and Exchange Board of India, Ministry of Corporate Affairs, Register of Companies, Stock Exchanges, Insurance Regulatory and Development Authority of India, NSDL, CDSL, Registrar and Share Transfer Agent , Rating Agencies , and Repco Microfinance for extending their continuous support.

I would like to express my sincere appreciation to our shareholders for their continued confidence, patience and support. Their trust has been an important source of strength for Repco Home Finance throughout its journey. My appreciation goes to the management team and every employee of Repco Home Finance for their dedication and contributions during the year. Their collective efforts have enabled the company to navigate the year with resilience and

make steady progress across our business and operational priorities. As we look towards the years ahead, I am confident that Repco Home Finance will continue to build upon its strengths and create lasting value for all its stakeholders. Now I invite Mr. T. Karunakaran, Managing Director and CEO of your company, to address the shareholders. Thank you.

Mr T. Karunakaran: Thank you, Chairman. Good afternoon to all esteemed shareholders, the Chairman, members of the board. A very warm welcome to all of you to the 26th AGM of Repco Home Finance Limited. It is a privilege to address you today as an MD and CEO of Repco Home Finance Limited. I feel extremely proud to be a part of the company journey since its early years of inception. Over these 26 years, we have experienced many milestones, challenges, changes and achievements. Each phase has taught us valuable lessons and strengthened our commitment to the organization. The financial year 2025-26 has been an important year from an execution perspective. Our focus during the year was on strengthening the operating engine of the company, improving business productivity, enhancing customer services, embedding technology into day-to-day processes and building capabilities for the next stage of the growth. During the year, the company recorded loan sanctions of ₹4,518 crore compared with ₹10,580 crore in previous year. Disbursement increased to ₹4,148 crores compared with ₹3,284 crore in the previous year. In Q4 FY26, your company has made the highest ever disbursement in a quarter amounting to ₹1,186 crore registering growth of 22% year-on-year basis and 12% on quarter-on-quarter basis. In the financial year 2025-26, we achieved another important milestone. Our quarterly loan disbursements have crossed the ₹1,000 crore mark in the last 3 consecutive quarters. The sustained momentum reflects the strength of our business and the continued commitment of our teams to delivering consistent growth. This year we reached a significant milestone with assets under management surpassing ₹15,000 crore. Your company has a well-balanced asset mix, consisting of housing and non-housing loans. The entire AUM comprises loans to individuals. Our loan books continue to be granular with an average ticket size of 14 lakh per borrower. Salaried class contributes 42% of the AUM and non-salaried class accounted for 53%. This mix of customers and assets helps the company in maintaining healthy spread and margins.

During the financial year 2025-26, the company has made significant progress in diversifying its liability profile and broadening the funding sources. After a considerable period, the company re-entered the debt capital market side and successfully raised substantial funds through issuance of commercial paper, NCDs and pass-through certificates. The strategic diversification of liabilities represents an important milestone in strengthening the company funding framework. Access to multiple sources of funds provides greater flexibility in managing liquidity, tenure and funding costs, while also reducing reliance on any single funding avenue.

The company will continue to focus on maintaining a well-diversified and sustainable liability profile. We have witnessed a year-on-year improvement in asset quality, which reflects disciplined underwriting and monitoring of loans. For the financial year 2025-26, our credit cost is negative. The key financial ratios of our company such as capital adequacy ratio, return on assets, return on equity, Net interest margin and spread remain healthy. These numbers reflect the stronger momentum achieved in the business generation during the year. The focus is to build a consistent lending system in which sourcing, credit assessment, sanction, disbursement, servicing and collection work together effectively. We have therefore continued to strengthen coordination between sales, credit, operations, and collections with greater emphasis on turnaround time, process discipline, and accountability. Our branch network remains an important part of our business model.

During the year, we added 8 new branches and 1 satellite centre, while 13 satellite centres were upgraded into branches. At the year-end, the company had 242 touchpoints comprising branches and satellite centres across the operating markets. The next stage of network development will be increasing productivity and efficiency of the existing branches. Each location should build a strong local presence, engage better with customers, increase the business steadily and maintain good credit and collection practices. We will therefore measure network expansion not simply by physical presence but by the quality of customer relationships and business generated from each market. We will continue our presence in our existing markets during the financial year. This year, we would like to open another 12 to 13 branches across the country.

Home ownership is an important milestone for customers. The quality of the experience through the lending journey therefore matters as much as the product itself. Repco Home Finance continues to work towards making the process simpler and improving communications with customers. Our active customer base now exceeds 1.14 lakh. Serving this base effectively requires a combination of personal relationship and digital convenience. The customer portal introduced during this year is an important step in providing customers with greater access and visibility. We will continue to review processes from the customer perspective and identify opportunities to reduce avoidable complexity and improve service responsiveness. Digital transformation remained a major area of the management during the year. We have optimized almost all applications identified under the digital transformation program. The systems implements include HRMS, audit management, treasury management, customer portal, fixed asset management, enterprise data warehouse. We have also enhanced our anti-money laundering monitoring through deployment of AML dashboard, which facilitates tracking and monitoring of AML alerts, enabling timely review, thereby strengthening our compliance framework.

The objective now is move to behind the implement and ensure that these platforms are actively used to improve business decisions and operating efficiency. The value of the technology will ultimately be measured by its impact on turnaround times, monitoring, decision-making, customer service and employee productivity. Growth has to be supported by disciplined execution throughout the credit cycle. We continue to sharpen our approach to sourcing, credit assessment and portfolio monitoring while strengthening collection practices and yearly intervention. Our teams are engaging more proactively with customers requiring repayment support. While the objective of identifying issues yearly and working towards timely resolutions. Technology and process can create capability, but execution ultimately depends on the people. During the year, 565 employees participated in 46 in-house and external training programs covering functional, managerial and other capability development areas. We also added 104 new people during the year, bringing fresh skills and capabilities into the organizations. At the same time, our long-serving employees continue to provide valuable institutional knowledge.

The company's 25-year milestone gave us an opportunity to recognize employees who have contributed to the organization over the course of their careers. Our objective is to create an organization where experience, new talent and technology work together effectively. The coming year will be focused on 3 broad themes. One is quality, productivity and scalability. First, we will continue to strengthen quality through better sourcing and credit processes. Second, we will focus on improving productivity across our existing network and functions. Greater use of data, technology and standard process should help us achieve better outcomes with greater consistency. Third, we will build scalability into our operational model. As the business grows, our process systems and people capabilities must be able to support higher

volumes without compromising service or control. We will explore all the possibilities to improve fee-based and trust-based income during the current financial year.

The company has accumulated valuable experience over its 25 years of journey. Our task now is to combine that experience with a more modern operating model. We will continue to focus on markets where we understand customer requirements, strengthen our relationship with existing customers and use technology to improve the way we organize service and monitor the loans. Our approach will remain calibrated. We want to grow the business in a manner that is consistent with our risk appetite, operational capacity and ability to serve the customer effectively. The progress made during the year has created a stronger platform for the next phase. Our focus now is on execution and converting that platform into higher productivity, best customer experience and sustainable business growth. To conclude, I would like to thank the chairman and the board for their guidance and support. I am grateful to our customers for their continuous confidence with us. I want to thank all stakeholders, our promoter Repco Bank, National Housing Bank, Reserve Bank of India, SEBI, IRDAI, NSE, BSE, our investors, bankers and lenders, and rating agency MCA, Government of India, all state governments, regulatory authorities, analysts for their continued support and confidence with us. Most importantly, I thank our employees across the organizations. The progress achieved during the year has been the result of their commitment, adaptability and willingness to accept new ways of working. As we move into the next phase, our focus will remain clear.

Number one, strong execution, better productivity, disciplined growth and consistently improving customer experiences. I would like to express my sincere gratitude to our shareholders for their continued faith in Repco Home Finance Limited and for standing by the company as we undertake the changes required to build the next phase of our business. Thank you for your time today, and I look forward to your questions. I handed over the floor to the Chairman.

Mr.Thangaraju: Thank you sir. As already mentioned by the Company Secretary, annual reports including AGM notices have been sent by electronic mode to those members whose email addresses are registered with the company, RTA or depositories. These documents have also been made available on the company's website. It may be noted that there are no qualifications, comments or observations in the auditor's report in the financial statements. Considering the same and with the permission of the shareholders, I would like to take the notice of 26th Annual General Meeting of the company as read. All the resolutions are put to vote through remote e-voting. Hence, in terms of secretarial standards, there will be no proposing or seconding required for any resolutions at the meeting and also, there will be no show of hands. All resolutions are required to be voted electronically. We will now take up the resolutions which require the shareholders' approval.

Ordinary business, item number 1: Adoption of accounts.

Item number 2: Declaration of dividend.

Item number 3: Reappointment of Mr. Esthaki Santhanam.

Item number 4: Appointment of Mr. Rajagopal and Badri Narayanan as joint Statutory Auditors of the company.

Special businesses.

Item number 5: Approval for related party transactions with Repco Bank, promoter of the company.

Item number 6: Enhancement of borrowing limits of the company under section 180(1)(c) of the Companies Act 2013, up to ₹20,000 crores.

Item number 7: Offer or invite subscription for non-convertible debentures and commercial paper to ₹1,500 crores and₹ 1,000 crores respectively on private placement.

Item number 8: Appointment of Mrs. Aparna Sudip Kumar as non-executive and independent director.

Item number 9: Appointment of Mr. Bakthavatsalu Kannan as whole-time director.

Item number 10: Revision in remuneration payable to Mr. Thangappan Karunakaran, Managing Director and CEO of the company.

The above items, item number 6, 7 and 8 are proposed as special resolutions whereas other resolutions are proposed to be approved as ordinary resolutions. I now request the moderator to enable our speaker shareholders one by one to express their views. I request the Managing Director and CEO to respond to the queries of the shareholders. Thank you. Yes, over to moderator.

Moderator: Thank you sir. We will call up our first speaker shareholder, Mr. Abhishek J.

Mr.Ankush Tiwari: You are not audible.

Mr.Abhishek J: Am I audible now? Hello, am I audible? Hello, am I audible now?

Mr.Ankush Tiwari: Shanoor, you are not audible.

Mr.Abhishek J: Just, just a minute. Hello, good afternoon everyone. Am I audible now? In the boardroom. Hello, hello, am I audible now? Thank you. First of all, I congratulate you on the eve of this annual general body meeting. Sir, trust all is well with you and your family in this challenging situation. The company deserves respect and the current market cap after completing more than a decade of successful operations, profitability and becoming a brand in the respective segment. Sir, we are in our 26th year, successfully completing 25 years.

Moderator: Sir Abhishek, you are not audible. Give us two minutes, please.

Mr.Abhishek J: Shareholders have a lot of expectations from the management. Hope that the management will fulfil the wish and desire of the minority shareholders in the years to come by means of bonus issue, rights issue, etc. Sir, what are the steps that the management is taking to reduce other expenses, legal professional charges, and audit fees? Otherwise, the Repco has outperformed, and we have, we are really thankful to the entire board of directors for their sincere efforts in bringing the company to this particular extent and rewarding the minority shareholders in large numbers. Hope that the company takes all our questions in the right spirit.

Moderator: Mr. Abhishek, please could you please slow your speech clearly audible?
Mr.Abhishek J: I wish the company and the board of directors all great success and prosperity in the coming future. And all my questions are sent by email also. I should not repeat the same questions again in the interest of time. And management has a good corporate governance

practice. I do appreciate the management for that. I wish the company, the bank, and the board of directors all great success and prosperity in the coming future. And thank you for giving me this opportunity, sir. Hope to see you in the upcoming hybrid AGM next year. Thank you.

Moderator: Thank you, sir. We will move to our next speaker, shareholder Celestine Elizabeth.

Mrs.Celestine Elizabeth: Hello, am I audible?

Moderator: Yes, ma'am, you are audible, madam. Please go ahead.

Mrs.Celestine Elizabeth: Okay, thank you very much, respected MD and CEO T. Karunakaran, other honorable directors on the dais, my dear fellow shareholders, I am speaking from Mumbai. Now I thank the company secretary for sending me an e-annual report well in time and also registering me as a speaker at my request and giving me this platform where I have to thank the KFin team very much. Thank you, KFin team. Now, the annual report is full of information, facts, figures, and adhering to all the norms of corporate governance. All our work is good. Why is there a different voice I am hearing? Hello? Hello, I am going ahead. Yeah Okay. The annual working is very good and good market cap. And we are in home finance, which is very good, where home finance is going up like anything because people need the finance for their homes. Our company is the leading housing loan finance company in India, offering housing loans at a very attractive rate. I would like to know how much is the rate we are giving, we are charging, means average. How much is the rate we are charging for the housing loan? Or we give dream home loans, home makeover loans, plot loans, NRI housing loans, New Horizon Commercial real estate, 50+ loans. So as I mean, some loans will be higher. Could you just throw a light, light on these aspects? How much do we do online lending? How much percentage of the offline? How much percentage of the offline? What is our NPA position? How much is it at present? 8, 6, 7? What is our NPA, gross NPA and net NPA? What is the future roadmap for the next 5 years? Which verticals in the home loans will be the growth engine along with the good margins in the backdrop of so many problems, Geopolitical and Middle East, Middle East crisis and West Asia war, and especially oil crisis, currency crisis. So how we will go about with this I support all the resolutions. I wish the entire team a very good success in our housing loan so we become one of the best housing loans, because there are many housing loans companies. Every day you hear something or the other. So you must be much better than even Bajaj. That is my dream for you, you know. So with this, I end up. I pray to Lord Ganesha to bless my company. Now it is 25 years. This is the 26th. So for the next 25 years, we shine like anything. With this, Namaskar Vande Mataram, thank you.

Moderator: Thank you, ma'am. Our next speaker, shareholder Peter Mascaranus. Sir, you have joined the meeting. Peter, sir, you have joined the meeting. Please unmute yourself please. Sorry, it seems he is not able to join the meeting, so we are moving to our next speaker shareholder, Mr. K. Bharat Raj.

Mr K Bharat Raj: Yeah, very good afternoon, Mr. Chairman, entire board of directors, and KMP of the Company. I am Bharat Raj, attending from Hyderabad. Chairman sir, wonderful chairman speech and your leadership. My bank home finance is growing very vast and the revenue has increased, and I will support all the resolutions. I thank the secretary department for sending me the annual report and the link. Mr Tiwari always maintains a good corporate governance. Sir he is asset of my company. Chairman Sir my questions are that due to the

geopolitical war like issues what is the impact on my financial Sir. How is the loan recovery, please let me know Sir. Chairman Sir in C Class cities, this financial year how many branches you are going to open. Please let me know Chairman Sir. Chairman Sir any plans for right issue clearing for the expansion of our company, please let know Mr Chairman. Once again, Mr. Chairman, my best wishes to you. My request is that please conduct the AGM in second or first or second or third week of September, sir. Our bank is a very standard and very professional organization. If you conduct in 29th, today we have 100 meetings to attend, sir. So I cannot talk to you, cannot listen to this annual, this AGM speech also. Please conduct in 20th or 22nd. Before the 25th, sir, we will be more happy and a lot of shareholders will join, sir. Take care. God bless you. I am Bharat Raj signing off from Hyderabad.

Moderator: Thank you, sir. We will move to our next speaker shareholder, Mr. P. Jaychand. Sir, you have joined the meeting. Please unmute yourself, please, sir.

Mr P. Jaychand: Good morning, respected chairman. Audible, sir?

Moderator: Yes, sir, you are audible, sir.

Mr P. Jaychand: Good afternoon, respected chairman, board of directors, secretary and his team and my fellow shareholder. I congratulate the management on the eve of this AGM. I and my family members are proud shareholders of the company. I request the management for a bonus issue, if not the rights issue, which is long pending due. It is the right time to reward the shareholder. I hope the management will not let down the shareholders who have stood behind in thick and thin. The CSR and corporate governance is good. The chairman's speech was brief and elaborative. The secretary and his team are easily reachable. Also request to reduce the expenditure wherever possible. Sir, how are we going to withstand the tough competition? What are our future expansion plans? How many employees at present? Are we utilizing artificial intelligence? Is it beneficial to us? I trust and support the management. I request the management to see that the moderator is enabling the chat option, hands raise option, so that there is no discrepancy during the AGM, the shareholders can interact with the moderator directly. And the same can be rectified immediately. Also consider hybrid as well as VC meetings in the coming future so that pan-India shareholders and the local shareholders can join the meeting.

Moderator: Sir, your voice is breaking, sir. Not able to hear properly, sir.

Mr P. Jaychand: I wish the entire management good wishes for the coming festival season. God bless the entire management and the team. Also, please consider hospitality part of the shareholder, sir, especially the speaker shareholder. Thank you for giving me the opportunity. Thank you very much, sir.

Moderator: Thank you, sir. We will move to our next shareholder, P. Sham Sundari. It seems he is not joined the meeting, so we are moving to our next speaker shareholder, Archana J. It seems Archana J also did not join the meeting. So our last speaker shareholder, Mr. Gopal P, also did not join the meeting. So with this, we have completed calling the speaker shareholders. The meeting is handed over to the chairman, sir. Thank you. Over to you.

Mr.Ankush Tiwari: Replying to the queries of shareholders, whether we are audible clearly.

Moderator: Yes, sir, you are audible, sir. Yes sir, you are audible, sir. Yes, sir, you are audible sir.

Mr T. Karunakaran: Shareholders, yeah, whether we are audible clearly.

Moderator: Yes, sir, you are audible sir.

Mr T. Karunakaran: Yeah, thank you, shareholders. I thank you for the compliments. Yeah, thank you for, thank you, shareholders. Yeah, thank you, shareholders. I thank you for, thank you for, Thank you. Thank you to all for the compliments. I will answer the questions one by one. I also thank you for actively participating in this AGM. We are having a different loan product. The rate for each loan product is available in our website. Since one by one, I also thank you for actively participating in this AGM. We are having a different loan product. You can hear from here. I am audible.

Moderator: You are audible, sir. We are clearly able to hear you, sir. Sir, you are audible, sir.

Mr T. Karunakaran: Thank you, dear shareholders. Thank you for all the compliments. Now I will answer all the questions one by one. First, you asked about the rate of interest on our different products. We are having about 12-13 products. All the rates of interest are available on our website. I just walked through how we are pricing our products. We are following a risk, I mean, risk-based pricing model. Our benchmark rate is called the minimum lending rate. Right now our minimum lending rate is 9.90%. We will ascertain risk of the borrower based on the 16 various parameters, including borrower's profile of the borrower. It's whether it is a Salaried class customer or non-salaried class customer, property locations. Like that, we will ascertain the risk of the borrower based on 16 parameters. Based on that, we will add spread to MLR. Finally, we will arrive at the rate of interest for each and every product, the rate of interest differs from one product to another product. Right now, I am having the data about overall. See, the interest yield we are getting from salary class customers is about the average yield. I am talking about average yield. The average yield on the salary class profile is about 11.36 percent. And yield on non-salary class customers is at 12.27%. The average lending rate we charge for home loans is about 11.16%. Of course, it will differ from product to product. Our minimum lending rate is 9.90%. For home equity, the average lending rate that we are charging is about 13.44. The average rate of interest we are getting from the entire asset is about 11.80% as of the end of March 2026. Coming to the NPA, our gross NPA as at the end of March 2026 was about 405.25 crores.

In terms of percentage, it will work out to 2.55%. NNP is about 1.17%. We have seen tremendous improvement in the quality of the assets post RBI circular. After 2021, our gross NPA has touched close to about 8%. Over the period of time, we brought it down from 880+ crores to 405 crores at the end of March '2026. And another question on geopolitical issues, whether it will affect the business of the company. So far we have not experienced any negative or adverse impact on this geopolitical and other issues. One of the early warning signals is cheque return or NACH return ratios. The NACH return ratios and cheque return ratios are stable. We have not seen any spike in the last one to one and a half years, which confirms we are this I mean geopolitical and other issues not affecting our recovery and other business. Even out of total checks or NACH Bounce cases, we are able to recover a substantial portion before the end of the current month. Branch opening. Yes, we want to expand our presence in existing geographical areas. This year we want to open at least 12 to 13 branches across the country. We want to deepen our presence more particularly in states like AP, Telangana, and Karnataka.

Rights issue, right now we don't have any plan for rights issue and expenditure control? Yes, we always cost conscious people before incurring any expenditure. We used to think twice, thrice. We are having a mechanism of reviewing expenditure on a quarterly basis at regular intervals. The increase in expenditure is in line with or in conjunction with the business what we've done in the recent past. Some of the expenditure, you know, some of the expenditure, the benefit of the expenditure will not accrue immediately. It will be visible over a period of time. Notwithstanding all those things, we have taken a lot of initiatives to improve the income cost-to-income ratios. This is on the expenditure side. Growth, yes, this year we are targeting ₹5,000 crores of disbursement and achieving AUM of ₹16,000 crores and reducing NPA from ₹400 crores to ₹366 crores. This is a current year business plan. I hope, I believe and I answered all your queries and addressed the questions. I hand over the floor to the Chairman for further proceedings.

Mr. C.Thangaraju: Thank you, MD. All the items of business as per the notice of the 26th Annual General Meeting have been taken up. As mentioned earlier, the e-voting facility will continue to be available for 15 minutes after the conclusion of the meeting. I request the scrutinizer to conduct the e-voting at the AGM in an orderly manner and submit the scrutinizer report within the prescribed period. I hereby authorize the Company Secretary to declare the results of e-voting and place the results on the website of the company. The resolutions as set forth in the notice shall be deemed to be passed today subject to receipt of requisite number of votes. I appreciate the efforts of the company secretary and his team for making all the arrangements and successfully convening the AGM. I now declare the proceedings of the annual general meeting as complete. On behalf of the board of directors and management of your company, I convey our sincere thanks to all the members for participating in this meeting. Thank you very much.