

KINGDOM OF CAMBODIA

Nation Religion King

(JOINED) HYPOTHEC CONTRACT

Contract No: **02/2018/HP/HO/7777**

This hypothecated contract on land and other properties affixed to the land is made on/....../..... between the following parties:

I. NAME AND ADDRESS OF CONTRACTING PARTIES

1. Hypothecator (Party A)

Name: Hour Sarak - Sex/ Other: Male.

- Date of Birth: 01/01/1950 - Nationality: Khmer.

- Address: PP - PP - Mean chey - DP - Kompong thom.

2. Debtor

- Name: Borey Peng Huoth Group Co., Ltd.

- Registration date: 01/01/1950 - Registration No: khmer.

- Address: No. 266, St.598, Sangkat Phnom Penh Thmey, Khan Sen Sok, Phnom Penh Capital, and Kingdom of Cambodia

3. Hypothec (Party B)

- Creditor's name: **BANK FOR INVESTMENT AND DEVELOPMENT OF CAMBODIA PLC – HEAD OFFICE**, a public limited company duly registered under the laws of the Kingdom of Cambodia, with commercial registration No. 00005999 dated 02/09/2009 and having its registered address at #370 Preah Monivong Blvd, Boeung Keng Kang I, Khan Chamkarmon, Phnom Penh Capital, Kingdom of Cambodia, and contact number: telephone: (855) 23 210 044, fax: (855) 23 220 511, email info@bidc.com.kh, and website: www.bidc.com.kh and represented by **Mr.Hour Sarak** (hereinafter called the “**Party B**” or “**BIDC**”).

II. CLAIM SECURED BY HYPOTHEC

Debtor's name (BORROWER: 1), a General Partnership duly incorporated under the laws of Kingdom of Cambodia with registration No 1, having its registered address at 1 and represented by 1.

- (1) Consideration: Loan Contract dated 01/01/1950;
- (2) Principal of Loan Amount of 1.00 USD, in letters One United States Dollar;
- (3) Prevailing Interest Rate: 1 % (One Percent) per annum;
- (4) Damages: 25 % (Twenty-Five Percent) per annum
- (5) Conditions attached to claims secured pursuant to the Loan Contract dated 01/01/1950;

Party A and Party B agree to create Hypothec [normal or joint] over the rights mentioned in item 3 to secure the claims which is mentioned in item 2.

III. DESCRIPTION OF IMMOVABLE PROPERTY OR RIGHTS WHICH ARE SUBJECTS TO THE HYPOTHEC:

| No. | Pacel number | Title deed number | Ownership | Total Size (m2) | Location |
|-----|--------------|-------------------|-----------|-----------------|----------|
| 1 | 1 | 1 | 1 | 1 | 1 |

IV. OTHER AGREEMENTS:

- Annex I of this Contract.

- Credit contract number 03/2018/MLT/HO/104126 signed on 01/01/1950

This Contract has been made in Khmer and English. Each counterpart shall consist of 06 original copies with equal validity. Providing that, 02 copies for the Bank, 02 copies for the Hypothecator, 01 copy for the office notary public or lawyer (if any) and another copy for the hypothec registrar.

As in witness before the law, the parties have read and listened to the entire detail of this contract, and hereby provide its signatures to execute this contract on the date set forth above.

Hypothecator:
(Thumb print and full name)

Borrower
(Sign and full name and Seal)

Hypothec
(Sign and full name seal)

HOURL SARAK

1

Mr.Hour Sarak

