

25-Sep-2023

Real Estate Regulatory Agency (RERA)
C/o Dubai Land Department
Dubai, U.A.E.

Re: No Objection Certificate ("NOC") to sell and market properties in the Emirate of Dubai in respect of projects developed by MAG PROPERTY DEVELOPMENT L.L.C. (hereinafter referred to as "MAG") and or its affiliates and subsidiaries.

Dear Sirs,

We refer to your Circular, No. 8 of 2016 in relation to the requirement for Real Estate Brokers to obtain Real Estate Announcement Permits, before marketing and selling properties in Dubai.

MAG Property Development L.L.C. have entered into a Non-Exclusive Brokerage Agreement ("**Agreement**") with **LUX REALTY LLC**, ORN No. **36023**, Trade License No. **1192458** ("**Agent**") and have no objection to the Agent selling and marketing properties developed by MAG Property Development L.L.C. in respect to the following projects:

- (i) MAG City
- (ii) Keturah Reserve
- (iii) MAG 5 Boulevard
- (iv) MBL Residences
- (v) MAG 318
- (vi) The Estate, Al Furjan
- (vii) MBL Royal
- (viii) MAG 330
- (ix) Marriott Residences
- (x) MAG 22
- (xi) KETURAH RESORT

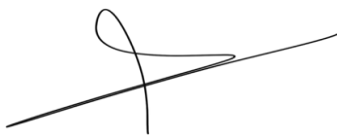
Subject to the Agent complying with the terms and conditions of the Agreement, MAG Property Development L.L.C. hereby authorize the Agent to use marketing materials as approved by MAG Property Development L.L.C. and the Agent undertakes to strictly adhere to the branding guidelines of MAG Property Development L.L.C. and not distribute, publish or post any advertising or promotional materials including but not limited to printed or digital, unless such advertising and promotional materials have been approved by MAG Property Development L.L.C. in writing and communicated to the Agent from time to time.

In addition to the above statement, Agent is not authorized to develop any website for any of MAG Property Development L.L.C projects or use of company name.

This NOC is valid during the term of the Agreement.

MAG Property Development L.L.C. accepts no liability for any error, improper use, or falsification of this NOC.

Yours faithfully,



For and on behalf of
MAG Property Development L.L.C.

Authorized Signatory / Munir Alderaawi

Ref: MAGPD-SC-F-08

Version 7 (08-Jan-19)