CURRENT REPORT

According to the provisions of Law No.24/2017 on issuers of financial instruments and market operations and Regulation No. 5/2018 of FSA on Issuers of Financial Instruments and Market Operations, and also the provisions of the Code of the Bucharest Stock Exchange, Title II, Issuers and Financial Instruments

<table>
<thead>
<tr>
<th>Date of the report</th>
<th>30.04.2020</th>
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<tbody>
<tr>
<td>Name of the issuing entity:</td>
<td>IMPACT DEVELOPER&amp;CONTRACTOR S.A. (the “Company” or “Impact”)</td>
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<tr>
<td>Registered headquarters:</td>
<td>Willbrook Platinum Business &amp; Convention Center, 172-176 Bucharest – Ploiesti Road, Building A, 1st Fl, Bucharest, 1st District</td>
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<tr>
<td>Telephone/fax number:</td>
<td>+40-21-230.75.81/82/83, +40-230.75.70/71/72</td>
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<tr>
<td>Registration number with the Office of the Register of Commerce attached to the Bucharest Tribunal:</td>
<td>J40/7228/2018</td>
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<td>Fiscal Code:</td>
<td>1553483</td>
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<td>Subscribed and paid-in share capital:</td>
<td>RON 274,443,532</td>
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<td>Regulated Market on which the issued securities are traded:</td>
<td>Bucharest Stock Exchange</td>
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Important events to be reported:
Transactions of the type of those mentioned under Art. 82 Para (1) of Law No. 24/2017, respectively loan agreement.

1. **Contracting parties**
   - IMPACT DEVELOPER & CONTRACTOR SA, as Lender;
   - BERGAMOT DEVELOPMENTS PHASE II SRL (“Bergamot Phase II”), an affiliated party to Impact, as Borrower. Impact holds 99% of the social capital of Bergamot Phase II.

2. **Date of conclusion and the nature of the document**

3. **Description of the subject of the agreement**
   Increasing the Borrowed Amount through the Loan Agreements. Borrower Bergamot Phase II will use the Borrowed Amount in order to finance the construction of Phase B from “Luxuria Domenii Residence” Project, which shall be developed on the land located in 4C, Bvd Expozitie, 1st District, Bucharest.
4. **Total value of the agreement**
Lender increases the Amount Borrowed Bergamot through the Loan Agreement with RON 20,000,000. Consequently, the entire value of the Loan Agreements is RON 46,157,000.

The Borrowed Amount shall bear, for each Interest Period, an interest rate equal to 6.5%/year.

5. **Mutual claims**
Impact accounts receivables to be collected from Bergamot Phase II of RON 341.

6. **Established guarantees, penalties stipulated**
There are no guarantees and penalties established.

7. **Terms and payment methods**
Borrower Bergamot Phase II, unconditionally undertakes to repay the Borrowed Amount to Lender, Impact, in full, no later than 29.04.2021 (the “Maturity Date”).

**IMPACT DEVELOPER & CONTRACTOR SA**
Chief Executive Officer,
Sorin Apostol