### Summery

Name of the corporate debtor: Creatoz Builders Private Limited; Date of commencement of CIRP: 21.11.2023; List of Creditors drawn as on: 18.12.2023 w.r.t claims received upto 12.12.2023.

Filing under clause (ca) of sub-regulation (2) of regulation 13 of the IBBI (Insolvency Resolution Process for Corporate Persons) Regulations, 2016

Amount in Rs.

| SI.<br>No. | Category of creditor  | Summary of    | of claims received        | Summary of    | f claims admitted         | Amount of<br>contingent<br>claims | Amount of<br>claims not<br>admitted | Amount of claims under verification | Details in<br>Annexure | Remarks, if any      |
|------------|---|---------------|---------------------------|---------------|---------------------------|-----------------------------------|-------------------------------------|-------------------------------------|------------------------|----------------------|
|            |   | No. of claims | Amount of claims received | No. of claims | Amount of claims admitted |                                   |                                     |                                     |                        |                      |
| 1          | Secured financial creditors belonging to any class of creditors   | 0             | 0                         | 0             | 0                         | 0                                 | 0                                   | 0                                   | 1                      |                      |
| 2          | Unsecured financial creditors belonging to any class of creditors   | 16            | 2,52,63,135               | 16            | 2,01,93,238               | 0                                 | 0                                   | 2,01,93,238                         | 2                      | Refer Notes<br>Below |
| 3          | Secured financial creditors<br>(other than financial<br>creditors belonging to any<br>class of creditors) | 2             | 24,96,58,31,236           | 2             | 24,96,58,31,236           | 0                                 | 0                                   | 24,96,58,31,236                     | 3                      | Refer Notes<br>Below |
| 4          | Unsecured financial creditors (other than financial creditors belonging to any class of creditors)        | 0             | 0                         | 0             | 0                         | 0                                 | 0                                   | 0                                   | 4                      | Refer Notes<br>Below |
| 5          | Operational creditors<br>(Workmen)  | 0             | 0                         | 0             | 0                         | 0                                 | 0                                   | 0                                   | 5                      |                      |
| 6          | Operational creditors<br>(Employees)  | 0             | 0                         | 0             | 0                         | 0                                 | 0                                   | 0                                   | 6                      | Refer Notes<br>Below |
| 7          | Operational creditors<br>(Government Dues)  | 0             | 0                         | 0             | 0                         | 0                                 | 0                                   | 0                                   | 7                      | Refer Notes<br>Below |
| 8          | Operational creditors<br>(other than Workmen and<br>Employees and<br>Government Dues)                     | 30            | 31,75,59,569              | 30            | 31,75,59,569              | 0                                 | 0                                   | 31,75,59,569                        | 8                      | Refer Notes<br>Below |
| 9          | Other creditors, if any,<br>(other than financial<br>creditors and operational<br>creditors)              | 0             | 0                         | 0             | 0                         | 0                                 | 0                                   | 0                                   | 9                      | Refer Notes<br>Below |
|            | Total   | 48            | 25,30,86,53,940           | 48            | 25,30,35,84,043           | 0                                 | 0                                   | 25,30,35,84,043                     |                        |                      |

## Notes:

<sup>1</sup> The list of creditors is subject to further revision/updation on the basis of exchange of information/documents/details substantiating the claim in accordance with the provision of IBC 2016.

<sup>2</sup> That there MAY BE some dues on account of Financial Creditors / Operational Creditors (Employees), Operational Creditors (Workmen), Operational Creditors (Statutory Dues), Operational Creditors (Others), and Other Creditors, as on 21.11.2023, as per the books of the Corporate Debtor. Books of Accounts of CD are yet to be shared with the IRP by CD. However, as only one claim(s) is/are received, the list is collated with best possible efforts, and taken on record as on 18.12.2023.

<sup>3</sup> The claims which are received, are yet to be corroborated with proper evidence, hence kept for further verification, and inclusion in the List of Creditors, as may be revised by the Interim Resolution Professional.

<sup>4</sup> The Interim Resolution Professional reserve his right to modify an entry in the list of creditors when he come across additional information warranting such modification and shall modify the entry in the list of creditors in accordance with the provision of IBC.

<sup>5</sup> The Operational Creditors aggregate claims are less than 10% of the Total Claims, as such, their representation in CoC has not been called for.

<sup>6</sup> Out of 16 UFCs in a Class, 09 UFCs have selected Shri. Vivek Dabhade (IP) to represent them, as such, he has been selected as their representative to participate in CoC

# List of secured financial creditors belonging to any class of creditors

| mount of Amount of laim not claim under dmitted verification | Remarks, if any |
|--|-----------------|
|  |                 |
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|  |                 |
|  |                 |
|  |                 |
|  |                 |
|  | 0 0             |

<sup>1.</sup> Since, NO Books of Accounts are received form CD, the list is collated with best possible efforts, and taken on record as on 18.12.2023, subject to further verification for admission based on evidence in support thereof.

#### List of unsecured financial creditors belonging to any class of creditors

| Amount in Re |  |
|--------------|--|
|              |  |

|            |                                    |                    |                   |                          |                     |                             |                        |                            |  |                              | Amount in Rs.                            |                 |                               |
|------------|------------------------------------|--------------------|-------------------|--------------------------|---------------------|-----------------------------|------------------------|----------------------------|--|------------------------------|--|-----------------|-------------------------------|
| SI.<br>No. | Name of Creditor                   | Details of c       | laim received     |                          | Details of          | claim admitted              | i                      | Amount of contingent claim | Amount of<br>any Mutual<br>dues, that<br>may be set- | Amount of claim not admitted | Amount of<br>claim under<br>verification | Remarks, if any |                               |
|            |                                    | Date of<br>Receipt | Amount<br>Claimed | Amount of claim admitted | Nature of claim     | Amount covered by guarantee | Whether related party? | % of voting share in CoC   |  | off                          |  |                 |                               |
| 1          | Shri. Amit Shirode – C-101         | 12/12/23           | 6,21,716          | 6,21,716                 | Home Buyer–Allottee | NO                          | NO                     |                            |  | 32,95,735                    |  | 6,21,716        | Please Refer the notes below. |
| 2          | Shri. Bharat Makhija – B-701       | 11/12/23           | 9,36,979          | 9,36,979                 | Home Buyer-Allottee |                             |                        |                            |  | 32,31,916                    |  | 9,36,979        | - Do -                        |
| 3          | Shri. Dhruv Sud – C-904            | 12/12/23           | 6,67,070          | 6,67,070                 | Home Buyer-Allottee |                             |                        |                            |  | 38,39,639                    |  | 6,67,070        | - Do -                        |
| 4          | Shri. Himanshu Gyani – C-706       | 11/12/23           | 6,48,683          | 6,48,683                 | Home Buyer-Allottee |                             |                        |                            |  | 36,55,773                    |  | 6,48,683        | - Do -                        |
| 5          | Shri. Mangesh Sudrik – A-402       | 11/12/23           | 7,78,291          | 7,78,291                 | Home Buyer-Allottee |                             |                        |                            |  | 32,95,733                    |  | 7,78,291        | - Do -                        |
| 6          | Shri. Navnath Navale – F-305       | 12/12/23           | 28,81,960         | 26,04,172                | Home Buyer-Allottee |                             |                        |                            |  | 23,46,440                    |  | 26,04,172       | - Do - **                     |
| 7          | Shri. Pradeep Banawat – B-501      | 11/12/23           | 22,07,130         | 3,23,265                 | Home Buyer-Allottee |                             |                        |                            |  | 32,32,651                    |  | 3,23,265        | - Do - **                     |
| 8          | Shri. Premnath Thombare – I-1002   | 05/12/23           | 27,35,500         | 27,35,500                | Home Buyer-Allottee |                             |                        |                            |  | 27,35,500                    |  | 27,35,500       | - Do - **                     |
| 9          | Shri. Rahul Kumar – W-802          | 11/12/23           | 10,81,842         | 10,81,842                | Home Buyer-Allottee |                             |                        |                            |  | 34,50,938                    |  | 10,81,842       | - Do -                        |
| 10         | Rajinder H Kaur – A-205            | 12/12/23           | 30,04,273         | 28,04,273                | Home Buyer-Allottee |                             |                        |                            |  | 35,07,122                    |  | 28,04,273       | - Do -                        |
| 11         | Rakesh Rashinkar – B-502           | 10/12/23           | 9,29,504          | 9,29,504                 | Home Buyer-Allottee |                             |                        |                            |  | 31,95,724                    |  | 9,29,504        | - Do -                        |
| 12         | Shri. Sachin Rasal – B-203         | 11/12/23           | 8,57,080          | 8,57,080                 | Home Buyer-Allottee |                             |                        |                            |  | 28,37,994                    |  | 8,57,080        | - Do -                        |
| 13         | Shri. Subhash Kale – S-101 & H-805 | 11/12/23           | 10,86,138         | 5,93,069                 | Home Buyer-Allottee |                             |                        |                            |  | 38,06,608                    |  | 5,93,069        | - Do - **                     |
| 14         | Shri. Suresh Jharumalani – C-505   | 09/12/23           | 52,67,525         | 30,52,350                | Home Buyer-Allottee |                             |                        |                            |  | 32,63,000                    |  | 30,52,350       | - Do -                        |
| 15         | Shri. Vilas Joshi - C-806          | 11/12/23           | 5,27,247          | 5,27,247                 | Home Buyer-Allottee |                             |                        |                            |  | 36,55,773                    |  | 5,27,247        | - Do -                        |
| 16         | Shri. Vinit Kumar Jhajhria – Q-803 | 10/12/23           | 10,32,197         | 10,32,197                | Home Buyer-Allottee |                             |                        |                            |  | 32,91,326                    |  | 10,32,197       | - Do -                        |
|            |                                    |                    |                   |                          |                     |                             |                        |                            |  |                              |  |                 |                               |
|            | Total                              | 16                 | 2,52,63,135       | 2,01,93,238              |                     | 0                           |                        | 0.08%                      | 0  | 5,26,41,872                  | 0  | 2,01,93,238     |                               |
|            |                                    |                    |                   |                          |                     |                             |                        |                            |  |                              |  |                 |                               |

#### Note:

- 1. Since, NO Books of Accounts are received form CD, the list is collated with best possible efforts, and taken on record as on 18.12.2023, subject to further verification for admission based on evidence in support thereof.
- 2. In all these cases, the Name of First Joint Holder is depicted in the above list, and nature of Joint Claiment is kept as per the Form CA Filed with IRP.
- 3. Since, NO Books of Accounts are available, the amount paid by the Home Buyers is under verification, and will be confirmed on the basis of credible verifiable evidence, as may be available for verification to the IRP.
- 4. The Claim are inclusive of Amounts for Compensation expected from Builder, and Maintenance Dues for the Flat, as per the Society Statement, if any
- 5. The Mutual Credit Amount Represents the Total Amount of Cost of the allotted Flat, from which the actually paid amounts and Compensation for Amenities and Maintenance Dues may be reduced after verification.
- 6. Presently the Interest element is not considered for the want of mention of the same in Allotment Letter or any agreement, the same will be considered when such document is made available, or at the time of Mutual Credit Transaction for the Cost of Flat in question.
- 7. \*\* In the case of Shri. Subhash Kale the receipts for one flat are available, hence, only one flat may be considered, till receipt of further additional documents and after verification thereof.
- 8. \*\* In case of Shri. Premnath Thombare the evidence for the payment of amount due is not available, as such the claim will be reassessed upon the receipt of such nature and after verification of the same.
- 9. \*\* In case of Shri. Pradeep Banawat, The Interest has been claimed on part payment of dues, which is not corroborated with documents, hence, only principal amount is take into consideration, till then.
- 10. \*\*In case of Shri Navnath Nawale, the Amount of Claim and Cost of Flat is under verification, and will be amended based on document verification.
- 11. \*\* In case of Shri. Suresh Jharumalani The Interest has been claimed on part payment of dues, which is not corroborated with documents, hence, only principal amount is take into consideration, till then.
- 12. Out of 16 UFCs in a Class, 09 UFCs have selected Shri. Vivek Dabhade (IP) to represent them, as such, he has been selected as their representative to participate in CoC Proceedings.

### List of secured financial creditors (other than financial creditors belonging to any class of creditors)

|            |   |                    |                 |                          |                   |                                     |                             |                            |   |                              |                                    |                 | Amount in Rs.   |                            |
|------------|---|--------------------|-----------------|--------------------------|-------------------|-------------------------------------|-----------------------------|----------------------------|---|------------------------------|------------------------------------|-----------------|-----------------|----------------------------|
| SI.<br>No. | Name of Creditor                          | Details of         | claim received  |                          |                   | Details of cla                      | im admitted                 | Amount of contingent claim | Amount of<br>any Mutual<br>dues, that<br>may be set-<br>off | Amount of claim not admitted | Amount of claim under verification | Remarks, if any |                 |                            |
|            |   | Date of<br>Receipt | Amount Claimed  | Amount of claim admitted | Nature of claim   | Amount covered by security interest | Amount covered by guarantee | Whether related party?     | % of voting share in CoC                                    |                              |                                    |                 |                 |                            |
|            | Piramal Capital & Housing Finance Limited | 12/12/2023         | 22,61,04,26,784 | 22,61,04,26,784          | Financial<br>Debt | 22,61,04,26,784                     | 22,61,04,26,784             | No                         | 90.49%  | 0                            | 0                                  | 0               | 22,61,04,26,784 | Please Refer<br>Note below |
| 2          | Reliance Commercial Finance Limited       | 12/12/2023         | 2,35,54,04,452  | 2,35,54,04,452           | Financial<br>Debt | 2,35,54,04,452                      | 2,35,54,04,452              | No                         | 9.43%   | 0                            | 0                                  | 0               | 2,35,54,04,452  | Please Refer<br>Note below |
| 3          |   |                    |                 |                          |                   |                                     |                             |                            |   |                              |                                    |                 |                 |                            |
|            |   |                    |                 |                          |                   |                                     |                             |                            |   |                              |                                    |                 |                 |                            |
|            | Total                                     | 2                  | 24,96,58,31,236 | 24,96,58,31,236          |                   | 24,96,58,31,236                     | 24,96,58,31,236             |                            | 99.92%  | 0                            | 0                                  | 0               | 24,96,58,31,236 |                            |

- 1. Since, NO Books of Accounts are received form CD, the list is collated with best possible efforts, and taken on record as on 18.12.2023, subject to further verification for admission based on evidence in support thereof.
- 2. The Piramal Capital & Housing Finance Limited has been the entity under Resolution of erstwhile DiwanHousing & Finance Limited, and has shared photocopies of unstamped documents in support of their claim.
- 3. The recoverable status of loan granted by Diwan Housing Finance Limited to Creatoz Builders Pvt. Ltd. Is not being deliberated as of now.
- 4. The Prima Facie admission of such Loan by the CD in its Audited Financial Statements, as available on the MCA website, is being followed in the present scenario of Non availability of Books of Accounts of CD.
- 5. The Piramal Capital & Housing Finance Limited has been the entity under Resolution of erstwhile DiwanHousing & Finance Limited, and has shared CERSAl Report in support of their claim.
- 6. The Balance of Voting Ratio pertains to Home Buyers amounting to 0.08%, depicted in Annexure 2 Unsecured Financial Creditors in a Class

### List of unsecured financial creditors (other than financial creditors belonging to any class of creditors)

### Amount in Rs.

| SI. N | lo. Name of Creditor | Details of         | f claim received |                          | Deta               | ails of claim admitted      |                        |                          | Amount of contingent claim | Amount of<br>any Mutual<br>dues, that<br>may be set-<br>off | Amount of claim not admitted | Amount of claim under verification | Remarks, if any            |
|-------|----------------------|--------------------|------------------|--------------------------|--------------------|-----------------------------|------------------------|--------------------------|----------------------------|---|------------------------------|------------------------------------|----------------------------|
|       |                      | Date of<br>Receipt | Amount Claimed   | Amount of claim admitted | Nature of<br>claim | Amount covered by guarantee | Whether related party? | % of voting share in CoC |                            |   |                              |                                    |                            |
|       |                      |                    |                  | Financial 0 No           |                    |                             |                        |                          | 0                          | 0   | 0                            | 0                                  | Please Refer Note<br>below |
|       |                      |                    |                  |                          |                    |                             |                        |                          |                            |   |                              |                                    |                            |
|       |                      |                    |                  |                          |                    |                             |                        |                          |                            |   |                              |                                    |                            |
|       | Total                | 0                  | 0                | 0                        |                    | 0                           |                        | 0                        | 0                          | 0   | 0                            | 0                                  |                            |

<sup>1.</sup> Since, no other claims are received, the list is collated with best possible efforts, and taken on record as on 18.12.2023, subject to further verification for admission based on evidence in support thereof.

## List of operational creditors (Workmen)

### Amount in Rs.

|   | Name of authorised<br>Representative, if any | Name of Workmen | Details of cla     | aim received      |                                |                 | aim admitted           |                          | Amount of contingent claim | Amount of<br>any Mutual<br>dues, that<br>may be set-<br>off | Amount of claim under verification | Amount of claim not admitted | Remarks, if any |
|---|--|-----------------|--------------------|-------------------|--------------------------------|-----------------|------------------------|--------------------------|----------------------------|---|------------------------------------|------------------------------|-----------------|
|   |  |                 | Date of<br>Receipt | Amount<br>Claimed | Amount of<br>claim<br>admitted | Nature of claim | Whether related party? | % of voting share in CoC |                            |   |                                    |                              |                 |
| 1 |  |                 |                    |                   |                                |                 |                        |                          |                            |   |                                    |                              |                 |
| 3 |  |                 |                    |                   |                                |                 |                        |                          |                            |   |                                    |                              |                 |
| 4 |  |                 |                    |                   |                                |                 |                        |                          |                            |   |                                    |                              |                 |
| 5 |  |                 |                    |                   |                                |                 |                        |                          |                            |   |                                    |                              |                 |
| 6 |  |                 |                    |                   |                                |                 |                        |                          |                            |   |                                    |                              |                 |
|   |  |                 |                    |                   |                                |                 |                        |                          |                            |   |                                    |                              |                 |
|   |  |                 |                    |                   |                                |                 |                        |                          |                            |   |                                    |                              |                 |
|   | Total  | <u> </u>        | 0                  | 0                 | 0                              |                 |                        | 0                        | 0                          | 0   | 0                                  | 0                            |                 |

<sup>1.</sup> Since, no other claims are received, the list is collated with best possible efforts, and taken on record as on 18.12.2023, subject to further verification for admission based on evidence in support thereof.

## List of operational creditors (Employees)

Amount in Rs.

|            |  |                   |                    |                   |                          |                 |                        |                          |                            |   |                                    | 7 tillount in 13                   |                     |
|------------|--|-------------------|--------------------|-------------------|--------------------------|-----------------|------------------------|--------------------------|----------------------------|---|------------------------------------|------------------------------------|---------------------|
| SI.<br>No. | Name of<br>authorised<br>Representative, if<br>any | Name of Employees | Details of cla     | aim received      |                          | Details of cla  | im admitted            |                          | Amount of contingent claim | Amount of<br>any Mutual<br>dues, that<br>may be set-<br>off | Amount of claim under verification | Amount of<br>claim not<br>admitted | Remarks, if any     |
|            |  |                   | Date of<br>Receipt | Amount<br>Claimed | Amount of claim admitted | Nature of claim | Whether related party? | % of voting share in CoC |                            |   |                                    |                                    |                     |
| 1          |  |                   | -                  | -                 |                          |                 | Yes / No               | NA                       | 0                          | 0   | 0                                  |                                    | Refer Note<br>below |
| 2          |  |                   | -                  | -                 |                          |                 |                        |                          | 0                          | 0   | 0                                  | 0                                  |                     |
| 3          |  |                   |                    | -                 |                          |                 |                        |                          | 0                          | 0   | 0                                  | 0                                  |                     |
| 4          |  |                   | -                  | -                 |                          |                 |                        |                          | 0                          | 0   | 0                                  | 0                                  |                     |
| 5          |  |                   |                    | -                 |                          |                 |                        |                          | 0                          | 0   | 0                                  | 0                                  |                     |
|            |  |                   |                    |                   |                          |                 |                        |                          |                            |   |                                    |                                    |                     |
|            |  |                   |                    |                   |                          |                 |                        |                          |                            |   |                                    |                                    |                     |
|            | Total  |                   | 0                  | 0                 | 0                        |                 |                        | 0                        | 0                          | 0   | 0                                  | 0                                  |                     |

### Note

<sup>1.</sup> Since, no other claims are received, the list is collated with best possible efforts, and taken on record as on 18.12.2023, subject to further verification for admission based on evidence in support thereof.

# List of operational creditors (Government dues)

### Amount in Rs.

|         |   | Details of Claimant Details of claim received |                    |                   |                          |                 |            |                          |                            |   |  | Amount in 13                       | •                       |
|---------|---|---|--------------------|-------------------|--------------------------|-----------------|------------|--------------------------|----------------------------|---|--|------------------------------------|-------------------------|
| SI. No. | Details of Claim  | ent Government Date of Amount A               |                    |                   |                          |                 | n admitted |                          | Amount of contingent claim | Amount of<br>any Mutual<br>dues, that<br>may be set-<br>off | Amount of<br>claim under<br>verification | Amount of<br>claim not<br>admitted | Remarks, if any         |
|         | Department  | Government                                    | Date of<br>Receipt | Amount<br>Claimed | Amount of claim admitted | Nature of claim |            | % of voting share in CoC |                            |   |  |                                    |                         |
| 1       | GoM – Department of<br>Goods & Services Tax –<br>GST    | State   |                    |                   |                          | Statutory Due   | No         | NA                       | 0                          | 0   | 0  | 0                                  | No information received |
| 2       | Income Tax Department –<br>for TDS                      | Central                                       | -                  | -                 |                          | Statutory Due   | No         | NA                       | 0                          | 0   | 0  | 0                                  | No information received |
| 3       | Employees State Insurance<br>Corporation – for ESI Dues | Central                                       | -                  | -                 |                          | Statutory Due   | No         | NA                       | 0                          | 0   | 0  | 0                                  | No information received |
| 4       | Department Of State Tax for Professional Tax            | State   | -                  | -                 |                          | Statutory Due   | No         | NA                       | 0                          | 0   | 0  | 0                                  | No information received |
| 5       | Income Tax Department – for TCS                         | Central                                       | -                  | -                 |                          | Statutory Due   | No         | NA                       | 0                          | 0   | 0  | 0                                  | No information received |
| 6       | Gratuity Payable to<br>Employees                        | Central                                       | -                  | -                 |                          | Statutory Due   | No         | NA                       | 0                          | 0   | 0  | 0                                  | No information received |
| 7       | Employees Provident Fund<br>Organisation – dues for EPF | Central                                       | -                  | -                 |                          | Statutory Due   | No         | NA                       | 0                          | 0   | 0  | 0                                  | No information received |
| 8       |   |   | -                  | -                 |                          | Statutory Due   | No         | NA                       | 0                          | 0   | 0  | 0                                  | No information received |
|         | Total   |   | 0                  | 0                 | 0                        |                 |            | 0                        | 0                          | 0   | 0  | 0                                  |                         |

### Note

<sup>1.</sup> Since, no other claims are received, the list is collated with best possible efforts, and taken on record as on 18.12.2023, subject to further verification for admission based on evidence in support thereof.

# List of operational creditors (Other than Workmen and Employees and Government Dues)

Amount in Rs.

|            |   |                 |                   |                          |  |                                     |                             |         |                          |   |   |                                    | Amount in Rs.                      |                               |
|------------|---|-----------------|-------------------|--------------------------|--|-------------------------------------|-----------------------------|---------|--------------------------|---|---|------------------------------------|------------------------------------|-------------------------------|
| SI.<br>No. | Name of Creditor  | Details of cla  | aim received      |                          | Details of cla   | im admitted                         |                             |         |                          |   | Amount of<br>any Mutual<br>dues, that<br>may be set-<br>off | Amount of<br>claim not<br>admitted | Amount of claim under verification | Remarks, if any               |
|            |   | Date of Receipt | Amount<br>Claimed | Amount of claim admitted | Nature of claim  | Amount covered by security interest | Amount covered by guarantee | related | % of voting share in CoC |   |   |                                    |                                    |                               |
| 1          | Akruti Constructions  | 11/12/23        | 44,93,568         | 44,93,568                | Operational Debt – Internal<br>Painting Work                                   | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 44,93,568                          | Please Refer to<br>Note below |
| 2          | Dosti Fabricators – Shri Yuvraj<br>Nalawade   | 12/12/23        | 32,90,489         | 32,90,489                | Operational Debt – Providing & Fixing Fab of MS StairCase                      | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 32,90,489                          | - do -                        |
| 3          | Epitom Engineering Pvt. Ltd.  | 12/12/23        | 22,31,727         | 22,31,727                | Operational Debt – Inst Comm<br>& Testing of DG Set – Auto<br>Changeover       | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 22,31,727                          | - do -                        |
| 4          | Excellence Surface Protectors &<br>Multi Services – Smt. Ameena<br>Mansoor Wadiwala | 08/12/23        | 75,25,371         | 75,25,371                | Operational Debt – External<br>Painting – Wing A E F                           | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 75,25,371                          | - do -                        |
| 5          | Goa Electricals – Ramchandra<br>Padwalkar   | 09/12/23        | 1,27,88,663       | 1,27,88,663              | Operational Debt – Inst Comm<br>& Testing of Ext Electrical Work               | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 1,27,88,663                        | - do -                        |
| 6          | Jiya Sheikh   | 11/12/23        | 29,64,346         | 29,64,346                | Operational Debt – Labour for<br>Masson  | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 29,64,346                          | - do -                        |
| 7          | Laduram Kesardevji Kumawat  | 12/12/23        | 68,73,251         | 68,73,251                | Operational Debt – Tiling & Flooring Work                                      | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 68,73,251                          | - do -                        |
| 8          | Matoshree Fabricators - Shri<br>Santosh Gawade                                      | 11/12/23        | 15,68,560         | 15,68,560                | Operational Debt – Goods<br>Supplied   | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 15,68,560                          | - do -                        |
| 9          | Punyaai Infrastructure Pvt. Ltd.  | 09/12/23        | 57,87,641         | 57,87,641                | Operational Debt – Tiling Work   | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 57,87,641                          | - do -                        |
| 10         | Hoque   | 08/12/23        | 33,71,790         | 33,71,790                | Operational Debt – Labour for<br>Masson  | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 33,71,790                          | - do -                        |
| 11         | Shilpa Vikas Shinde - Smt Shilpa<br>Vikas Shinde                                    | 11/12/23        | 36,93,900         | 36,93,900                | Operational Debt – Water<br>Tanker Supplied                                    | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 36,93,900                          | - do -                        |
| 12         | Sai Sanskruti Realty – Smt. Pramila<br>Sonawane                                     | 10/12/23        | 67,78,726         | 67,78,726                | Operational Debt – Internal<br>Painting Work                                   | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 67,78,726                          | - do -                        |
| 13         | Saideep Enterprises – Shri Dhananjay<br>Chavan                                      | 12/12/23        | 1,87,40,835       | 1,87,40,835              | Operational Debt – Civil & Finishing Work                                      | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 1,87,40,835                        | - do -                        |
|            | Sandhya Enterprises – Shri Nitesh<br>Masure   | 12/12/23        | 16,32,399         | 16,32,399                | Operational Debt – Painting<br>Work  | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 16,32,399                          | - do -                        |
|            | Shivtej Enterprises - Shri Atul Satav   | 12/12/23        | 30,46,774         | 30,46,774                | Operational Debt – Excavation<br>Work  | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 30,46,774                          | - do -                        |
| 16         | Shree Electrical Enterprises - Shri<br>Virendra Pawar                               | 11/12/23        | 1,50,41,445       | 1,50,41,445              | Operational Debt – Electrical Work   | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 1,50,41,445                        | - do -                        |
|            | Shrinath Fabricators  | 12/12/23        | 33,70,828         | 33,70,828                | Operational Debt – Fabrication work for Store Room, and Other Fabrication etc. | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 33,70,828                          | - do -                        |
| 18         | Shri Siddhi Enterprises – Shri<br>Jambuvant Kand                                    | 11/12/23        | 22,36,753         | 22,36,753                | Operational Debt – Facility<br>Team for Housekeeping                           | 0                                   | 0                           | No      | NA                       | 0 | 0   | 0                                  | 22,36,753                          | - do -                        |

### 8 OC - Others

| 19 | Siddhesh Enterprises – Shri Krishna<br>Shelke  | 10/12/23 | 18,47,959    | 18,47,959    | Operational Debt – External<br>Painting Work  | 0 | 0 | No | NA | 0 | 0 | 0 | 18,47,959    | - do - |
|----|--|----------|--------------|--------------|---|---|---|----|----|---|---|---|--------------|--------|
| 20 | Siddhi Enterprises – Shri Vilas Eknath<br>Shinde   | 12/12/23 | 42,14,494    | 42,14,494    | Operational Debt  | 0 | 0 | No | NA | 0 | 0 | 0 | 42,14,494    | - do - |
| 21 | Surendra Infrastructure Pvt.Ltd.   | 12/12/23 | 1,22,76,534  | 1,22,76,534  | Operational Debt – Civil & Finishing Work   | 0 | 0 | No | NA | 0 | 0 | 0 | 1,22,76,534  | - do - |
| 22 | Ujwala House Paints - Shri Laxman<br>Gunjal  | 10/12/23 | 87,02,669    | 87,02,669    | Operational Debt – Internal<br>Painting Work  | 0 | 0 | No | NA | 0 | 0 | 0 | 87,02,669    | - do - |
| 23 | Jade Residences Sahakari<br>Gruhnirman Sansthacha Sangh<br>Maryadit (Creatoz Federation) | 12/12/23 | 3,70,22,520  | 3,70,22,520  | Operational Debt – Refund<br>Claim for amount paid for<br>Amenities, and Claim for<br>Advance Paid for Maintenance<br>and Club Membership | 0 | 0 | No | NA | 0 | 0 | 0 | 3,70,22,520  | - do - |
| 24 | Jade A to D Residences Sahakari<br>Gruhnirman Sanstha Maryadit                           | 12/12/23 | 3,53,85,672  | 3,53,85,672  | Operational Debt – Refund<br>Claim for amount paid for<br>Amenities, and Claim for<br>Advance Paid for Maintenance<br>and Club Membership | 0 | 0 | No | NA | 0 | 0 | 0 | 3,53,85,672  | - do - |
| 25 | Jade E to J Residences Sahakari<br>Gruhnirman Sanstha Maryadit                           | 12/12/23 | 4,04,27,980  | 4,04,27,980  | Operational Debt – Refund<br>Claim for amount paid for<br>Amenities, and Claim for<br>Advance Paid for Maintenance<br>and Club Membership | 0 | 0 | No | NA | 0 | 0 | 0 | 4,04,27,980  | - do - |
| 26 | Jade K to P Residences Sahakari<br>Gruhnirman Sanstha Maryadit                           | 12/12/23 | 1,70,02,201  | 1,70,02,201  | Operational Debt – Refund<br>Claim for amount paid for<br>Amenities, and Claim for<br>Advance Paid for Maintenance<br>and Club Membership | 0 | 0 | No | NA | 0 | 0 | 0 | 1,70,02,201  | - do - |
| 27 | Jade Q to T Residences Sahakari<br>Gruhnirman Sanstha Maryadit                           | 12/12/23 | 2,55,73,008  | 2,55,73,008  | Operational Debt – Refund<br>Claim for amount paid for<br>Amenities, and Claim for<br>Advance Paid for Maintenance<br>and Club Membership | 0 | 0 | No | NA | 0 | 0 | 0 | 2,55,73,008  | - do - |
| 28 | Jade U to W Residences Sahakari<br>Gruhnirman Sanstha Maryadit                           | 12/12/23 | 1,05,71,931  | 1,05,71,931  | Operational Debt – Refund<br>Claim for amount paid for<br>Amenities, and Claim for<br>Advance Paid for Maintenance<br>and Club Membership | 0 | 0 | No | NA | 0 | 0 | 0 | 1,05,71,931  | - do - |
| 29 | Rawte Sanitation Private Limited   | 07/12/23 | 88,01,575    | 88,01,575    | Operational Credit – Supply of Goods and Services   | 0 | 0 | No | NA | 0 | 0 | 0 | 88,01,575    | - do - |
| 30 | Alpha National Fire Safety Services<br>Private Limited                                   | 07/12/23 | 1,02,95,960  | 1,02,95,960  | Operational Credit – Supply of<br>Goods and Services  | 0 | 0 | No | NA | 0 | 0 | 0 | 1,02,95,960  | - do - |
|    |  |          |              |              |   |   |   |    |    |   |   |   |              |        |
|    | Total  | 30       | 31,75,59,569 | 31,75,59,569 |   | 0 | 0 |    | 0  | 0 | 0 | 0 | 31,75,59,569 |        |
|    |  |          |              |              |   |   |   |    |    |   |   |   | , , , , ,    |        |

<sup>1.</sup> Since, NO Books of Accounts of CD are available, the list is collated with best possible efforts, and taken on record as on 18.12.2023, subject to further verification for admission based on evidence in support thereof.

<sup>2.</sup> In View of Order of Hon. NCLAT, in a matter of Home Buyers, the Claim for Amenities as well as Advance paid for Maintenance and / or Club House, are not of the nature of Home Buyer Claims, since the Home is already been occupied by the these Home Buyers. However, The IRP is seeking a legal opinion thereon, and correction according to the same, if required, will be made in the List of Creditors.

<sup>3.</sup> The Claims of Jade Residences Sansthas (Sr. No. 23 to 28) represent the collective dues of their members, who are home owners and have authorised the sanstha to represent them in the matter.

# 9 Other Crs

Name of the corporate debtor: Creatoz Builders Private Limited; Date of commencement of CIRP: 21.11.2023; List of Creditors drawn as on: 18.12.2023 w.r.t claims received upto 12.12.2023.

### List of other creditors (Other than financial creditors and operational creditors)

#### Amount in Rs.

|         |                  |                    |                |                           |                 |                                     |                             |                        |                             |                            |   | Alliount in 13.                    |                                    |                 |  |
|---------|------------------|--------------------|----------------|---------------------------|-----------------|-------------------------------------|-----------------------------|------------------------|-----------------------------|----------------------------|---|------------------------------------|------------------------------------|-----------------|--|
| SI. No. | Name of Creditor | Details of         | claim received | Details of claim admitted |                 |                                     |                             |                        |                             | Amount of contingent claim | Amount of<br>any Mutual<br>dues, that<br>may be set-<br>off | Amount of<br>claim not<br>admitted | Amount of claim under verification | Remarks, if any |  |
|         |                  | Date of<br>Receipt | Amount Claimed | Amount of claim admitted  | Nature of claim | Amount covered by security interest | Amount covered by guarantee | Whether related party? | % of voting<br>share in CoC |                            |   |                                    |                                    |                 |  |
| 1       |                  |                    |                |                           |                 |                                     |                             |                        |                             |                            |   |                                    |                                    |                 |  |
| 2       |                  |                    |                |                           |                 |                                     |                             |                        |                             |                            |   |                                    |                                    |                 |  |
| 3       |                  |                    |                |                           |                 |                                     |                             |                        |                             |                            |   |                                    |                                    |                 |  |
| 4       |                  |                    |                |                           |                 |                                     |                             |                        |                             |                            |   |                                    |                                    |                 |  |
| 5       |                  |                    |                |                           |                 |                                     |                             |                        |                             |                            |   |                                    |                                    |                 |  |
| 6       |                  |                    |                |                           |                 |                                     |                             |                        |                             |                            |   |                                    |                                    |                 |  |
| 7       |                  |                    |                |                           |                 |                                     |                             |                        |                             |                            |   |                                    |                                    |                 |  |
| 8       |                  |                    |                |                           |                 |                                     |                             |                        |                             |                            |   |                                    |                                    |                 |  |
|         | Total            | 0                  | 0              | 0                         |                 | 0                                   | 0                           |                        | 0                           | 0                          | 0   | 0                                  | 0                                  |                 |  |

### Note:

<sup>1.</sup> Since, NO Books of Accounts of CD are available, the list is collated with best possible efforts, and taken on record as on 18.12.2023, subject to further verification for admission based on evidence in support thereof.