

Name of the corporate Debtor: Samruddhi Realty Limited

Date of Commencement of Liquidation: 13.03.2020 (order copy received 17.03.2020)

List of stakeholders as on: 05.03.2024

List of Secured Financial Creditors belonging to any class of creditors

Sr. No.	Name of Creditor	Details of claim received			Nature of claim	Amount covered by security interest	Whether security interest relinquished? (Yes/No)	Details of Security Interest	Amount covered by guarantee	% share in total amount of claims admitted	Amount of contingent claims	Amount of any mutual dues, that may be set-off	Amount of claims not admitted	Amount in INR	
		Date of receipt	Amount Claimed	Amount of claim admitted										Amount of claims under verification	Remarks, if any
1	Phoenix ARC Private Limited	6/10/2020	78,714,792	78,714,792	Secured FC	78,714,792	Yes Deemed relinquishment by virtue of order passed by the Hon'ble Adjudicating Authority in LA No.399/86/202 O & I A No.25/86/2021 as secured lender have failed to defray their portion of liquidation	Equitable Mortgage over All that piece and parcel of residential unit / house bearing No. A, having 6285.89 sqft of super build up area along with 3000 sqft of undivided share, and Unit no. B, having 6285.89 sqft of super build up area along with 3000 sqft of undivided share, with a car parking space in basement together with amenities and is with RCC Roofing, Vitrified Tiles for flooring, Main Door Frame and Shutter with Teak Wood and other doors with Sal Wood, Aluminium Sliding Windows, to be constructed on property bearing BBMP Katha No.202/202/206/2018/02/22/1434, Old VP Khata No. 227/143/2 and 227/143/6 portion of Site no. 4, situated Whitefield, Krishnarajapuram Hobli, Bangalore South Taluk, now coming under the limits of BBMP Bangalore.	-	1.82%	-	-	-	NA	
2	1.India Asset Growth Fund 2.India Asset Growth Fund II 3. Edukitt Readers LLP 4. Eagon Marbles & Gran Industries Ltd (Equal Finance Managers & Advisors (ip))	4/17/2020	1,511,551,471	1,168,319,816	Secured FC	1,051,298,266	Yes Deemed relinquishment by virtue of order passed by the Hon'ble Adjudicating Authority in LA No.399/86/202 O & I A No.25/86/2021 as secured lender have failed to defray their portion of liquidation	1. First ranking pari-passu charge by way of registered mortgage on the Projects (details provided below) including the development rights and the Company's share of unsold stocks in the Projects which was perfected by charge on 6th December 2016. Details of the mortgaged assets are provided hereinbelow: A. Samruddhi Mystic Wind: All that piece and parcel of land in Survey No.39/86/202 measuring 1 acre 35 guntas (out of 5 acres 13guntas), situated at Nimbekalpur, Bidarahalli Hobli, Bangalore. B. Samruddhi Rhythm: All that piece and parcel of land in Survey No.29/2 measuring 1 acre 10 guntas and land in Survey No.30/1 measuring 1 acre 24 guntas totally admeasuring 2 acres 34 guntas, situated at Doddagubbi Village, Bidarahalli Hobli, Bangalore. C. Samruddhi Song of Wind: All that piece and parcel of the land bearing Survey No.256/2 measuring 1 acre 3 guntas including 3 guntas of kharab land situated at Kalyanath Village, Hosur Hobli, Chikballapur Taluk, Bangalore District. D. Samruddhi Winter Green: All that piece and parcel of land in Survey No.242/1 (part of Survey No.242), situated at Amanal Belandur Khanna Village, Varthur Hobli, Ransigalva East Taluk measuring 3 acres 10	-	27.04%	-	-	902,020,951	NA	
3	Indahills Assets Reconnect or Company Limited	6/18/2020	203,990,875	168,891,600	Secured FC	168,891,600	Yes Deemed relinquishment by virtue of order passed by the Hon'ble Adjudicating Authority in LA No.399/86/202 O & I A No.25/86/2021 as secured lender have failed to defray their portion of liquidation costs to date, all security interests have become part of the common	Mortgage over the properties:- 1. 10 C, 22 C, 13 A, 14 B, 1 A, 2 B, 3 A, 6 A, 7 A, 9 A, 5 B OF PROJECT SAMRUDDHI SHANPRE, LOCATED AT SY NO. NO. 1111 ADMISALURING ABOUT 1 ACRE 1 GUNTA, SITUATE AT NAGALATHURVA VILLAGE BEGUR HOBLI, BANGALORE SOUTH TALUK BANGALORE RURAL, (hereinafter referred to as "the Mortgaged Properties") vide Registered mortgage dated 26.07.2016 2. 002,003, 102, 103, 201, 202, 203, 301, 302, 402, 501, 502, 503, 602, 703, 802, 803, 901, 902, 903 IN TOWER A AND 105,203, secured lender 104, 101, 100, 404, 102, 104, 100, 807, 907, IN TOWER B OF PROJECT "SAMRUDDHI NORTH SQUARE" AT SY. NO. 902/1 AND SY. NO. 92/2, SITUATED AT KODLU VILLAGE, YELAHANNA HOBLI, BANGALORE NORTH TALUK, BENGALURU-560064 (hereinafter referred to as "the Mortgaged Properties") vide Registered mortgage dated 26.07.2016	-	3.91%	-	-	35,099,275	NA	The Liquidator is in the process of moving an application to Hon'ble NCLT for substitution of name of ACME as per the terms of assignment deed dated 26-07-2016.
Total			1,518,446,292	1,298,904,658		1,298,904,658				32.77%			537,128,226		