Annexure 1

Name of the corporate Debtor: Sunsoulitti Realty Limited

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

List of entities/persons as on 01-11-2021

List of Secured Financial Creditors belonging to one class of creditors

Sr. No.	Name of Creditor	Details of claim received								Details of claim admitted							Amount of contingent claims	Amount of any mutual dues that may be set off	Amount of claims not admitted	Amount of claims under verification	Remarks, if any
		Date of receipt	Amount Claimed	Amount of claim admitted	Amount Pid/Settled as per Section 53 of the Code	Revised Amount of Claim Admitted	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								
1	1.India Asset Growth Fund 2 2.India Asset Growth Fund 3 3.Gauhati Realtors LLP 4.Gagan Mattress & Gaus Industries Ltd (Essel Finance Managers & Advisors Ltd)	4/17/2020	1,235,740,825	1,051,298,266	65,767,067	985,531,199	Secured FC	1,051,298,266	Yes **(Deemed relinquishment** as secured lenders have failed to defray their portion of liquidation costs to date, all security interests have become part of the common liquidation estate under Regulation 21A(2) of the IBBI (Liquidation Process) Regulations, 2016)	1. First ranking pari passu charge by way of registered mortgage on the Projects (details provided below) over the undivided share of land in projects and all the right, title and interest of the company over the projects including the development rights and the Company's share of unsold stock in the Projects which was perfected by charge on 6th December 2016; Details of the mortgaged assets are provided hereinbelow: A.Sarmoulitti Mystic Wind situated at Kondarasapura, Bidarahalli Hobli, Bangalore (B. Sarmoulitti Rhythm situated at Doddagubbi Village, Bidarahalli Hobli, Bangalore C. Sarmoulitti Song of Wind situated at Kadusakathi Village, Nandi Hobli (Chikkballapura Taluk, Bangalore District) D. Sarmoulitti Winter Green situated at Amani Bellandur, Mirane Village, Varthur Hobli, Bangalore East Taluk measuring 3 acres 10 guntas; E. Bilekahalli at Nagasandhapura Village, Bidarahalli Hobli, Bangalore East Taluk; F. Sarmoulitti Lantern situated at Kondrasapura Village, Bidarahalli Hobli, Bangalore East Taluk; G. Sarmoulitti Lantern Terrace situated at Kondrasapura Village, Uttarahalli Hobli, Bangalore; H. Project Mahadevaram situated at Kottannahur Village (Mahadevaram), Bangalore 2. First ranking pari passu charge by way of hypothecation of all Project Receivables; 3. First ranking charge by way of pledge of promoters shares (Hemang Dipakkumar Rawal, Chetabl Hemang, Ravindra Mallikarjunappa Madhudi and Nanda Ravindra) being 66.6% of the total share capital of the Company in favour of the debenture trustee; 4. Personal guarantees issued by Hemang Dipakkumar Rawal, Ravindra Mallikarjunappa Madhudi 5. Corporate guarantee issued by Sunsoulitti 6. DPN in favour of the Debenture Trustee for entire principal amount being INR 75cr; 7. PoAs in favour of non-lawe director; 8. First ranking pari passu charge by way of hypothecation of all the monies including cash flow and receivables accruing to or arising out of all the aforementioned Projects	624,275,715	23.81%	-	-	164,442,205	NA	Rs. 6,21,31,000 has been paid based on the sale of Asset Project Mahadevaram Wind and Project Bina via E-Auction.
2	Assets Care & Reconstruction Enterprise Limited (ACRE)	6/18/2020	203,999,815	168,891,000		168,891,000	Secured FC	168,891,000	Yes **(Deemed relinquishment** as secured lenders have failed to defray their portion of liquidation costs to date, all security interests have become part of the common liquidation estate under Regulation 21A(2) of the IBBI (Liquidation Process) Regulations, 2016)	Mortgage over the properties - underconstruction unit# 10 C, 12 C, 13 A, 14 B, 1 A, 2 B, 3 A, 6 A, 7 A, 9 A, 5 B OF PROJECT SMARUDHI SUNSHINE LOCATED AT SY NO. NO. 111 KENDAGURKKI ABOUT 1 ACRE 1 GUNTA, ST LAKE AT NAGANATHAPURA VILLAGE BEGUR HOBLI BANGALORE SOUTH TALUK BANGALORE RURAL (hereinafter referred to as "the Mortgaged Properties") vide Registered mortgage dated 30.07.2016 ; Underconstruction unit # 302,303,102,103,201,202,203,301,302,303 ,401 ,402 ,403 ,501 ,502 ,503 ,602 ,603 ,703 ,803 ,903 ,904 ,903,903 A1 TOWER A AND 103,203,303,403,503,603,703,803,903,904,903,903 A1 TOWER B OF PROJECT SMARUDHI SUNSHINE LOCATED AT SY NO. 37 LAKE AT KOGILU VILLAGE, YELAHANKA HOBLI, BANGALORE NORTH TALUK, BANGALURU-560064 (hereinafter referred to as "the Mortgaged Properties") vide Registered mortgage dated 30.07.2016		4.08%	-	-	35,999,215	NA	
Total			1,439,741,164	1,220,189,266	65,767,067	1,154,422,199		1,220,189,266			624,275,715	27.88%				200,441,420				