

| Annexure-3 | | | | | | | | | | | | | | | |
|--|------------------|------------------|-----------------|---------------------------|--------------------|-------------------------------------|-----------------------------|------------------------|--------------------------|--------------------------------------|---|------------------------------|------------------------------------|--------------------------|---|
| Name of the Corporate Debtor : M/s KUTE SONS FRESH DAIRY PRIVATE LIMITED (under CIRP) | | | | | | | | | | | | | | | |
| Date of commencement of CIRP: 26.06.2025 | | | | | | | | | | List of Creditors as on : 18.07.2025 | | | | | |
| Secured financial creditors (other than financial creditors belonging to any class of creditors) | | | | | | | | | | | | | | | |
| (Amount in ₹) | | | | | | | | | | | | | | | |
| Sl. No. | Name of Creditor | Details of claim | | Details of claim admitted | | | | | | Amount of contingent claim | Amount of any Mutual dues, that may be set- off | Amount of claim not admitted | Amount of claim under verification | Details of Security Held | Remarks, if any |
| | | Date of 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 | | | | | | |
| 1 | CSB Bank Limited | 10.07.2025 | 37,54,70,470.09 | 37,54,70,470.09 | Financial Creditor | | - | N.A | 100.00% | N.A | N.A | | | Note no. 1 find below | The amount claimed by the Financial Creditor has been Admitted by the Interim Resolution Professional based on the documents submitted by the financial creditor. |
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NOTES

1 SECURITY INTEREST

- a. Mortgage of:**

i. 25000 sq. mtr. Industrial land with plant and machinery at Gat No. 120/4, 120/3 & 304, Jawkhede Khalasa, Tal.- Pathardi, Dist.-Ahemadnagar owned by Fresh N Natural Dairy Farms Pvt. Ltd. Pune & Promoter Directors.

ii. 6500 sq. mtr. Open land at R. S. No. 53/1 (Part), Behind Tirumala head office, near State Bank of India, Beed Kurla Road, Bahirwadi, Dist.-Beed owned by Mr. Suresh Kute.

iii. Total land admeasuring about 21599.50 Sq. fts. i.e. 2007.38 sq. mtrs. out of the land property bearing S. No. 44, Plot No. A, B, B-1, C and D, Grampanchayat, Kramkant-6932, 6746, 6757, 6929, 6931 (New Number) situated at Village Bahirwadi, Taluka Beed, District Beed owned by Suresh Kute; and
- b.Hypothecation of**

All book debts and securities belonging to the Corporate Debtor and/or all fixed assets, goods and assets of the Corporate Debtor kept in its godowns.
- c. Guarantee**

The entire claim amount as mentioned above is covered by Guarantee Agreement dated 16 October 2020 executed by Mrs. Archana Kute, Mr. Suresh Kute, Tirumalla Oil Refinery Private Limited and, Tirumalaa Daairy Limited whereby the guarantors thereby inter alia jointly and severally guaranteeing repayment of all monies at any time payable by the Corporate Debtor to the Financial Creditor.

SECURITY INTEREST

AXIS BANK LIMITED

Property Owned by CD

First pari passu charge with CSB Bank on the entire current assets of the Company's unit located at Mochi, Pimpalgaon, Beed both present and future.

Exclusive Charge on the collateral property Gat No 121, Mohoj Khurd, Village Javakhede (Khalsa), Tal. Pahardi, Dist Ahmednagar.

First and Exclusive Charge on 56 Units of TATA LPT 2518 and 1 Unit of Range Rover 4.4 Petrol Lwb Svbs6.
Office 1605, 16th Floor, 'Greenscape' Cyber One Premises Co Operative Society Limited located at Plot No 4 and 6, Sector 30A, Vashi Taluka and Dist Thane admeasuring 70 Sq Mtrs and 57.59 Sq Mtrs.

Property Owned by Mr. Suresh Kite and Mrs. Arkhana Kite

Property Owned by Mr. Suresh Kute and Mrs. Archana Kute

First pari passu charge with CSB Bank on the collateral property S. No. 15 AA 2, Property No. 314, Parli Vajinath- Beed Highway Samnapur Beed.

CSB BANK LIMITED

Property Owned by CD

Exclusive Charge on entire current assets (present & future) of the Company's Beed unit.

Hypothecation/Mortgage of the entire fixed assets of Beed Unit.

Property under Gat Nos. 120/3 (Pai), @ Jawkhede Khaba, Tal. Pathardi Dist Ahmednagar. RCC / M.S. steel framed Industrial Bldg, Ground floor.

Property owned by Mr. Suresh Kute and Mrs. Archana Kute

Gat No. 68, Dhangarwadi, Majalgaon Beed.

Property under S. No. 53/1(Pai) @ Mouje Bahirwadi, Tal. & Dist. Beed Open NA Plot and Plot bearing under S. No. 53/1(Pai) @ Mouje Bahirwadi, Tal. & Dist. Beed Open NA Plot.

S. No. 15 AA 2 Kasabe Taraf Khod TQ Dist Beed.

S. No. 109 Ksabe Near Reliance Petrol Pump Beed Taraf Giram Tq., Dist Beed.

Shop 3 & 4, First Floor, Chandrana Complex, Cts No. 1825, Property No. 2 -13-513 & 514, Sathe Chowk, Beed.

S. No. 38/1, Manjarsumbha, District Beed.

S. No. 44, Plot No. 1, 2, 3, 16, 17 & 18, Bahirwadi Beed.

THE MAHARASHTRA STATE CO-OPERATIVE BANK LTD.

Property owned by Mr. Suresh Kute and Mrs. Archana Kute

All those piece & parcels of land or ground hereditaments and premises together with the factory buildings, office buildings, godowns, residential quarters and other structures standing thereon, at Village Pimpalwadi having Gat No. 20, Villages Sayadpur and Pakhora within the Registration Sub- District of Gangapur, and District Aurangabad having Gut Nos. 20, 26, 27, 28, 45 & 119/1-C.

All those pieces or parcels of land or ground hereditaments and premises together with the factory buildings, office buildings, godowns, residential quarters and other structures standing thereon at Village Bahirwadi and Bobade in Beed Taluka, District Beed having Gat Nos. 16, 51, 52, 55, 194.

All those piece & parcels of land and Boundaries of property at survey number 48 Village Beed Toraf Khod, Tq and Dist Beed.

All those piece & parcels of land and Boundaries of property Flat No. B-13 "Symphony" Building B having area 55.24 sq. mtrs. Gat no. 136, Satara, Beed by pass road, Aurangabad Takula and District Aurangabad.

| Contract No | Finance Amount | Product | RC No | Engine Number | Chassis Number | Contract Start Date | Contract End Date | Amount |
|-------------|----------------|-----------|------------|-----------------|-------------------|---------------------|-------------------|----------|
| 8000221745 | 1,419,976.00 | LPT1613 | MH12AU2182 | NA | NA | 30-06-23 | 02-07-27 | 53690.82 |
| 8000221541 | 1,891,735.00 | BB 3723 R | MH23AU1236 | NA | NA | 30-06-23 | 02-07-27 | 94935.01 |
| 8000221519 | 1,891,735.00 | BB 3723 R | MH23AU1237 | NA | NA | 30-06-23 | 02-07-27 | 94935.01 |
| 8000221520 | 1,891,735.00 | BB 3723 R | MH23AU1238 | NA | NA | 30-06-23 | 02-07-27 | 94935.01 |
| 8000221517 | 1,891,735.00 | BB 3723 R | MH23AU1239 | NA | NA | 01-07-23 | 02-07-27 | 94867.62 |
| 8000221518 | 1,891,735.00 | BB 3723 R | MH23AU1240 | NA | NA | 30-06-23 | 02-07-27 | 94935.01 |
| 8000221515 | 1,893,553.00 | BB 3723 R | MH23AU1241 | NA | NA | 30-06-23 | 02-07-27 | 95027.46 |
| 8000221542 | 1,891,735.00 | BB 3723 R | MH23AU1242 | NA | NA | 30-06-23 | 02-07-27 | 89832.48 |
| 8000221543 | 1,892,341.00 | BB 3723 R | MH23AU1243 | NA | NA | 30-06-23 | 02-07-27 | 94986.27 |
| 8000221514 | 1,891,735.00 | BB 3723 R | MH23AU1244 | NA | NA | 30-06-23 | 02-07-27 | 94935.00 |
| 8000221516 | 1,891,735.00 | BB 3723 R | MH23AU1246 | NA | NA | 30-06-23 | 02-07-27 | 94935.01 |
| 5003110173 | 2,378,733.00 | LPT1613 | MH23AU2160 | CR1675DPY103321 | MAT373411K2D05651 | 20-05-19 | 15-06-24 | 20368.24 |
| 8000189806 | 1,035,700.00 | LPT1613 | MH23AU2160 | CR1675DPY103321 | MAT373411K2D05651 | 30-09-22 | 02-10-26 | 31056.13 |
| 5003110179 | 2,378,733.00 | LPT1613 | MH23AU2161 | CR1675DPY103327 | MAT373411K2D05655 | 20-05-19 | 15-06-24 | 20368.24 |
| 8000189803 | 1,035,700.00 | LPT1613 | MH23AU2161 | CR1675DPY103327 | MAT373411K2D05655 | 30-09-22 | 02-10-26 | 31056.13 |
| 5003110141 | 2,378,733.00 | LPT1613 | MH23AU2162 | CR1675DPY103376 | MAT373411K2D05789 | 20-05-19 | 15-06-24 | 20368.24 |
| 8000189816 | 1,035,700.00 | LPT1613 | MH23AU2162 | CR1675DPY103376 | MAT373411K2D05789 | 30-09-22 | 02-10-26 | 31056.13 |
| 5003110149 | 2,378,733.00 | LPT1613 | MH23AU2163 | CR1675DPY103422 | MAT373411K2D05810 | 20-05-19 | 15-06-24 | 20368.24 |
| 8000189813 | 1,035,700.00 | LPT1613 | MH23AU2163 | CR1675DPY103422 | MAT373411K2D05810 | 30-09-22 | 02-10-26 | 31056.13 |
| 5003110147 | 2,378,733.00 | LPT1613 | MH23AU2164 | CR1675EPY103952 | MAT373411K2E06669 | 20-05-19 | 15-06-24 | 20368.24 |
| 8000189811 | 1,035,700.00 | LPT1613 | MH23AU2164 | CR1675EPY103952 | MAT373411K2E06669 | 30-09-22 | 02-10-26 | 31056.13 |
| 5003110177 | 2,378,733.00 | LPT1613 | MH23AU2165 | CR1675EPY103906 | MAT373411K2E06668 | 21-05-19 | 15-06-24 | 20265.91 |
| 8000189804 | 1,035,700.00 | LPT1613 | MH23AU2165 | CR1675EPY103906 | MAT373411K2E06668 | 30-09-22 | 02-10-26 | 31056.13 |
| 5003110137 | 2,378,733.00 | LPT1613 | MH23AU2166 | CR1675DPY103421 | MAT373411K2D05809 | 20-05-19 | 15-06-24 | 20368.24 |
| 8000189809 | 1,035,700.00 | LPT1613 | MH23AU2166 | CR1675DPY103421 | MAT373411K2D05809 | 30-09-22 | 02-10-26 | 31056.13 |
| 5003110139 | 2,378,733.00 | LPT1613 | MH23AU2167 | CR1675DPY103247 | MAT373411K2D05491 | 20-05-19 | 15-06-24 | 20368.24 |
| 8000189815 | 1,035,700.00 | LPT1613 | MH23AU2167 | CR1675DPY103247 | MAT373411K2D05491 | 30-09-22 | 02-10-26 | 31056.13 |
| 5003110175 | 2,378,733.00 | LPT1613 | MH23AU2169 | CR1675CPY102748 | MAT373411K2D05183 | 20-05-19 | 15-06-24 | 20368.24 |
| 8000189810 | 1,035,700.00 | LPT1613 | MH23AU2169 | CR1675CPY102748 | MAT373411K2D05183 | 30-09-22 | 02-10-26 | 31056.13 |
| 5003110143 | 2,378,733.00 | LPT1613 | MH23AU2172 | CR1675DPY102751 | MAT373411K2D05103 | 20-05-19 | 15-06-24 | 20368.24 |
| 8000189805 | 1,035,700.00 | LPT1613 | MH23AU2172 | CR1675DPY102751 | MAT373411K2D05103 | 30-09-22 | 02-10-26 | 31056.13 |
| 5003110145 | 2,378,733.00 | LPT1613 | MH23AU2173 | CR1675DPY102753 | MAT373411K2D05179 | 20-05-19 | 15-06-24 | 20368.24 |
| 8000189812 | 1,035,700.00 | LPT1613 | MH23AU2173 | CR1675DPY102753 | MAT373411K2D05179 | 30-09-22 | 02-10-26 | 31056.13 |

Main items of the plant, machinery, equipments, appliances, accessories, spares, tools, furniture, fittings and other moveable articles lying installed and erected and embedded and lying on the property situated at Village Pimpalwadi having Gat No. 20, Villages Sayadpur and Pakhora within the Registration Sub- District of Gangapur, and District Aurangabad having Gut Nos. 26, 27, 28, 45 & 119/1-C, Village Bahirwadi and Bobade in Beed Taluka, District Beed having Gat Nos. 51, 55, 194 or in the godown of the above property or other godowns of Mr. Suresh Kute and Mrs. Archana Kute or in custody of person who are mercantile agents of Mr. Suresh Kute and Mrs. Archana Kute and all other plant, machinery, appliances, accessories, spares, tools, furniture, fixtures and fittings belonging to Mr. Suresh Kute and Mrs. Archana Kute whatsoever and where so ever lying including in transit.

All other plants, machinery, goods, articles, chattels, things, stores, motor trucks, motor cars, vehicles, typewriters, furniture, fixtures, fittings and articles lying installed or erected or lying loose in the property situated at Gat No. 20, Villages Sayadpur and Pakhora within the Registration Sub- District of Gangapur, and District Aurangabad having Gut Nos. 26, 27, 28, 45 & 119/1-C, Village Bahirwadi and Bobade in Beed Taluka, District Beed having Gat Nos. 51, 55, 194 or any workshop for repairing or in transit or with any other person as mercantile agents.

Property owned by M/s Tirumalla Agro Industries Private Limited
Gat No. 191, Area 04 Hecter 50 R, P. K. 00-11 Aakaar Rs.21, 44 Paise Pt, total Area 4 Hecter 61 R. Land At Village Malapuri, Taluka and District Beed, vibhag Pedgaon, Within The Limits Of Grampanchayat Malapuri, Beed, Area of land as per Na order dated 15/1/2010 is 46100 Sq Meter.

THE THANE DISTRICT CENTRAL CO-OPERATIVE BANK LIMITED

Property owned by Mr. Suresh Kute and Mrs. Archana Kute

All those piece & parcels of land or ground hereditaments and premises together with the factory buildings, office buildings,

premises together with the factory buildings, office buildings, godowns, residential quarters and other structures standing thereon, at Village Pimpalwadi having Gat No. 20, Villages Sayadpur and Pakhora within the Registration Sub- District of Gangapur, and District Aurangabad having Gut Nos. 20,26, 27, 28, 45 & 119/1-C.

All those pieces or parcels of land or ground hereditaments and premises together with the factory buildings, office buildings, godowns, residential quarters and other structures standing thereon at Village Bahirwadi and Bobade in Beed Taluka, District Beed having Gat Nos. 16, 51, 52, 55, 194.

All those piece & parcels of land and Boundaries of property at survey number 48 Village Beed Toraf Khod, Tq and Dist Beed.

Main items of the plant, machinery, equipments, appliances, accessories, spares, tools, furniture, fittings and other moveable articles lying installed and erected and embedded and lying on the property situated at Village Pimpalwadi having Gat No. 20, Villages Sayadpur and Pakhora within the Registration Sub- District of Gangapur, and District Aurangabad having Gut Nos. 26, 27, 28, 45 & 119/1-C, Village Bahirwadi and Bobade in Beed Taluka, District Beed having Gat Nos. 51, 55, 194 or in the godown of the above property or other godowns of Mr. Suresh Kute and Mrs. Archana Kute or in custody of person who are mercantile agents of Mr. Suresh Kute and Mrs. Archana Kute and all other plant, machinery, appliances, accessories, spares, tools, furniture, fixtures and fittings belonging to Mr. Suresh Kute and Mrs. Archana Kute whatsoever and where so ever lying including in transit.

All other plants, machinery, goods, articles, chattels, things, stores, motor trucks, motor cars, vehicles, typewriters, furniture, fixtures, fittings and articles lying installed or erected or lying looses in the property situated at Gat No. 20, Villages Sayadpur and Pakhora within the Registration Sub- District of Gangapur, and District Aurangabad having Gut Nos. 26, 27, 28, 45 & 119/1-C, Village Bahirwadi and Bobade in Beed Taluka, District Beed having Gat Nos. 51, 55, 194 or any workshop for repairing or in transit or with any other person as mercantile agents.

HDFC BANK LIMITED

Property Owned by CD

Exclusive Charge on the property situated at Office No. 1607 and 1608, 16th Floor, 'Greenscape' Cyber One Premises Co Operative Society Limited located at Plot No 4 and 6, Sector 30A, Vashi Taluka and Dist Thane.

Exclusive Charge on the property situated at Office No. 108, 109 and 110, 1st Floor, Supreme Headquarter, Baner, Pune.

Tata Motors Finance Limited

Loan-Cum-Hypothecation-Cum-Guarantee Agreements as annexed below:

