

Annexure-4

Name of the corporate debtor: Aastha Buildhome Developers Private Limited

Date of commencement of CIRP: 09.12.2022

List of Creditors as on: 28.01.2026

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

(Amount in ₹)

Sl. No.	Name of creditor	Details of claim received		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	Claim categorized as acceptable under regulation 13 of IBBI (CIRP), Regulations 2016	Remarks, if any
		Date of receipt	Amount claimed	Amount of claim admitted	Nature of claim	Amount covered by guarantee	Whether related party?	% Of Voting share in CoC						
1	Lata Saxena		39,11,243.00	35,02,511.01	Unsecured Debt	No	No	1.05	Nil	Nil	Nil	4,08,731.99	-	The RP has informed the claimant, and clarification has been sought; however, no response has been received yet.
2	Dinesh Kumar Jain		34,91,883.00	36,01,444.92	Unsecured Debt	No	No	1.08	Nil	Nil	Nil	-1,09,561.92	-	The RP has reviewed the claim and observed that the interest and compensation amounts were not calculated correctly by the claimant. However, the RP has rectified the errors and sent an email to the claimant accordingly.
3	Dheeraj Bhanu Tak		13,12,794.00	13,12,794.00	Unsecured Debt	No	No	0.39	Nil	Nil	Nil	-	-	
4	Balendra Prasad & Sanchita Prasad		49,53,901.00	48,20,582.00	Unsecured Debt	No	No	1.45	Nil	Nil	Nil	1,33,319.00	-	The RP has informed the claimant, and

														clarification has been sought; however, no response has been received yet.
5	Manik Chand Garg		32,09,090.00	19,56,946.07	Unsecured Debt	No	No	0.59	Nil	Nil	Nil	12,52,143.93	-	The RP has informed the claimant, and clarification has been sought; however, no response has been received yet.
6	Pradeep Kumar Agarwal		22,82,890.00	23,35,991.28	Unsecured Debt	No	No	0.70	Nil	Nil	Nil	-53,101.28	-	"The RP has reviewed the claim and observed that the interest amount was not calculated correctly by the claimant. However, the RP has rectified the errors and sent an email to the claimant accordingly.
7	Dinesh Dhingra		32,85,338.00	10,55,580.00	Unsecured Debt	No	No	0.32	Nil	Nil	Nil	22,29,758.00	-	
8	Pramod Bajrang Sharma and Seema Bajrang Sharma		33,14,165.00	33,14,165.00	Unsecured Debt	No	No	0.99	Nil	Nil	Nil	-	-	
9	Santosh Gupta	26-12-2022	25,95,086.00	25,41,135.38	Unsecured Debt	No	No	0.76	Nil	Nil	Nil	53,950.62	-	Acceptable marked by RP COC approved"
10	Rohitashwa Sharma		30,12,217.00	29,99,753.48	Unsecured Debt	No	No	0.90	Nil	Nil	Nil	12,463.52	-	The RP has informed the claimant, and clarification has been sought; however, no response has been received yet.
11	Rajesh Kumar Jain		34,93,122.00	34,93,122.00	Unsecured Debt	No	No	1.05	Nil	Nil	Nil	-	-	

					d Debt									
12	Jai Prakash Gupta		12,63,588.00	12,63,588.00	Unsecured Debt	No	No	0.38	Nil	Nil	Nil	-	-	The RP has informed the claimant, and clarification has been sought; however, no response has been received yet.
13	Ms. Charu Kirti Saxena	25-12-2022	70,45,733.00	51,48,363.00	Unsecured Debt	No	No	1.54	Nil	Nil	Nil	18,97,370.00	-	The RP has informed the claimant, and clarification has been sought; however, no response has been received yet.
14	Ms. Manju Rani Alias Manju Oommen	24-12-2022	41,28,265.00	41,28,265.00	Unsecured Debt	No	No	1.24	Nil	Nil	Nil	-	-	
15	Ramavtar Gupta		8,20,300.00	8,20,300.00	Unsecured Debt	No	No	0.25	Nil	Nil	Nil	-	-	
16	Ranjana Poddar		51,67,958.00	40,53,240.00	Unsecured Debt	No	No	1.22	Nil	Nil	Nil	11,14,718.00	-	The RP has informed the claimant, and clarification has been sought; however, no response has been received yet.
17	Mulendra Singh	02-01-23	53,32,362.04	53,32,362.04	Unsecured Debt	No	No	1.60	Nil	Nil	Nil	-	-	
18	Ghanshyam Nath Dwivedi & Gourav Dwivedi	02-01-23	69,43,198.92	69,43,198.92	Unsecured Debt	No	No	2.08	Nil	Nil	Nil	-	-	
19	Gaurav Dwivedi and Ghanshyam Nath Dwivedi	24-12-2022	78,84,170.62	78,84,170.62	Unsecured Debt	No	No	2.36	Nil	Nil	Nil	-	-	The RP has informed the claimant, and clarification has been sought; however, no response has been received yet.
20	Mahesh Kumar Goyal HUF	23-01-2023	59,57,759.00	59,57,759.00	Unsecured Debt	No	No	1.79	Nil	Nil	Nil	-	-	

21	Satya Narayan Sharma	24-12-2022	5,00,000.00	5,00,000.00	Unsecured Debt	No	No	0.15	Nil	Nil	Nil	-	-	
22	Santosh Kumar Palariya		1,14,746.58	1,14,746.58	Unsecured Debt	No	No	0.03	Nil	Nil	Nil	-	-	
23	Yashvinder Singh Soni	02-01-2023	9,06,674.00	-	Unsecured Debt	No	No	N.A.	Nil	Nil	9,06,674.00			
24	Saurabh Gupta	02-01-2023	54,07,725.00	-	Unsecured Debt	No	Yes	N.A.	Nil	Nil	54,07,725.00			
25	Siddharth Mohan Gupta	03-01-2023	6,56,697.00	-	Unsecured Debt	No	No	N.A.	Nil	Nil	6,56,697.00			"The RP has reviewed the claim and observed that the interest amount was not calculated correctly by the claimant. However, the RP has rectified the errors and sent an email to the claimant accordingly.
26	Anoop Singh Jhajharia	03-01-2023	73,50,000.00	-	Unsecured Debt	No	No	N.A.	Nil	Nil	73,50,000.00			
27	Neha Gupta	03-01-2023	10,18,816.00	-	Unsecured Debt	No	Yes	N.A.	Nil	Nil	10,18,816.00			Acceptable marked by RP COC approved"
28	Saharan Avas Vikas Private Limited	25-05-2023	70,94,082.00	-	Unsecured Debt	No	No	N.A.	Nil	Nil	57,94,082.00	-	13,00,000.00	The RP has informed the claimant, and clarification has been sought; however, no response has been received yet.
29	Saroj Gupta		49,39,586.00								14,20,983.26	-	35,18,602.74	
Total			10,73,93,390.16	7,30,80,018.30				21.92			2,25,54,977.26	69,39,791.86	48,18,602.74	