

Annexure-3 Name of the corporate debtor: Noida Marketing Private Limited ; Date of commencement of CIRP: 24.04.2026																
List of secured financial creditors (other than financial creditors belonging to any class of creditors) (Date of Commencement CIRP 24.04.2026) List of creditor as on 08.06.2026 (Amount in ₹)																
Sr. No	Name of creditor	Identification No./ No. of Claims	Remarks on Security interest	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	Remarks, if any
				Date of receipt	Amount claimed	Amount of claim Provisionally admitted	Nature of claim	Amount covered by security interest	Amount covered by guarantee	Whether related party?	% voting share in CoC					
1	Asset Reconstruction Company (India) Ltd.	-	Refer Note -I	29.05.2026	10,77,01,14,438.00	18,27,50,000.00	Secured FC			NO	100%	-		-	8,94,26,14,438.00	Clarification Sought vide e-mail dated 23-10-2025
	Total (A)	-		-	10,77,01,14,438.00	18,27,50,000.00		-	-		100%			-	8,94,26,14,438.00	

Refer Note-1: Security Interest if any, in respect of such claim.
The Loan facilities availed by the Borrowers stands secured by various movable and immovable assets and guarantees as more particularly provided herein below:
Hypothecation:
1. Plot No. 1-B and 1-A admeasuring 1320 sq. mtrs in Block K situated at Sector-18, New Okhla Industrial Development Area, District Gautam Budh Nagar, Uttar Pradesh.
2. Land admeasuring 1.912 acres situated in the revenue estate of Village Wasnabad, Tehsil & Zila Gurgaon, Haryana.
3. Plots having 99,343 Sq Yds., Floors/Units having 5,79,028 Sq Ft. Villas having 1,25,725 Sq Ft situated at Parsvnath City, Delhi — Jaipur Highway (NH. 8), Dharuhera, Rewari, Haryana.
4. Plots having 5,81,557 Sq Yds. situated at Parsvnath Royale, Revenue Estate of Village Kundi, Tehsil & District Panchkula
5. a) Property admeasuring 6B-9B situated at Village Sambhu Kalan, Tehsil Rajpura, District Patiala owned by Emerald Buildwell Pvt Ltd;
b) Property admeasuring 4B-8B situated at Village Sambhu Kalan, Tehsil Rajpura, District Patiala owned by M/s Neelgagan Realtors Private Limited and Parsvnath Developers;
c) Property admeasuring 28B-11-1/2 situated at Village Sambhu Kalan, Tehsil Rajpura, District Patiala owned by M/s Neelgagan Realtors Private Limited and Parsvnath Developers;
d) Property admeasuring 11B-7B situated at Village Sambhu Kalan, Tehsil Rajpura, District Patiala owned by M/s Neelgagan Realtors Private Limited and Parsvnath Developers.
Description of Immovable Assets:
Property 1 —
a) Property admeasuring 6B-9B situated at Village Sambhu Kalan, Tehsil Rajpura, District Patiala owned by Emerald Buildwell Pvt. Ltd. and Parsvnath Developers Limited;
b) Property admeasuring 4B-8B situated at Village Sambhu Kalan, Tehsil Rajpura, District Patiala owned by M/s Neelgagan Realtors Private Limited and Parsvnath Developers;
c) Property admeasuring 28B-11-1/2 situated at Village Sambhu Kalan, Tehsil Rajpura, District Patiala owned by M/s Neelgagan Realtors Private Limited and Parsvnath Developers;
d) Property admeasuring 11B-7B situated at Village Sambhu Kalan, Tehsil Rajpura, District Patiala owned by M/s Neelgagan Realtors Private Limited and Parsvnath Developers.
Guarantees: M/s. Perfect Farms Private Limited, M/s. Dda Real Estates Private Limited, M/s. Primetime Realtors Private Limited, M/s. Yamuna Buildwell Private Limited, Mr. Pradeep Kumar Jain, Mr. Rajeev Jain, Mr. Sanjeev Kumar Jain, M/s. New Hind Enterprises Private Limited, M/s. Magic Promoters Private Limited, M/s. Emerald Buildwell Private Limited & M/s. Noida Marketing Private Limited
Property 2 —
i. All that pieces or parcels of land / properties as under together with all the present and/or future structures, buildings, furniture, fixtures, fittings, standing and/or plant and machinery installed/ to be installed and/or constructed/to be constructed thereon and all the present and/or future rights, title and/or interests of M/s. Noida Marketing Pvt. Ltd. therein: Plot No. 1-B admeasuring 660 sq.mtrs. in Block K situated at Sector-18, New Okhla Industrial Development Area, District Gautam Budh Nagar, Uttar Pradesh leased to M/s. Noida Marketing Pvt. Ltd.
ii. All that pieces or parcels of land/properties as under together with all the present and/or future structures, buildings, furniture, fixtures, fittings, standing and/or plant and machinery installed/ to be installed and/or constructed/to be constructed thereon and all the present and/or future rights, title and/or interests of M/s. Noida Marketing Pvt. Ltd. therein: Plot No. 1-A admeasuring 660 sq.mtrs. in Block K situated at Sector-18, New Okhla Industrial Development Area, District Gautam Budh Nagar, Uttar Pradesh leased to M/s. Noida Marketing Pvt. Ltd.

Pledge: Demat Shares				
Pledgor (s)	No. of Shares Pledged	Face Value of Shares Pledges (INR)	Distinctive No.	%age of total paid up equity share Capital
Parsvnath Developers Limited Pradeep Kumar Jain	99,991			
Parasnath & Associates Private Limited	5,000			
New Hind Enterprises Private Limited	5,000			
Pradeep Kumar Jain	1,50,00,000			
Nutan Jain	16,000			
Yogesh Jain	2,500			
Parasnath & Associates Private Limited	5,000			
New Hind Enterprises Private Limited	5,000			