

Name of Corporate Debtor:		7 Hughes Project - Rohan Developers Private Limited													
Date of Commencement of CIRP:		06-Feb-25													
List of Creditors as on:		29-Aug-26													
List of secured 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	Remarks, if any	Security Interest	
		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	Omkara Assets Reconstructions Pvt Ltd	20-02-2025	3,27,46,97,723	3,27,46,97,723	Secured	3,27,46,97,723	850 million	No	69.94%	Nil	Nil	Nil	Nil		Refer Note 1
Total			3,27,46,97,723	3,27,46,97,723		3,27,46,97,723	-		69.94%	-	0	0	-		
Note: The claims admitted may change in case of receipt of any additional information/documents from the claimants and/or updation of Books of Accounts.															
Note:															
1	Originally, the loan was taken from ICICI Bank Limited. Later the debt was assigned to Omkara Assets Reconstructions Pvt Ltd vide Assignment Agreement dated 30.03.2026. Guarantees given for the facilities by Personal Guarantors Mr. Sanjay Chhabria and Mrs. Ritu Chhabria upto the aggregate liability of INR 850 million in favour of ICICI Bank vide Guarantee Deed dated 12 April 2016. Development rights of all the piece and parcel of land bearing C.S. No.: 410 of Malabar and Cumbala Hill Division, Mumbai. admeasuring approx. 1,370.97 sq. mtrs. , including all structures. Development rights of all the piece and parcel of land bearing C.S. No.: 409 of Malabar and Cumbala Hill Division, Mumbai. admeasuring approx. 775.93 sq. mtrs. , including all structures.														