Annexure 3

Name of Corporate Debtor : Raheja Developers Limited- Project Raheja Revanta **Date of Commencemnt of CIRP : 8 June 2026** **(Version 3: Pursuant to claims received and updated as on 11 September 2026)**

Secured financial creditors (other than financial creditors belonging to any class of creditors)

Sl. No.	Name of creditor	Identification No.	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 admitted	Nature of claim	Amount covered by security interest	Amount covered by guarantee	Whether related party?	% of voting share in CoC, if applicable					
1	Edelweiss Asset Reconstruction Company Limited - Acting in its capacity as the Trustee of EARC Trust SC - 367		22-Jun-26	18,89,79,03,713	2,84,89,78,923	Secured	2,84,89,78,923	2,84,89,78,923	No	20.91%	-	-	16,04,89,24,790	-	The claim amount of INR 1,604,89,24,790 is not considered, as the same does not pertains to loan granted and utilized in Project Raheja Revanta. In this regard, it is relevant to note that no material information/details were furnished by the Claiment, which establishs that the remaining facilities form part of the debt of Project Raheja Revanta and the proceeds of the same were utilised in execution of the Project Raheja Revanta.
2	Punjab National Bank		05-Sep-26	5,85,83,55,542	-	Secured	-	-	No	-	-	-	-	5,85,83,55,542	Total Amount is Under Verification
Total				**24,75,62,59,255**	**2,84,89,78,923**		**2,84,89,78,923**	**2,84,89,78,923**		**0**	**-**	**-**	**16,04,89,24,790**	**5,85,83,55,542**	

Annexure - Security Interest	
Lender	**Security Interest**
Edelweiss Asset Reconstruction Company Limited	1. Pari passu chrge by way of equitable mortgage of the land together with all building and structural standing thereof, development rights, title and interest of the Borrower in the project being developed on the plot of land admeasuring 18.7213 acres at Sector 78, Gurgaon. 2. Pari Passu charge on all movable and current assets of teh Borrower pertaining to the Project,both present and future, including Project Receivables/Future receipts and all other amounts or preoceeds emanating from (i) insurance contracts, (ii) other documents relating to the Project etc. 3. Pari passu charge on Additional Floor Area Ratio (FAR) on GRIHA ("Additional Floor Space Index (FSI)") generating out of the Project and the Transferable Development Rights (TDR) purchased by Borrower for the Project, if any, until the same is consumed in the Project. 4. Pari passu charge/assignment on all the rights, title, interest, claims, benefits, demands and privileges under all Project Documents, both present and future, including any benefits arising thereon. 5. Exclusive charge on Escrow Account and the Debt Service Reserve account (DSRA), all monies credited/deposited therein all investments in respect thereof (in whatever form the same may be). 6. Pledge of 99.99% shares of Assertions thereon of the Borrower 2 held by Mr. Nayan Raheja, Mr. Navin M Raheja and Mr. Nirmal Raheja and the pledge of shares shall be cross collateralised with all the loans and financial assistance extended by the lender(s) group entities to borrow/affiliates of the Borrower. 7. Unconditional and irrevocable personal guarantee of Mr. Navin M Raheja, Mr. Nayan Raheja and Mr. Nirmal Raheja 8. Demand Prommisory Notes of the entire loan amount in favour of the lender