Name of the Corporate Debtor	Tarun Realtors Private Limited	Date of commencement of CIRP	20-07-2023	List of creditors as on:	16-10-2025

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

Amount in INR

S. No	Name of Creditor	Details of Claim received		Details of claims admitted							Amount of Contingent Claims	Amount of any mutual dues that may be set off	Amount of Claims not admitted	Amount of Claims under verification	Remarks, if any
		Date of receipt	Amount Claimed	Amt of Claim Admitted*	Nature of Claim	Amount covered by security interest	Amount covered by Guarantee	Whether Related Party?	% Voting Share in CoC						
1	Assets Care and Reconstruction Enterprise Limited	07-08-2023	3,39,19,42,496	3,39,19,42,496	Loan	Yes	No	No	71.25%		-	-	-	-	Refer Note 3 below
2	The Karur Vysya Bank Limited	08-08-2023	1,39,98,83,241	1,36,90,08,892	Loan	Yes	No	No	28.75%		-	-	3,08,74,348.69	-	Refer Note 3 below
			4,79,18,25,737	4,76,09,51,388					100.0%		-	-	3,08,74,348.69	-	

Notes:

1. Amounts admitted have been mentioned above basis available information and may be updated/ revised as per additional information received.
2. Refer tab 2(d) for security mapping.
3. Amount rounded off to the nearest Rupee

4 a. Standard Chartered Bank assigned its loan along with all rights title and interest to Assets Care and Reconstruction Enterprise Limited (Acting in its capactity as Trustee of ACRE-159 Trust) vide assignment agreement dated 10th June 2024

4 b. Fedbank Financial Services Limited assigned its loan along with all rights title and interest to Phoenix ARC Private Limited vide assignment agreement dated 5th April 2024.Thereafter, Phoenix ARC Private Limited (Trustee of Phoenix Trust FY 24-25) assigned its loan to Assets Care and Reconstruction Enterprise Limited vide assignment agreement dated 23rd October 2024

4 c. South Indian Bank assigned its loan along with all rights title and interest to Asset Reconstruction Company (India) Limited vide assignment agreement dated 28th September 2021

4d. Asset Reconstruction Company (India) Limited (ARCIL) has assigned its debt of Tarun Realtors Private Limited to Assets Care and Reconstruction Enterprise Limited (ACRE) vide assignment agreement dated 26 September 2025 executed btw ARCIL and ACRE