

Name of the Corporate Debtor	Tarun Realtors Private Limited	Date of commencement of CIRP	20-Jul-23	List of creditors as on:	20-11-2025
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List of Operational creditors (Other than workmen and Employees and Government dues)

Sl No	Name of Creditor	Details of Claim received		Details of claims admitted							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, if applicable	Amount of Contingent Claims				
1	Aditya Birla Fashion and Retail Ltd	08-08-2023	57,89,347	-	Interest Free Security Deposited as per terms of Letter of Intent/Agreement along with Interest	-	-	No	NA	-	-	-	57,89,347	
2	Bangalore Protech Controls Pvt. Ltd.	07-08-2023	13,42,843	13,33,930	O/s dues for the services rendered along with interest	-	-	No	NA	-	-	8,913	-	
3	M/s Mallikarjun Associates Bangalore	07-08-2023	89,89,605	1	O/s dues for the services rendered along with interest	-	-	No	NA	-	-	89,89,604	-	
4	Otis Elevator Co (India) Ltd.	08-08-2023	2,64,90,531	-	O/s dues for the services rendered along with interest	-	-	No	NA	-	-	-	2,64,90,531	
5	Vedant Fashions Limited (VFL)	08-08-2023	12,31,796	12,31,796	Interest Free Security Deposited as per terms of Letter of Intent/Agreement	-	-	No	NA	-	-	-	-	
6	Bangalore 'Dor-Tech' Pvt Ltd	12-08-2023	15,38,066	1	O/s dues for the services rendered along with interest	-	-	No	NA	-	-	15,38,065	-	
7	PVR Inox Limited (Formerly PVR Limited)	01-11-2023	20,55,76,193	-	Interest Free Security Deposited as per terms of Letter of Intent/Agreement and dues for expenditure incurred along with interest	-	-	No	NA	-	-	-	20,55,76,193	
8	Ashish Interbuild Private Limited	09-10-2023	3,24,49,038	1,21,09,861	O/s dues for the services rendered along with interest	-	-	No	NA	-	-	2,03,39,177	-	
9	Wohr Parking Systems Private Limited	14-11-2023	1,45,05,246	-	O/s dues for the services rendered along with interest	-	-	No	NA	-	-	-	1,45,05,246	
10	Ace Enviro Tech Private Limited	15-11-2023	6,15,89,344	4,14,55,163	O/s dues for the services rendered along with interest	-	-	No	NA	-	-	1,33,73,336	67,60,845	
11	NSA Chambers	01-02-2025	14,07,948	10,00,002	O/s dues for providing legal services	-	-	No	NA	-	-	4,07,946	-	
12	Bentel Associates Realty Design Consultants Private Limited	08-04-2025	58,63,865	-	O/s dues for the services rendered along with interest	-	-	No	NA	-	-	-	58,63,865	
13	Pioneer Property Zone Services Pvt. Ltd	29-04-2025	41,97,205	-	O/s dues for the services rendered along with interest	-	-	No	NA	-	-	-	41,97,205	
14	Bhupesh Kumar Jain	12-08-2025	17,46,687	-	Interest Free Security Deposited as per terms of Letter of Intent	-	-	No	NA	-	-	-	17,46,687	
15	Marks and Spencer Reliance India Pvt Ltd.	29-09-2025	15,21,786	-	Interest Free Security Deposited as per terms of Letter of Intent	-	-	No	NA	-	-	-	15,21,786	
			37,42,39,501	5,71,30,754		-	-			-	-	4,46,57,041	27,24,51,705	

Exchange rate used for foreign currency: 1USD= INR 82.08 as on insolvency commencement date i.e. 20 July 2023, order received on 25 July, 2023

**Notes:**

1. Amount rounded off to the nearest Rupee

2. Amounts above are under verification for want of information. The same can only be conclusively verified subsequent to verification from the book of accounts of the corporate debtor. Additionally, communications have also been sent to the respective claimants seeking additional information/ clarifications

3. \* Previously, the amounts were provisionally admitted by the IRP, the Resolution Professional appointed vide order dated December 9, 2024 has recategorized/renamed as under verification.

4a.\*Owing to the pending litigation and contingency of the liability of the Corporate Debtor, the claim submitted by Mallikarjun is considered as a 'Contingent Claim' and admitted at a notional value of INR 1/- .

4b.\*Owing to the pending litigation and contingency of the liability of the Corporate Debtor, the claim submitted by Bangalore Dor Tech is considered as a 'Contingent Claim' and admitted at a notional value of INR 1/- .