

Rashmi Housing Private Limited
Under Corporate Insolvency Resolution Process

List of Financial Creditors as on March 14, 2019.

Sr. No.	Name of the Claimant	Count	Claim Amount	Verified Amount	%
1	Central Bank of India	1	515,039,964	515,039,964	34.58%
2	Essel Finance Advisors and Managers LLP	1	269,515,736	268,547,443	18.03%
3	Bank of Maharashtra	1	181,886,177	181,647,678	12.20%
4	NavkarNivesh Pvt. Ltd.	1	134,708,000	134,708,000	9.05%
5	NavkarNivesh Pvt. Ltd.	1	52,569,000	52,569,000	3.53%
6	Oriental Bank of Commerce	1	29,680,728	29,526,308	1.98%
7	Hasmukh C.Sheth	1	16,843,115	16,123,333	1.08%
8	Union Bank of India	1	13,689,248	13,611,365	0.91%
9	Laxmichand B. Shah	1	12,346,667	12,346,667	0.83%
10	Bharat T.Chheda	1	12,346,667	12,346,667	0.83%
11	Kruti P.Shah	1	10,641,742	10,098,132	0.68%
12	Pankajkumar K. Shah	1	7,350,454	6,942,467	0.47%
13	RestriteEngg. Co. Pvt. Ltd.	1	6,768,165	6,038,333	0.41%
14	Mitesh M. Sanghavi	1	6,636,859	6,380,332	0.43%
15	Mundra Enterprises Pvt. Ltd.	1	6,213,704	4,037,168	0.27%
16	Amit International Ltd.	1	5,000,000	5,000,000	0.34%
17	Salim S.Charolia	1	4,774,240	4,557,707	0.31%
18	Ketan V. Wadiwala	1	3,800,000	3,800,000	0.26%
19	T.G.Thankachan	1	2,298,421	2,264,908	0.15%
20	J.P.Housing Development Corporation	1	1,690,015	1,665,373	0.11%
21	Lilawati Devi Ladha	1	1,596,000	1,588,907	0.11%
22	Deepa Hitesh Mehta	1	1,585,000	1,500,000	0.10%
23	Kumari Thankachan	1	1,081,609	1,065,838	0.07%
24	Mansi Mohan Joshi	1	681,250	678,750	0.05%
25	Rakesh Ramesh Modi	1	676,005	666,148	0.04%
26	Supriya Rakesh Modi	1	676,005	666,148	0.04%
27	Kajari Modi	1	540,804	532,919	0.04%
28	Vaishali Refrigeration Service	1	436,000	422,267	0.03%
29	Sukhiben K. Patel	1	436,000	422,267	0.03%
30	Jagdish Prasad Singh	1	270,401	266,458	0.02%
31	T.T.George	1	270,401	266,458	0.02%
32	Ajay Vijay Associates	1	135,200	133,229	0.01%
33	Kamaladevi Kankani	1	47,468	42,900	0.00%
34	Home Buyers	79	209,910,274	193,755,019	13.01%
	Total	112	1,512,141,319	1,489,258,153	100.00%

C.P.

Rashmi Housing Private Limited

Note: Related parties have submitted claims as Financial Creditors amounting to INR 922,481,534.
However, they have not provided requisite supporting documents for us to verify the claims.

List of Home Buyers as on March 14, 2019

Sr. No.	Name of the Claimant	Claim Amount	Principal	Interest	Verified Amount
1	Urvi Paresh Mundrai & Asha Jayesh Gajariya	1,550,000	1,550,000	364,844	1,914,844
2	Vijyaben Pragji Pawani	2,650,000	2,650,000	701,052	3,351,052
3	Mufaddal Dhorajiwala	1,550,000	1,000,000	450,241	1,450,241
4	Shashikant B Gupta & Shivkant B Gupta	771,101	220,000	551,101	771,101
5	Manoj Shah	750,000	750,000	0.00	750,000
6	Devraj Gowda	2,415,000	2,415,000	209,890	2,624,890
7	Ramakant Yadav	3,920,000	3,920,000	337,894	4,257,894
8	Kantilal Jain	19,976,407	15,065,057	0.00	15,065,057
9	Rachana Mehta	2,151,622	2,151,622	0.00	2,151,622
10	Primevision Realty LLP	56,070,000	56,070,000	12,810,161	68,880,161
11	Hiten Tripathi & Pooja Tripathi	1,804,663	1,424,664	36,844	1,461,508
12	Bhavana Jain	884,683	824,000	40,455	864,455
13	Vandana Jain	1,640,025	1,528,000	74,684	1,602,684
14	Sakshi Jain	841,479	784,000	38,319	822,319
15	Gaurav Jain	1,295,888	1,207,000	59,259	1,266,259
16	Nirmala Jain	705,384	657,000	32,256	689,256
17	Vivek Jain	831,600	831,600	12,918	844,518
18	Madhusudan Paul & Banani Paul	6,120,000	5,548,000	569,423	6,117,423
19	Priya Paul	5,782,200	5,782,200	1,167,688	6,949,888
20	Balachandra Hanchate	2,320,000	2,320,000	0.00	2,320,000
21	Rina Rose Nursery	4,700,000	4,681,134	0.00	4,681,134
22	Gaurav Sharma	870,000	850,000	229,079	1,079,079
23	Samira Rokadia	2,208,000	2,208,000	508,664	2,716,664
24	Ankit Sanghvi	51,000	51,000	6,986	57,986
25	Izhar Faridi	1,000,000	1,000,000	473,428	1,473,428
26	Grace Sebastian & Koolipurackal Sebastain	1,871,535	1,289,750	581,785	1,871,535
27	Kishore Sankhe	2,200,000	2,200,000	507,266	2,707,266
28	Shamshad Khan	2,050,000	2,050,000	449,530	2,499,530
29	Kanji Akhai Chamaria	825,000	825,000	245,888	1,070,888
30	Jaffer Suriya	49,000	49,000	2,449	51,449
31	Karshan V. Khodbhaya	51,000	51,000	6,442	57,442
32	Ramchandra Pandey	985,830	949,716	22,873	972,589

Rashmi Housing Private Limited

Sr. No.	Name of the Claimant	Claim Amount	Principal	Interest	Verified Amount
33	Sharat Shetty	5,276,000	1,100,000	138,170	1,238,170
34	Shabzad K Chaudhary	5,100,000	5,100,000	846,181	5,946,181
35	Devswarup Ojha & Padmini M. Bhatt	576,000	576,000	1,894	577,894
36	Dhawal Raja	2,510,000	2,510,000	667,974	3,177,974
37	Mangesh Chavan & Mansi Chavan	1,021,000	1,000,000	22,685	1,022,685
38	Savita Singh & Abhaynarayan Singh	2,275,000	2,275,000	84,257	2,359,257
39	Nargis Shaikh	2,102,500	2,017,795	0.00	2,017,795
40	Shivaji Kundalik Kohle	670,824	562,740	0.00	562,740
41	Chandrakant Salgaonkar	670,824	562,740	0.00	562,740
42	Nishikant K. Kadam	670,824	562,740	0.00	562,740
43	Kunal Bhimrao Ghadge	670,824	562,740	0.00	562,740
44	Bharti Bhimrao Ghadge	670,824	562,740	0.00	562,740
45	Sanjay Baliram Gharat	670,824	562,740	0.00	562,740
46	Sambhaji Shripati Patil	670,824	562,740	0.00	562,740
47	Janardan Nathu Shendye	670,824	562,740	0.00	562,740
48	Shripad Yadwadkar	670,824	562,740	0.00	562,740
49	Sachin Narayan Tatkare	670,824	562,740	0.00	562,740
50	Govind DhondiParab	1,740,000	1,740,000	314,275	2,054,275
51	Premji Kanji Chouhan	1,584,500	1,584,500	589,803	2,174,303
52	PantnagarSneh Deep CHS Ltd	19,670,784	0.00	0.00	0.00
53	Brijesh Shukla	973,000	973,000	206,422	1,179,422
54	Veena Lenka	1,000,000	1,000,000	468,124	1,468,124
55	Arunlal R. Jain	51,000	0.00	0.00	0.00
56	Dhiraj J. Hivare	3,402,334	3,402,334	738,425	4,140,759
57	Sudhakar Vinayak Potdar	670,824	562,740	0.00	562,740
58	Devidas Nannajkar	670,824	562,740	0.00	562,740
59	Pradip Hivlekar	670,824	562,740	0.00	562,740
60	Sandesh Sangurdekar	50,000	50,000	21,041	71,041
61	Sanjay S Parab	750,000	0.00	0.00	0.00
62	Irfan Rozaldi Sidhiki	25,000	25,000	1,474	26,474
63	Prakash Hivlekar	670,824	562,740	0.00	562,740
64	Vijay Jadhav	200,000	200,000	2,236	202,236
65	Susabai Laxman Gadade	79,985	79,985	20,706	100,691
66	Amit Kumar	2,500,000	2,500,000	377,753	2,877,753
67	Amreshkumar Gupta	2,600,000	1,700,000	32,110	1,732,110

B.P.

Rashmi Housing Private Limited

Sr. No.	Name of the Claimant	Claim Amount	Principal	Interest	Verified Amount
68	Majula P Chedda	100,000	100,000	70,115	170,115
69	Dimple Sunil Modi	100,000	100,000	70,115	170,115
70	Gokul Patil	3,800,000	3,800,000	823,255	4,623,255
71	Ashwin P. Patel	610,597	0.00	0.00	0.00
72	Bhupendra Bhimani	625,597	0.00	0.00	0.00
73	Balkrushan R. Gueav	610,597	0.00	0.00	0.00
74	Hamid Abdullah Shaikh	1,526,500	0.00	0.00	0.00
75	Karia Rajbali Yadav	600,000	0.00	0.00	0.00
76	Manoj Takhatmal Jain	1,997,185	0.00	0.00	0.00
77	Laxman Jivan Babar	300,000	300,000	82,126	382,126
78	Mayank Lodha	4,769,742	4,769,742	0	4,769,742
79	Hemali Samir Shah	1,100,000	0.00	0.00	0.00
	Total	209,910,274	167,684,459	26,070,560	193,755,019

Note: As per the regulation 16A(7) of the CIRP Regulations, the interest has been computed @8% per annum for home buyers unless a higher rate of interest has been agreed to between the parties.

List of Operational Creditors as on March 14, 2019

Sr. No.	Name of the Claimant	Claim Amount	Verified Amount
1	Buildbeast Construction	38,521,500	0.00
2	Kunal Enterprise	30,553,092	30,553,092
3	Jay Enterprises	22,726,597	11,332,111
4	En Çon	20,178,144	0.00
5	Abhinav Grani Ceramics Pvt Ltd	18,854,193	18,854,192
6	Matoshree Realty	13,602,574	13,602,574
7	Shah Gattani Consultants	13,258,489	10,409,334
8	Shree Nirmal Corporation	12,986,491	11,930,934
9	Ganesh Enterprises	10,700,000	0.00
10	Rashmi Garden CHS Ltd (E - I)	8,754,774	629,774
11	Piyush Enterprises	6,662,098	0.00
12	Indotex Marketing	6,371,350	6,371,350
13	R. D. Timber Co.	5,374,546	5,374,546
14	Dhanol Infraproject Pvt. Ltd.	5,306,759	5,211,181
15	Balaji Build Mat	4,706,777	4,706,777
16	Indotex Painting Solutions	4,141,528	4,141,528
17	Brush Skill India / Evergreen Interiors	3,857,185	1,225,536
18	Meera Alu Tech.	3,604,867	3,604,867
19	Neha Enterprise	3,164,612	0.00
20	Sharda Associates	2,780,864	359,500
21	Hari Shankar Steels & Marketing	2,662,817	991,733

Rashmi Housing Private Limited

Sr. No.	Name of the Claimant	Claim Amount	Verified Amount
22	Ganga Construction	2,640,000	0.00
23	Shri Ram Trading Co. / Kalburgi Cement Pvt Ltd / Gujarat Siddhi cement Pvt Ltd / JSW Cement Ltd / Krishna Enterprises	2,206,197	0.00
24	Classic Developers	2,058,330	2,058,330
25	Sureshkumar P Singh	2,016,404	2,016,404
26	Rashmi Regency	1,775,707	124,242
27	Pritesh K Purohit	1,693,786	1,693,789
28	Jones Lang LaSalle Property Consultants (India) Pvt Ltd	1,650,000	1,650,000
29	Vistra ITCL (India) Limited	1,554,821	1,552,184
30	Rashmi Construction	1,486,571	1,485,264
31	Global Advertiser	1,452,375	0.00
32	Amit Enterprise	1,314,919	961,538
33	KM Water Supply	1,158,017	365,550
34	Rashmi Garden (Evershine) CHS Ltd (A-G)	930,019	930,019
35	Ajmera Investment Co	878,164	878,164
36	Rashmi Garden Phase-2 Building No. A & B	867,071	0.00
37	Prabhat Enterprises	860,657	808,893
38	Shabnam Water Proofing Co.	855,000	855,000
39	S.B Associate	826,000	826,000
40	Multiline Communications	722,760	722,760
41	Sab softech	604,000	604,000
42	Fostan Fire Services	531,170	531,170
43	Kunal Aluminium & Glass	455,348	455,348
44	Nilesh Enterprises	419,873	419,873
45	Siddhi Enterprise	377,577	377,577
46	Arsan Enterprise	376,766	376,766
47	Marconi Elevator Company	325,680	325,680
48	Bharat Shah & Co.	292,260	292,260
49	Shree Laxmi Eletric & Hardware Stores	285,237	285,237
50	Kish Corporate Services India Pvt Ltd	281,923	281,923
51	Harshita Enterprise	260,138	0.00
52	Sunjeet Communications Pvt. Ltd	248,354	167,629
53	Mira Plywood	240,385	240,385
54	S.R.Electricals	236,325	236,325
55	Jay Enterprises	234,876	230,878
56	Narayani Enterprises	213,538	0.00
57	Vandana Light	208,917	208,917
58	Rashmi Classic (J wing)	186,690	0.00
59	Shakti Enterprise	178,547	178,547

Rashmi Housing Private Limited

Sr. No.	Name of the Claimant	Claim Amount	Verified Amount
60	Yashwant Park CHS Ltd	167,404	167,404
61	Rajdhani Transport	154,467	22,500
62	Tarunant Plypower	146,528	91,580
63	Mrs. Sahabunisa Barkat Ali Khan	116,500	116,500
64	Om Sai Security & Facility Services	109,858	109,858
65	Arise Architect	91,000	0.00
66	Creative Animation Studio	90,860	90,860
67	Rashmi Classic G-H-I	85,571	85,571
68	Mahadev Air Cool Services	74,517	74,517
69	Mahadev Services	61,336	61,336
70	Bharuka Property Consultants	59,000	59,000
71	GTS Transport Service Private Limited	50,000	50,000
72	Rashmi Hill View CHS Ltd	45,157	45,157
73	Ajay Kumar Interior Decorators	40,095	40,095
74	Shivam Jumbo Xerox & Stationery	20,563	20,563
75	Multiline Solutions	16,579	16,579
	Total	273,003,094	152,491,201

Operational Creditors - Statutory Dues

Sr. No.	Name of the Claimant	Claim Amount	Verified Amount
1	Department of Sales Tax	475,690,301	0.00
2	Income Tax Department - Thane	118,431,630	21,682,267
3	Income Tax Department - Thane (TDS)	10,257,778	10,043,268
	Total	604,379,709	31,725,535

List of Employees and Workmen Claims as on March 14, 2019

Sr. No.	Name of the Claimant	Designation	Claim Amount	Verified Amount
1	Navneet Shukla	Employee	99,285	99,285
2	Suresh Ramteke	Employee	86,542	86,542
3	Sanjay Ghosalkar	Employee	86,542	86,542
4	Neelam Dubey	Employee	61,290	61,290
5	Swapnil Pagare	Employee	61,290	61,290
6	Putul Jaiswal	Employee	56,387	56,387
7	Ranjeet Nachare	Employee	55,406	55,406
8	Popat Khadabade	Employee	49,032	49,032
9	Pradip Mukherjee	Employee	47,316	47,316
10	Gollalappa Biradar	Employee	46,090	46,090
11	Rupali Patil	Employee	45,355	45,355



Rashmi Housing Private Limited

Sr. No.	Name of the Claimant	Designation	Claim Amount	Verified Amount
12	Vipin Pandey	Employee	44,335	44,335
13	Akir Hussain	Employee	44,129	44,129
14	Rajeev Giri	Employee	43,733	43,733
15	Ramesh Shinde	Employee	41,729	41,729
16	Amol Mali	Employee	41,729	41,729
17	Vaishali Nangre	Employee	36,774	36,774
18	Prachi Chougule	Employee	36,774	36,774
19	Dashrath Tiwari	Employee	36,774	36,774
20	Abhishek Mishra	Employee	34,839	34,839
21	Narayan Iyer	Employee	33,097	33,097
22	Pradeep Pangal	Employee	32,602	32,602
23	Randhir Singh	Employee	32,050	32,050
24	Umesh Paswan	Employee	30,114	30,114
25	Masiar Sardar	Employee	29,032	29,032
26	Gautam Mukherjee	Employee	28,052	28,052
27	Manoharlal Sutar	Employee	24,968	24,968
28	Ravi Jacob Sampatrao	Employee	24,677	24,677
29	Shivkant Tiwari	Employee	20,886	20,886
30	Dagadu Kodag	Employee	20,076	20,076
31	Amita Gharat	Employee	15,750	15,750
32	Jaypal Singh Rathod	Employee	15,481	15,481
33	Devnath Dubey	Employee	9,529	9,529
34	Sarita Choudhary	Employee	8,219	8,219
35	Shweta Mishra	Employee	4,065	4,065
36	Ajit Shah	Employee	61,290	61,290
37	Pawan Gangwal	Employee	37,143	37,143
38	Jitendra Chhotalal Mer	Employee	36,774	36,374
	Total		1,519,156	1,518,756

Note: Directors have submitted claims as Employees amounting to INR 11,550,966. However, they have not provided requisite supporting documents for us to verify the claims.

osp.

Security Interest Details:

Sr. No.	Name of the Financial Creditor	Security Interest
1.	India Asset Growth Fund acting through its Investment Manager viz. Essel Finance Advisors and Managers LLP	<p>1. Exclusive first ranking security interest by way of registered mortgage of the development right pursuant to the Development Agreements in relation to the following land set out in sub clauses 1.1 to 1.4 below and the inventories – Pink City and the undivided interest in the land with respect to the inventories – Pink City and all the estates, right, title, interest, property, claim and demand whatsoever of the project Pink City created by the Corporate Debtor in favour of IL&FS Trust Company Limited acting as debenture trustee of the benefit of Essel Finance Advisors and Managers LLP. The aforesaid security has an estimated value of INR 288mn (Rupees Two Hundred Eighty-Eight Million) as on 31st March 2018:</p> <p>1.1 All those pieces and parcels of land along with the building constructed/being constructed thereon i.e. Building Types A,B,C,D,E,F,G,F,I and J bearing Old survey No. 276, New Survey No. 301, Hissa No. 1, 2,4,5 and 6 admeasuring approximately 57.8704 acres (5787.04 Square meters) out of 110 acres (11,000 square meters, (Building Types A,B,C,D,E,F,G,H,I and J particularly detained in part E of schedule 1 to the DTD), situated at village Juchandra, Taluka Vasai and District Thane within the limits of the Vasai Virar City Municipal Corporation and in the limits of the sub-Registration Vasai, Thane.</p> <p>1.2 All those pieces and parcels of land along with the building constructed/being constructed thereon i.e. Building Type J bearing Old Survey No. 277, New Survey No. 304, Hissa No. 1 admeasuring 1.94 acres (194 square meters) out of 55.60 acres (5560 square meters) (Building Type J particularly detailed in Part E of schedule 1 to the DTD) situated at village Juchandra, Taluka Vasai and District Thane within the limits of the Vasai Virar City Municipal Corporation and in the limits of the sub-Registration Vasai, Thane.</p> <p>1.3 All those pieces and parcels of land along with the building constructed/being constructed</p>



Sr. No.	Name of the Financial Creditor	Security Interest
		<p>thereon i.e. Building Types V and W bearing Old survey No.278, New Survey No.305, Hiss No. 8 admeasuring 9.80 acres (980 Square meters) out of 34.30 acres (3430 Square meters) situated at village Juchandra, Taluka Vasai and District Thane within the limits of the Vasai Virar City Municipal Corporation and in the limits of the sub-Registration Vasai, Thane.</p> <p>1.4 All those pieces and parcels of land along with the building constructed/being constructed thereon i.e. Building Types O,P,Q,R and U bearing Old Survey No.279, New Survey No. 306, Hiss No. 3A, 3C, 4P and 5P admeasuring 34.21 acres (3421 Square meters), out of 69.80 acres (6980 Square meters) (Building Type O and P particularly detailed in part F of schedule 1 To DTD Building Type Q and R particularly detailed in part G of schedule I to the DTD, and Building Type Particularly detailed in part H of schedule 1 to the DTS) situated at village Juchandra, Taluka Vasai and District Thane within the limits of the Vasai Virar City Municipal Corporation and in the limits of the sub-Registration Vasai, Thane.</p> <p>2. Exclusive first ranking security interest by way of registered mortgage on freehold lands being the piece and parcel of land bearing Old Survey No. 420, New Survey No. 116 Hiss No. 6 area admeasuring 19.5 Ares equivalent to 1950 square meters, situated, lying and being at revenue village Navghar (Bhayander), Taluka & District – Thane, within the limits of Mira Bhayander Municipal Corporation and the Registration District and sub-District of Thane, created by Mr. Hemendra Bosmiya together with the inventories – Signature and the undivided interest in the land with respect and to the Inventories- Signature and all the estate, right, title, interest, property, claim and demand whatsoever of the Project Signature created by Mr. Hemendra Bosmiya. Proprietor of M/s Rashmi Properties in favour of the Applicant No.2 acting as debenture trustee for the benefit of Application No. 1. The estimated value of the property as on 31st March,2018 is INR 211mn (Rupees Two Hundred Eleven Million Only)</p>



Sr. No.	Name of the Financial Creditor	Security Interest
		<p>3. Exclusive first ranking Security Interest by way of change on the right, title, interest, claim and benefit in movable assets, of the project- Pink City, Escrow Accounts including all cash flows and Project Receivables of the Company arising from the Project- Pink City and/or under any sale or other agreements executed by the Company in relation to the sale and/or disposal of any part of the Project- Pink City, including any Units or other premises developed therein, all monies and deposits, including, fixed deposits of any monies of the Company, any and all Insurance claims and proceeds or claims under any indemnities and warranties, whether presently in existence acquired hereafter created by the Corporate debtor in favour of the Applicant No. 2 acting as debenture trustee for the benefit value of Rs 2,10,00,000 (Rupees Two Crore Ten Lakhs Only)as on March 31st 2018.</p> <p>4. Exclusive first ranking Security Interest by way of change on the right, title, interest, claim and benefit in the movable assets, of the Project-Signature, Escrow Accounts, including all cash flow and project Receivables of Mr. Hemendra Bosmiya Proprietor of M/s Rashmi Properties arising from the Project-Signature and/or under any sale or other agreements executed by the Company in relation to the sale and/or disposal of any part of the Project-Signature and/or the inventories-Signature, including any Units or other premises developed therein, all monies and deposit, including fixed deposits of any monies of Mr. Hemendra Bosmiya Proprietor of M/s Rashmi Properties any and all insurance claim and proceeds or claim under any indemnities and warranties, whether presently in existence or acquired hereafter created by Mr. Hemendra Bosmiya Properties in favour of the Applicant No. 2 acting as debenture trustee for the benefit of applicant no.1 having an estimated value of Rs. 3,90,00,000/- (Rs. Three Crores Ninety Lakhs Only) as on 31st March,2018</p> <p>5. Pledge of 76.142% of total paid-up equity share capital of the Corporate debtor on fully diluted basis by the pledges (as listed in table below) in favour of the Vistra IITCL (India) Limited, acting as debenture trustee for the benefit of Financial Creditor</p>



Sr. No.	Name of the Financial Creditor	Security Interest	
		Sr. No.	Name of the Pledgor
		1	Yogesh Pranjivan Bosmiya
		2	Hemendra Pranjivan Bosmiya
		3	Megha Ashok Bosmiya
		4	Rashmi Deepak Bosmiya
		5	Ashok Pranjivan Bosmiya
		6	Jyoti Yogesh Bosmiya
		7	Pranjivan Jagjivandas Bosmiya
		8	Deepak Pranjivan Bosmiya
		<p>Nominal value of pledged shares is Rs 14,48,54,500/- (Rupees Fourteen Crores Forty-Eight Lakhs Fifty-Four Thousand Five Hundred Only). Copy Pledge Agreement dated 26th October 2015</p> <p>6. Personal guarantee of Mr. Yogesh Bosmiya, Mr. Ashok Bosmiya and Mr. Hemendra Bosmiya, Directors of the Corporate Debtor to jointly and severally make payment of such amount forming the Debenture Outstanding (as defined under clause 1.20 of Schedule 3 of DTD) or part thereof. Estimate value of guarantees is Rs 24,48,00,000/- (Rupees Twenty-Four Crores Forty-Eight Lakhs Only)</p>	
2.	Central Bank of India	<p>1. Exclusive Hypothecation Charge on Project Assets Finance out of Bank Loan (Work in Process)</p> <p>2. Registered Mortgage of Project Land & Building (Rashmi Classic Heights), Value as on January 4, 2013 was INR 74.15 Crores as per Valuation Report Submitted by Rachana Valuers & Surveyor.</p> <p>3. Assignment of Project Receivables by way of Charge on the ESCROW Account.</p> <p>4. Personal Guarantee of - Mr. Yogesh Bosmiya, Mr. Hemendra Bosmiya, Mr. Ashok Bosmiya</p> <p>Collateral Security: Nil</p>	
3.	Bank of Maharashtra	<p>Primary: Regd. Mortgage of Land and Building to be constructed under Redevelopment Project on plot of land situated at the village Majiwada Vartaknagar, Bearing Survey No. 209, Hissa No.2, 3 & 5 City Survey No. 209, having area of about 910.35 Sq. Mtrs. at</p>	

Rashmi Housing Private Limited

Sr. No.	Name of the Financial Creditor	Security Interest
		<p>Majiwada, Vartak Nagar, Taluka & Dist- Thane along with construction thereon of saleable area of 45,350 sq.ft.s where the borrowing Company has development rights.</p> <p>Collateral: Regd. Mortgage of residential and commercial flats and shops at various places as mentioned below having Market Value of INR 1,415.68 Lakh. Details of Collateral Security offered by the Company are as follows:</p> <ol style="list-style-type: none"> 1. Charge on Residential Flat No. C/102, C/602, C/702, E/105, E/305, G/103, D/002 to 003, E/001 To 006, F/001 To 002, G/001 to 002 and A/102 Rashmi Evershine Garden, Evershine Nagar, Vasai (East) having total 19 Flats admeasuring carpet area together is of 14,200 sq. ft. worth INR 568.00 Lakh. 2. Charge on Commercial Shop No: G/005, G/006, G/007 & G/008 at ground floor, Rashmi Evershine Nagar, Vasai (East) having carpet area admeasuring together is of 1,582 sq. ft. worth INR 126.56 Lakh. 3. Charge On Residential Flat No.- E/001, F/005, F/105, F/202, F/203, F/205, F/302, F/402, F/602, F/603, F/604, G/601, G/603, H/205, H/304, H/305, H/405, H/605 And I/403 at various floor, Rashmi Garden, Manvelpada Road, Virar (East) having total carpet area together is of 16,025 sq. ft. worth INR 721.12 Lakh.
4.	Oriental Bank of Commerce	<ol style="list-style-type: none"> 1. Equitable Mortgage of the Office Premises No. 601, 602 and 603 at 6th Floor, Classic Pentagon, Western Express Highway, Opposite Bisleri Factory, Andheri East, Mumbai - 400099 valued at INR 719.00 Lakhs (MV) and INR 647.00 Lakhs (RV) 2. Pledge of CDR having no. 52703031031908 worth INR 15.00 Lakhs issue date 30.03.2015 @ 8.25% Rate of Interest having Maturity Date 30.03.2020 and Maturiy Value INR 22,56,396 3. Personal Guarantee of - Mr. Yogesh Bosmiya, Mr. Hemendra Bosmiya, Mr. Ashok Bosmiya
5.	Navkar Nivesh Private Limited	Collateral Security : 26 Residential Flat in project Rashmi Pink City, Wing K Flat No. K/001, K/002, K/003, K/004, K/104, K/201, K/202, K204, K/301,



Rashmi Housing Private Limited

Sr. No.	Name of the Financial Creditor	Security Interest
		K/302, K/303, K/304, K/401, K/402, K/403, K/404 & L/001, L/004, L/201, L/301, L/303, L/304, L/401, L402, L/403, L/404 in the name of Rashmi Housing Private Limited
6.	Navkar Nivesh Private Limited	Collateral Security: 9 Residential Flat in project Rashmi Snehdeep, Ghatkopar (E) WING B Flat No.301, 302, 401, 402, 1002, 1201, 1202, 1301, 1302 the name of Rashmi Housing Private Limited.

Om Prakash Agrawal

Om Prakash Agrawal
Resolution Professional

Rashmi Housing Private Limited

(Under Corporate Insolvency Resolution Process)

Registration No.: IBBI/IPA-001/IP-P00201/2017-18/10444



Date: April 17, 2019

Place: Mumbai