

Nitya Realtech Private Limited
List of Class of Creditors (Real Estate Allottees) as on 17.08.2026

S No	Name	Unit No.	Unit Size	Date of Allotment	Estimated Date of possession	Actual Date of Possession	Delay Period Covered by Agreement				Delay Period Covered in RERA Order			Penalty @ Rs. 5 Per Sq ft (per month)	Interest @ 7.15%+1% (per annum)	Assured Returns from date of booking upto the date of offer of possession			Principal Amount/ Total Amount paid	Total Amount Claimed	Total Amount admitted	Voting Share	Name of IP as AR	
							From	To	Delay in number of Days	Delay in number of Months	From	To	Delay in number of days			Allotment Date	Date of Offer of Possession	Amount of Assured Return						
1	Meetali Sahay	S-207	1010	16-07-2021	03-09-2021	03-09-2021	NA	NA	-	-	NA	NA	-	-	-	-	-	-	28,66,662	30,10,000	28,66,662	0.1716%	Parmod Kumar Gupta	
2	Manoj Kumar Mishra and Anju Mishra	S-910	1010	19-05-2018	01-12-2019	NA	01-12-2019	04-08-2022	977	32.56666667	NA	NA	-	1,64,462	-	May-18	Aug-20	1,96,000	20,91,252	20,28,697	24,51,714	0.1468%	Parmod Kumar Gupta	
3	Vijay Gupta and Neetu Gupta	R-305	1405	18-04-2017	17-04-2019	29-06-2021	17-04-2019	29-06-2021	804	26.8	NA	NA	-	1,88,270	-	-	-	-	35,25,000	75,08,863	37,13,270	0.2223%	Parmod Kumar Gupta	
4	Sandip Kumar	S-604	1010	27-06-2017	26-06-2019	22-06-2022	26-06-2019	22-06-2022	1,092	36.4	NA	NA	-	1,83,820	-	-	-	-	26,27,751	72,33,768	28,11,571	0.1683%	Parmod Kumar Gupta	
5	Sunny Arora/Shweta Goel	S-002	1010	13-07-2017	12-07-2019	04-12-2021	12-07-2019	04-12-2021	876	29.20	NA	NA	-	1,47,460	-	-	-	-	26,39,093	47,62,435	27,86,553	0.1668%	Parmod Kumar Gupta	
6	Amit Gupta	R-508	1405	03-03-2017	02-03-2019	25-11-2021	02-03-2019	25-11-2021	999	33.3	NA	NA	-	2,33,933	-	-	-	-	37,93,500	41,44,738	40,27,433	0.2411%	Parmod Kumar Gupta	
7	Darwan Rathour	S-1205	1010	22-01-2018	01-12-2019	04-01-2022	01-12-2019	04-01-2022	765	25.5	NA	NA	-	1,28,775	-	-	-	-	26,46,200	43,86,341	27,74,975	0.1661%	Parmod Kumar Gupta	
8	Manoj Sharma and Deepa Sharma	R-703	1395	04-11-2017	01-12-2019	16-01-2022	01-12-2019	16-01-2022	777	25.9	NA	NA	-	1,80,653	-	-	-	-	34,17,749	57,17,745	35,98,402	0.2154%	Parmod Kumar Gupta	
9	Jiwan Singh	S-1204	1405	22-01-2018	01-12-2019	04-08-2022	01-12-2019	04-08-2022	977	32.56666667	NA	NA	-	2,28,781	-	-	-	-	25,13,891	43,86,341	27,42,672	0.1642%	Parmod Kumar Gupta	
10	Vikram Singh Dasila	L1-301	1341	15-05-2019	01-12-2019	NA	01-12-2019	04-08-2022	977	32.56666667	01-01-2020	04-08-2022	761	-	5,73,120	-	-	-	33,26,640	41,74,323	38,99,760	0.2334%	Aishwarya Mohan Gahrana	
11	Manish Kumar Anand	R-801	1405	20-04-2018	01-12-2019	29-06-2021	01-12-2019	29-06-2021	576	19.2	NA	NA	-	1,34,880	-	-	-	-	37,55,007	59,22,044	38,89,887	0.2328%	Parmod Kumar Gupta	
12	Amit Kumar Gupta & Sapna Gupta	S-507	1010	06-06-2013	01-01-2016	08-10-2020	01-01-2016	30-04-2016	120	4	01-05-2016	08-10-2020	1,621	20,200	11,32,324	-	-	-	30,85,550	37,20,920	42,38,074	0.2537%	Parmod Kumar Gupta	
13	Harendra Singh & Babita Bhati	S-505	1010	09-06-2017	08-06-2019	07-07-2021	08-06-2019	07-07-2021	760	25.33333333	NA	NA	-	1,27,933	-	-	-	-	25,33,345	28,67,485	26,61,278	0.1593%	Parmod Kumar Gupta	
14	Bhupender Kumar	S-1201	1010	27-05-2017	26-05-2019	18-06-2021	26-05-2019	18-06-2021	754	25.13333333	NA	NA	-	1,26,923	-	-	-	-	27,10,447	28,16,156	28,37,370	0.1698%	Parmod Kumar Gupta	
15	Ved Prakash/ Reena Thakur	S-502	1010	20-06-2017	19-06-2019	10-10-2021	19-06-2019	10-10-2021	844	28.13333333	NA	NA	-	1,42,073	-	-	-	-	26,85,655	27,41,356	28,27,728	0.1693%	Parmod Kumar Gupta	
16	Vivek Kumar	L1-1204	1341	25-06-2019	01-12-2019	NA	01-12-2019	04-08-2022	977	32.56666667	NA	NA	-	2,18,360	-	-	-	-	30,17,858	51,83,777	32,36,218	0.1937%	Aishwarya Mohan Gahrana	
17	Prithavi Singh & Mukesh Kumari	L1-502	1341	08-07-2013	01-12-2015	NA	01-12-2015	04-08-2022	2,438	81.26666667	NA	NA	-	5,44,893	-	-	-	-	37,95,691	1,09,39,444	43,40,584	0.2598%	Parmod Kumar Gupta	
18	CK Singh	R-208	1405	22-05-2018	01-12-2019	25-11-2021	01-12-2019	25-11-2021	725	24.16666667	NA	NA	-	1,69,771	-	May-18	Nov-21	4,30,000.00	37,55,007	6,02,290	43,54,778	0.2607%	Self- C K Singh	
19	Amit Kumar and Vinit Kumar	S-1008	1010	10-03-2018	01-12-2019	11-01-2022	01-12-2019	11-01-2022	772	25.73333333	NA	NA	-	1,29,953	-	-	-	-	27,47,627	45,27,612	28,77,580	0.1722%	Parmod Kumar Gupta	
20	Praveen Srivastava and Rekha Srivastava	R-602	1395	22-07-2019	01-12-2019	19-07-2021	01-12-2019	19-07-2021	596	19.86666667	NA	NA	-	1,38,570	-	-	-	-	40,52,139	53,99,533	41,90,709	0.2508%	Parmod Kumar Gupta	
21	Prabhat Chaudhary	S-004	1010	18-03-2017	17-03-2019	27-08-2021	17-03-2019	27-08-2021	894	29.8	NA	NA	-	1,50,490	-	-	-	-	29,00,035	34,69,449	30,50,525	0.1826%	Parmod Kumar Gupta	
22	Paramjeet Singh	R-1205	1405	07-05-2019	01-12-2019	NA	01-12-2019	04-08-2022	977	32.56666667	26-09-2020	04-08-2022	677	-	4,77,458	-	-	-	31,15,236	44,96,000	35,92,694	0.2151%	Aishwarya Mohan Gahrana	
23	Alpna Sharma	L1-203	1341	05-10-2017	01-12-2019	04-08-2022	01-12-2019	04-08-2022	977	32.56666667	NA	NA	-	2,18,360	-	-	-	-	34,19,550	44,86,938	36,37,910	0.2178%	Parmod Kumar Gupta	
24	Ajai K Misra and Shubail Shukla	S-103	1010	06-06-2017	05-06-2019	21-08-2020	05-06-2019	21-08-2020	443	14.77	NA	NA	-	74,572	-	-	-	-	26,62,915	43,91,284	27,37,487	0.1639%	Parmod Kumar Gupta	
25	Sandip Mathur, Deepanshu Mathur and Hitesh Mathur	S-1302	1010	14-09-2020	13-09-2022	19-05-2021	13-09-2022	19-05-2021	NA	NA	NA	NA	-	-	-	-	-	-	25,71,428	32,50,000	25,71,428	0.1539%	Parmod Kumar Gupta	
26	Surinder Singh and Asha Singh	S-504	1010	14-06-2017	13-06-2019	21-01-2022	13-06-2019	21-01-2022	953	31.77	NA	NA	-	1,60,422	-	-	-	-	26,51,247	34,34,000	28,11,669	0.1683%	Parmod Kumar Gupta	
27	Nagendra Kumar & Rakhi Das	S-1303	1010	10-04-2018	01-12-2019	29-06-2021	01-12-2019	29-06-2021	576	19.20	NA	NA	-	96,960	-	-	-	-	27,42,211	31,24,940	28,39,171	0.1699%	Parmod Kumar Gupta	
28	Ashish Awasthi and Arti Awasthi	R-207	1395	05-05-2018	01-12-2019	07-10-2021	01-12-2019	07-10-2021	676	22.53	NA	NA	-	1,57,170	-	-	-	-	37,52,222	41,64,709	39,09,392	0.2340%	Parmod Kumar Gupta	
29	Narendra Kumar & Pushpendra	S-008	1010	18-03-2017	17-03-2019	27-08-2021	17-03-2019	27-08-2021	894	29.80	NA	NA	-	1,50,490	-	-	-	-	29,39,027	32,24,802	30,89,517	0.1849%	Parmod Kumar Gupta	
30	Satpal Taank and Meena	R-007	1395	04-11-2017	01-12-2019	10-04-2022	01-12-2019	10-04-2022	861	28.70	NA	NA	-	2,00,183	-	-	-	-	34,87,501	49,99,884	36,87,684	0.2207%	Parmod Kumar Gupta	

Nitya Realtech Private Limited
List of Class of Creditors (Real Estate Allottees) as on 17.08.2026

No	Name	Unit No.	Unit Size	Date of Allotment	Estimated Date of possession	Actual Date of Possession	Delay Period Covered by Agreement				Delay Period Covered in RERA Order			Penalty @ Rs. 5 Per Sq. ft (per month)	Interest @ 7.15%+1% (per annum)	Assured Returns from date of booking upto the date of offer of possession			Principal Amount/ Total Amount paid	Total Amount Claimed	Total Amount admitted	Voting Share	Name of IP as AR
							From	To	Delay in number of Days	Delay in number of Months	From	To	Delay in number of days			Allotment Date	Date of Offer of Possession	Amount of Assured Return					
31	Sushil Kumar Singh and Sadhna Singh	R-702	1395	14-04-2018	01-12-2019	20-09-2021	01-12-2019	20-09-2021	659	21.97	NA	NA	-	1,53,218	-	-	-	-	37,70,042	53,30,359	39,23,260	0.2348%	Pramod Kumar Gupta
32	Sanjeev Kumar & Mamta Devi	R-503	1395	09-06-2017	08-06-2019	15-10-2021	08-06-2019	29-06-2021	752	25.07	NA	NA	-	1,74,840	-	-	-	-	34,42,664	50,58,526	36,17,504	0.2165%	Pramod Kumar Gupta
33	Manju Rani	S-001	1010	10-02-2018	01-12-2019	05-01-2022	01-12-2019	05-01-2022	766	25.53	NA	NA	-	1,28,943	-	-	-	-	26,41,150	31,28,278	27,70,093	0.1658%	Pramod Kumar Gupta
34	Sayed Asif Iqbal/Nikhat Jahan	R-901	1405	27-04-2018	01-12-2019	10-11-2020	01-12-2019	10-11-2020	345	11.50	NA	NA	-	80,788	-	-	-	-	37,84,314	41,72,850	38,65,102	0.2314%	Pramod Kumar Gupta
35	Krishan Kumar Tyagi/Sunita Tyagi	S-1005	1010	09-03-2018	01-12-2019	12-06-2021	01-12-2019	12-06-2021	559	18.63	NA	NA	-	94,098	-	-	-	-	27,04,447	30,77,205	27,98,545	0.1675%	Pramod Kumar Gupta
36	Rajiv Kumar Sikka	L1-303	1341	04-07-2015	01-12-2016	04-08-2022	01-12-2016	04-08-2022	2,072	69.07	NA	NA	-	4,63,092	-	-	-	-	33,63,285	38,84,927	38,26,377	0.2290%	
37	Praveen Kumar Mishra & Poonam Mishra	S-1009	1010	25-05-2013	01-12-2015	29-06-2021	01-12-2015	29-06-2021	2,037	67.90	NA	NA	-	3,42,895	-	-	-	-	28,60,522	35,47,216	32,03,417	0.1918%	Pramod Kumar Gupta
38	Rakesh Kumar & Radha Sahni	S-1101	1010	16-10-2013	01-12-2015	07-07-2021	01-12-2015	07-07-2021	2,045	68.17	NA	NA	-	3,44,242	-	-	-	-	31,58,270	38,12,684	35,02,512	0.2097%	Pramod Kumar Gupta
39	Sanjay Sharma	S-010	1010	25-08-2017	01-12-2019	12-07-2021	01-12-2019	12-07-2021	589	19.63	NA	NA	-	99,148	-	-	-	-	25,75,500	34,69,291	26,74,648	0.1601%	Pramod Kumar Gupta
40	Ved Pal Singh	S-904	1010	25-03-2017	24-03-2019	15-01-2022	24-03-2019	15-01-2022	1,028	34.27	NA	NA	-	1,73,047	-	-	-	-	27,26,864	34,68,000	28,99,911	0.1736%	Pramod Kumar Gupta
41	Ajay Kumar Singh/ Anuradha Rani	S-609	1010	26-02-2018	01-12-2019	24-06-2021	01-12-2019	24-06-2021	571	19.03	NA	NA	-	96,118	-	-	-	-	26,43,506	30,92,620	27,39,624	0.1640%	Pramod Kumar Gupta
42	Shashi Sharma & Hari Shankar Sharma	R-002	1395	19-03-2018	01-12-2019	19-09-2021	01-12-2019	19-09-2021	658	21.93	NA	NA	-	1,52,985	-	-	-	-	39,61,890	47,96,615	41,14,875	0.2463%	Pramod Kumar Gupta
43	Sunakshi Narula & Ishant Narula	R-001	1405	02-09-2017	01-12-2019	22-01-2022	01-12-2019	22-01-2022	783	26.10	NA	NA	-	1,83,353	-	-	-	-	35,60,347	49,48,123	37,43,700	0.2241%	Pramod Kumar Gupta
44	Nand Kishore Srivastava	S-208	1010	23-01-2016	22-01-2018	24-01-2022	22-01-2018	24-01-2022	1,463	48.77	NA	NA	-	2,46,272	-	-	-	-	29,03,750	55,40,057	31,50,022	0.1886%	Pramod Kumar Gupta
45	Ankit Gupta & Ashwani Kumar Gupta	S-308	1010	18-07-2013	01-12-2015	04-08-2022	01-12-2015	04-08-2022	2,438	81.27	NA	NA	-	4,10,397	-	-	-	-	32,06,750	38,10,250	36,17,147	0.2165%	Mentioned Ashwini Kumar Gupta
46	Dharmender Singh Negi and Usha Negi	R-603	1395	28-04-2018	01-12-2019	12-07-2021	01-12-2019	12-07-2021	589	19.63	NA	NA	-	1,36,943		Apr-18	Nov-20	3,20,000.00	37,16,463	46,56,030	41,73,406	0.2498%	Pramod Kumar Gupta
47	Sunil Kumar	R-403	1395	15-09-2017	01-12-2019	15-07-2021	01-12-2019	15-07-2021	592	19.73	NA	NA	-	1,37,640	-	-	-	-	34,80,008	36,13,334	36,17,648	0.2165%	Pramod Kumar Gupta
48	Ratan Sen Chaudhary	R-405	1405	03-04-2018	01-12-2019	31-07-2022	Not Provided	Not Provided	-	-	01-01-2020	31-07-2022	757	-	6,16,813	-	-	-	35,99,174	44,06,591	42,15,987	0.2524%	Aishwarya Mohan Gahrana
49	Amit Kumar & Anamika Kumari	R-402	1395	13-09-2017	01-12-2019	15-10-2021	01-12-2019	15-10-2021	684	22.80	NA	NA	-	1,59,030	-	-	-	-	37,31,625	38,85,075	38,90,655	0.2329%	Pramod Kumar Gupta
50	Hari Kishore Singh & Smrita Singh	S-1210	1010	24-03-2018	01-12-2019	29-06-2021	01-12-2019	29-06-2021	576	19.20	NA	NA	-	96,960	-	-	-	-	27,30,173	38,96,655	28,27,133	0.1692%	Pramod Kumar Gupta
51	Abhishake Shukla and Anamika Shukla	R-607	1395	01-05-2019	30-04-2021	29-06-2021	30-04-2021	29-06-2021	60	2.00	NA	NA	-	13,950	-	-	-	-	37,85,506	67,06,707	37,99,456	0.2274%	Abhishake Shukla
52	Reshmi Singh	R-502	1395	30-10-2017	01-12-2019	10-08-2022	01-12-2019	10-08-2022	983	32.77	NA	NA	-	2,28,548	-	-	-	-	34,31,700	38,76,964	36,60,248	0.2191%	Pramod Kumar Gupta
53	Mohit Upadhyay/ Ranjana Sharma	R-707	1395	30-10-2018	01-12-2019	21-12-2021	01-12-2019	21-12-2021	751	25.03	NA	NA	-	1,74,608	-	-	-	-	37,82,466	41,57,098	39,57,074	0.2369%	Mohit Upadhyay
54	Vipin Tyagi & Meena Tyagi	R-104	1405	22-09-2021	21-09-2023	23-12-2021	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	27,04,761	28,40,000	27,04,761	0.1619%	Pramod Kumar Gupta
55	Urmila Tyagi & Shyam Sunder Tyagi	S-005	1010	13-01-2017	01-12-2017	15-03-2021	01-12-2017	15-03-2021	1,200	40.00	NA	NA	-	2,02,000	-	-	-	-	33,80,352	34,20,341	35,82,352	0.2144%	Pramod Kumar Gupta
56	Pawan Kumar/ Prabha	R-006	1395	16-05-2018	01-12-2019	23-07-2022	01-12-2019	23-07-2022	965	32.17	NA	NA	-	2,24,363	-	May-18	Nov-20	3,10,000	37,79,567	48,12,815	43,13,930	0.2582%	Pramod Kumar Gupta
57	Govind Ballabh Tyagi	S-809	1010	03-07-2021	02-07-2023	03-08-2021	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	25,00,000	25,00,000	25,00,000	0.1496%	Pramod Kumar Gupta
58	Anuradha Agarwal and Pankaj Kumar Agarwal	S-203	1010	10-06-2017	09-06-2019	14-05-2022	09-06-2019	14-05-2022	1,070	35.67	NA	NA	-	1,80,117	-	-	-	-	25,50,000	30,88,242	27,30,117	0.1634%	Pramod Kumar Gupta
59	DR. Amit Mishra	R-003	1395	19-02-2018	01-12-2019	27-07-2022	01-12-2019	27-07-2022	969	32.30	NA	NA	-	2,25,293	-	-	-	-	30,91,122	35,87,290	33,16,415	0.1985%	Pramod Kumar Gupta
60	Ravinder Rai and Priyanka Rai	R-501	1405	20-04-2018	01-12-2019	02-02-2022	01-12-2019	02-02-2022	794	26.47	NA	NA	-	1,85,928	-	-	-	-	38,26,034	42,97,895	40,11,962	0.2401%	Pramod Kumar Gupta
61	Kapil Dev Sharma	S-401	1010	27-09-2014	01-06-2016	04-08-2022	02-06-2016	30-06-2016	28	0.93	01-07-2016	24-03-2020	1,362	4,713	7,69,122	-	-	-	24,94,382	40,91,622	32,68,217	0.1956%	Pramod Kumar Gupta

Nitya Realtech Private Limited
List of Class of Creditors (Real Estate Allottees) as on 17.08.2026

S No	Name	Unit No.	Unit Size	Date of Allotment	Estimated Date of possession	Actual Date of Possession	Delay Period Covered by Agreement				Delay Period Covered in RERA Order			Penalty @ Rs. 5 Per Sq.ft (per month)	Interest @ 7.15%+1% (per annum)	Assured Returns from date of booking upto the date of offer of possession			Principal Amount/ Total Amount paid	Total Amount Claimed	Total Amount admitted	Voting Share	Name of IP as AR
							From	To	Delay in number of Days	Delay in number of Months	From	To	Delay in number of days			Allotment Date	Date of Offer of Possession	Amount of Assured Return					
62	Kamal Sharma and Manju Sharma	S-808	1010	08-11-2019	01-12-2019	01-11-2021	01-12-2019	01-11-2021	701	23.37	NA	NA	-	1,18,002	-	-	-	-	24,04,760	29,13,996	25,22,762	0.1510%	Pramod Kumar Gupta
63	Pitamber Dutt Kala /Anjulee Kala	S-501	1010	01-06-2013	01-12-2015	05-12-2021	01-12-2015	05-12-2021	2,196	73.20	NA	NA	-	3,69,660	-	-	-	-	29,86,570	38,23,089	33,56,230	0.2009%	Pramod Kumar Gupta
64	Rajesh Ranjan & Shweta Ranjan	S-406	1010	09-01-2014	01-12-2015	01-01-2022	01-12-2015	01-01-2022	2,223	74.10	NA	NA	-	3,74,205	-	-	-	-	29,99,700	65,62,785	33,73,905	0.2020%	Pramod Kumar Gupta
65	ANOOP SINGH and SHAKTI SINGH	S-1306	1010	25-04-2018	01-12-2019	27-01-2022	01-12-2019	27-01-2022	788	26.27	NA	NA	-	1,32,647	-	-	-	-	20,03,657	27,55,240	21,36,304	0.1279%	Pramod Kumar Gupta
66	Mohammad Shahid	R-1002	1395	20-09-2019	01-12-2019	04-08-2022	01-12-2019	04-08-2022	977	32.57	NA	NA	-	2,27,153	-	-	-	-	32,97,071	53,06,826	35,24,224	0.2110%	Pramod Kumar Gupta
67	Prem Shankar Yadav/ Meena Yadav	S-503	1010	01-06-2013	01-12-2015	25-11-2021	01-12-2015	25-11-2021	2,186	72.87	NA	NA	-	3,67,977	-	-	-	-	29,86,570	38,23,089	33,54,547	0.2008%	Pramod Kumar Gupta
68	Shyam Sundar Prasad	R-906	1395	27-12-2014	01-06-2016	04-08-2022	01-06-2016	04-08-2022	2,255	75.17	NA	NA	-	5,24,288	-	-	-	-	33,34,342	55,78,056	38,58,630	0.2310%	Pramod Kumar Gupta
69	Vinay Kumar Rai and Sandhya Rai	R-301	1405	21-04-2018	01-12-2019	15-01-2022	01-12-2019	15-01-2022	776	25.87	NA	NA	-	1,81,713	-	-	-	-	38,12,291	59,22,044	39,94,004	0.2391%	Pramod Kumar Gupta
70	Deepak Tewari	R-1201	1405	28-04-2018	01-12-2019	29-06-2021	01-12-2019	29-06-2021	576	19.20	NA	NA	-	1,34,880	-	-	-	-	37,88,956	67,29,804	39,23,836	0.2349%	Pramod Kumar Gupta
71	Deepak Sharma/Seema Sharma	L1-701	1341	27-10-2017	01-12-2019	04-08-2022	01-12-2019	04-08-2022	977	32.57	NA	NA	-	2,18,360	-	-	-	-	31,18,496	31,18,322	33,36,856	0.1997%	Pramod Kumar Gupta
72	Subir Chatterjee & Runa Chatterjee	R-605	1405	06-05-2013	01-12-2015	12-10-2022	01-12-2015	12-10-2022	2,507	83.57	NA	NA	-	5,87,056	-	-	-	-	37,57,431	92,84,658	43,44,487	0.2601%	Pramod Kumar Gupta
73	Beena Thakur	S-906	1010	04-09-2013	01-12-2015	05-03-2021	01-12-2015	05-03-2021	1,921	64.03	NA	NA	-	3,23,368	-	-	-	-	29,59,300	32,62,300	32,82,668	0.1965%	Pramod Kumar Gupta
74	Deepak Kumar Goel	L1-702	1341	21-01-2014	01-12-2015	04-08-2022	01-12-2015	30-06-2016	212	7.07	01-07-2016	04-08-2022	2,040	47,382	29,58,747	-	-	-	38,37,682	64,06,526	68,43,811	0.4097%	Sunil Tiwari
75	Rupendra Kumar/ Kavita Rani	S-305	1010	02-08-2017	01-08-2019	09-10-2020	01-08-2019	09-10-2020	435	14.50	NA	NA	-	73,225	-	-	-	-	25,00,000	32,40,382	25,73,225	0.1540%	Pramod Kumar Gupta
76	Shekhar Singh	S-408	1010	16-10-2017	01-12-2019	15-01-2022	01-12-2019	15-01-2022	776	25.87	NA	NA	-	1,30,627	-	-	-	-	25,65,400	33,62,004	26,96,027	0.1614%	Pramod Kumar Gupta
78	Ashish Maheshwari and Aarti Maheshwari	R-808	1405	18-06-2013	01-12-2015	04-08-2022	01-12-2015	04-08-2022	2,438	81.27	NA	NA	-	5,70,898	-	-	-	-	33,16,138	39,48,528	38,87,036	0.2327%	Pramod Kumar Gupta
79	OM Sudha	S-1308	1010	14-05-2014	01-06-2016	04-08-2022	01-06-2016	04-08-2022	2,255	75.17	NA	NA	-	3,79,592	-	-	-	-	33,55,422	37,24,072	37,35,014	0.2236%	Pramod Kumar Gupta
80	Nitesh Kumar Sharma	L1-104	1341	23-12-2019	01-12-2019	04-08-2022	01-12-2019	04-08-2022	977	32.57	NA	NA	-	2,18,360	-	-	-	-	35,12,146	32,07,855	37,30,506	0.2233%	Sanyam Goel
81	Shailendra Singh & Preeti Banina	R-1008	1405	25-05-2013	01-12-2015	05-02-2021	01-12-2015	05-02-2021	1,893	63.10	NA	NA	-	4,43,278	-	-	-	-	41,16,650	50,71,022	45,59,928	0.2729%	Pramod Kumar Gupta
82	Ramesh Kumar Ahuja & Akshay Ahuja	S-209	1010	18-07-2013	01-12-2015	04-08-2022	01-12-2015	04-08-2022	2,438	81.27	NA	NA	-	4,10,397	-	-	-	-	33,10,982	81,75,520	37,21,379	0.2228%	Sanyam Goel
83	Anuj Verma	S-403	1010	21-06-2017	01-03-2018	20-01-2022	01-03-2018	20-01-2022	1,421	47.37	NA	NA	-	2,39,202	-	-	-	-	25,50,000	40,94,629	27,89,202	0.1670%	Pramod Kumar Gupta
84	Dhananjay Choubey & Shobika Soni	R-902	1395	18-11-2019	01-12-2019	08-01-2022	01-12-2019	08-01-2022	769	25.63	NA	NA	-	1,78,793	-	-	-	-	36,53,571	38,36,250	38,32,364	0.2294%	
85	Nafees Ahmad & Shaheen Bano	S-409	1010	21-04-2018	01-12-2019	28-07-2021	01-12-2019	28-07-2021	605	20.17	NA	NA	-	1,01,842	-	-	-	-	27,42,377	35,00,919	28,44,219	0.1703%	Pramod Kumar Gupta
86	Vijay Shree & Pankaj Babu Sharma	R-205	1405	16-05-2018	31-12-2019	10-11-2020	31-12-2019	10-11-2020	315	10.50	NA	NA	-	73,763	-	-	-	-	18,68,202	38,24,272	19,41,965	0.1162%	Pramod Kumar Gupta
87	Anaya Singhal & Neera Vishwas	R-608	1405	27-05-2013	01-12-2015	14-01-2022	01-12-2015	14-01-2022	2,236	74.53	NA	NA	-	5,23,597	-	-	-	-	28,31,405	51,27,400	33,55,002	0.2008%	
88	Santosh Dasila	S-607	1010	08-05-2015	01-12-2016	06-04-2022	01-12-2016	06-04-2022	1,952	65.07	NA	NA	-	3,28,587	-	-	-	-	33,40,685	58,69,980	36,69,272	0.2196%	Pramod Kumar Gupta
89	Ankit Goel	S-508	1010	18-08-2015	17-08-2017	07-02-2022	17-08-2017	07-02-2022	1,635	54.50	NA	NA	-	2,75,225	-	-	-	-	32,00,951	82,28,742	34,76,176	0.2081%	Pramod Kumar Gupta
90	Saroj Kr. Sinha and Reena Sinha	S-605	1010	25-07-2013	01-12-2015	15-01-2022	01-12-2015	15-01-2022	2,237	74.57	NA	NA	-	3,76,562	-	-	-	-	30,09,800	77,52,148	33,86,362	0.2027%	Pramod Kumar Gupta
91	Akagra Tyagi & Priyanka Tyagi	R-504	1405	27-06-2018	01-12-2019	22-07-2022	01-12-2019	22-07-2022	964	32.13	NA	NA	-	2,25,737	-	-	-	-	32,29,290	40,27,654	34,55,027	0.2068%	Pramod Kumar Gupta
92	Vishal Sharma	R-005	1405	04-04-2017	03-04-2019	29-06-2021	03-04-2019	29-06-2021	818	27.27	NA	NA	-	1,91,548	-	-	-	-	35,10,518	52,44,925	37,02,066	0.2216%	Pramod Kumar Gupta
93	Prashant Verma	R-404	1405	26-08-2021	01-12-2015	29-06-2021	01-12-2015	29-06-2021	2,037	67.90	NA	NA	-	4,76,998	-	-	-	-	44,65,371	61,33,365	49,42,369	0.2958%	Pramod Kumar Gupta

Nitya Realtech Private Limited
List of Class of Creditors (Real Estate Allottees) as on 17.08.2026

S No	Name	Unit No.	Unit Size	Date of Allotment	Estimated Date of possession	Actual Date of Possession	Delay Period Covered by Agreement				Delay Period Covered in RERA Order			Penalty @ Rs. 5 Per Sq ft (per month)	Interest @ 7.15%+1% (per annum)	Assured Returns from date of booking upto the date of offer of possession			Principal Amount/ Total Amount paid	Total Amount Claimed	Total Amount admitted	Voting Share	Name of IP as AR
							From	To	Delay in number of Days	Delay in number of Months	From	To	Delay in number of days			Allotment Date	Date of Offer of Possession	Amount of Assured Return					
94	Harsh Kant	S-206	1010	22-04-2014	01-12-2015	29-06-2021	01-12-2015	29-06-2021	2,037	67.90	NA	NA	-	3,42,895	-	-	-	-	32,11,800	43,24,500	35,54,695	0.2128%	Pramod Kumar Gupta
95	Anjana Garg, Suresh Kumar Garg	S-201	1010	31-01-2014	01-12-2015	20-02-2021	01-12-2015	20-02-2021	1,908	63.60	NA	NA	-	3,21,180	-	-	-	-	33,59,463	65,72,105	36,80,643	0.2203%	Pramod Kumar Gupta
96	Bhoopender Kumar	S-602	1010	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	32,57,250	70,40,278	32,57,250	0.1950%	Pramod Kumar Gupta
97	Mithlesh Gupta	S-205	1010	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	30,80,500	49,78,978	30,80,500	0.1844%	Pramod Kumar Gupta
98	Karthik Sharma	S-1107	1010	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	29,59,236	61,52,548	29,59,236	0.1771%	Sanyam Goel
99	Neelam Singh and Keprasad Singh	S-407	1010	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	26,11,579	54,78,772	26,11,579	0.1563%	Pramod Kumar Gupta
100	Om Prakash Lodha	S-302	1010	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	32,26,950	35,00,000	32,26,950	0.1932%	Pramod Kumar Gupta
101	Murali Subramanian and Prabha Murali	S-1106	1010	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	29,59,300	58,30,569	29,59,300	0.1771%	Pramod Kumar Gupta
102	Rahul Gautam & Sandeep Kumar	S-1207	1010	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	30,58,280	41,55,000	30,58,280	0.1831%	Sanyam Goel
103	Rajendra Kumar Jaiswal	S-1208	1010	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	30,58,280	41,88,000	30,58,280	0.1831%	Sanyam Goel
104	Ashish Tyagi	S-801	1010	28-09-2020	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	26,45,237	31,27,500	26,45,237	0.1583%	Pramod Kumar Gupta
105	Kamlesh Rai & Manoj Kumar Rai	S-1110	1010	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	29,59,300	81,31,678	29,59,300	0.1771%	Pramod Kumar Gupta
106	D Ramakrishnan	R-1203	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	20,26,953	33,67,535	20,26,953	0.1213%	
107	D Ramakrishnan	R-1202	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	30,26,953	45,56,411	30,26,953	0.1812%	
108	Manorama Sharma & Fateh Chand Sharma	R-204	Not Provided	Not Provided	Not Provided	11-08-2021	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	31,20,022	34,13,595	31,20,022	0.1868%	Pramod Kumar Gupta
109	N K Srivastava & Suman Srivastava	R-701	1405	06-06-2019	Not Provided	29-06-2021	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	39,28,661	41,25,000	39,28,661	0.2352%	Pramod Kumar Gupta
110	Rajnish Kumar/ Aruna	S-006	1010	17-02-2017	Not Provided	26-01-2022	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	24,24,000	29,00,000	24,24,000	0.1451%	Pramod Kumar Gupta
111	Sudhir Kumar Bahamania	R-107	1395	10-09-2020	Not Provided	29-06-2021	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	34,91,337	51,74,500	34,91,337	0.2090%	Pramod Kumar Gupta
112	Reena Rani & Pawan Kumar	R-105	1405	20-06-2017	19-06-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	35,12,500	49,10,875	35,12,500	0.2103%	Pramod Kumar Gupta
113	Rajeev Kumar Tyagi	R-1001	1405	28-11-2013	01-12-2015	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	31,92,311	62,36,300	31,92,311	0.1911%	Pramod Kumar Gupta
114	Malti Gupta	S-210	1010	15-05-2013	01-12-2015	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	30,80,500	49,78,978	30,80,500	0.1844%	Pramod Kumar Gupta
115	Arjun Singh and Mamta	S-003	1010	17-05-2017	16-05-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	25,64,383	41,56,344	25,64,383	0.1535%	Pramod Kumar Gupta
116	Arvind Kumar	R-202	1395	27-07-2018	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	37,83,054	58,34,045	37,83,054	0.2264%	Pramod Kumar Gupta
117	Yasmin Khan & Yusuf Mansury	S-405	1010	13-09-2013	01-12-2015	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	26,52,022	50,37,289	26,52,022	0.1587%	Pramod Kumar Gupta
118	Aminesh Som and Arpana Som	R-407	1395	25-07-2018	24-07-2020	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	23,51,941	26,20,730	23,51,941	0.1408%	Pramod Kumar Gupta
119	Rohit Kumar and Neera	R-303	1395	27-07-2018	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	37,84,742	58,34,045	37,84,742	0.2265%	Pramod Kumar Gupta
120	Devendra Kumar Sharma & Amit Kumar Sharma	S-601	1010	04-12-2014	01-06-2016	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	30,90,865	57,63,716	30,90,865	0.1850%	Pramod Kumar Gupta
121	Prince Sethi/ Bhawna Sethi	S-902	1010	20-03-2015	01-12-2016	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	32,90,908	31,40,104	32,90,908	0.1970%	Pramod Kumar Gupta
122	Renu Tyagi & Akash Tyagi	S-1202	1010	16-10-2017	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	22,71,620	30,44,000	22,71,620	0.1360%	Pramod Kumar Gupta
123	Devendra Gosain	S-108	1010	06-04-2017	05-04-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	27,17,086	41,98,440	27,17,086	0.1626%	Pramod Kumar Gupta
124	Nishant Tyagi	S-1305	1010	07-10-2020	06-10-2022	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	27,41,429	28,78,500	27,41,429	0.1641%	Sanyam Goel

Nitya Realtech Private Limited
List of Class of Creditors (Real Estate Allottees) as on 17.08.2026

S No	Name	Unit No.	Unit Size	Date of Allotment	Estimated Date of possession	Actual Date of Possession	Delay Period Covered by Agreement				Delay Period Covered in RERA Order			Penalty @ Rs. 5 Per Sq ft (per month)	Interest @ 7.15%+1% (per annum)	Assured Returns from date of booking upto the date of offer of possession			Principal Amount/ Total Amount paid	Total Amount Claimed	Total Amount admitted	Voting Share	Name of IP as AR
							From	To	Delay in number of Days	Delay in number of Months	From	To	Delay in number of days			Allotment Date	Date of Offer of Possession	Amount of Assured Return					
125	Geeta Sharma/ Ghanshyam Sharma	S-110	1010	07-06-2017	06-06-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	25,71,633	57,07,015	25,71,633	0.1539%	Pramod Kumar Gupta
126	Subhransu Priyadarsini & Kingshuk Mukherji	S-1109	1010	24-10-2013	01-12-2015	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	32,56,240	35,26,660	32,56,240	0.1949%	Sanyam Goel
127	Rahul Kumar Singh	S-1307	1010	28-04-2017	27-04-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	25,25,000	55,16,000	25,25,000	0.1511%	Pramod Kumar Gupta
128	Raka Rajnigandha	S-1102	1010	22-08-2013	01-12-2015	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	32,56,240	35,26,660	32,56,240	0.1949%	Sanyam Goel
129	Subhash Chaurasia	L1-202	1341	12-05-2018	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	28,44,359	39,37,931	28,44,359	0.1703%	Pramod Kumar Gupta
130	Rajesh Kumar	R-1308	1405	20-07-2019	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	33,76,206	41,99,075	33,76,206	0.2021%	Aishwarya Mohan Gahrana
131	Kumar Prashant & Anubhuti Saxena	S-807	1010	03-06-2013	01-12-2015	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	29,29,000	50,64,206	29,29,000	0.1753%	Pramod Kumar Gupta
132	Harsh Kaushik	R-1107	1395	22-05-2019	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	28,50,000	1,00,16,817	28,50,000	0.1706%	Aishwarya Mohan Gahrana
132	Harsh Kaushik	R-1108	1405	22-05-2019	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	28,50,000		28,50,000	0.1706%	Aishwarya Mohan Gahrana
133	Lokesh Soni	R-1106	1395	12-09-2019	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	33,72,061	51,56,768	33,72,061	0.2018%	Aishwarya Mohan Gahrana
134	Poonam Jain & Atul Jain	S-706	1010	26-05-2014	01-12-2015	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	18,28,100	24,31,500	18,28,100	0.1094%	Ishan Jain
135	Poonam Jain & Atul Jain	S-707	1010	26-05-2014	01-12-2015	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	18,28,100	24,31,500	18,28,100	0.1094%	Ishan Jain
136	Kamal Singh & Gaurav Sharma	R-008	1405	27-12-2019	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	39,99,965	53,93,000	39,99,965	0.2394%	Pramod Kumar Gupta
137	Sushma Chandra & Alind Pratap Singh	R-401	1405	20-06-2013	01-12-2015	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	42,04,465	43,86,053	42,04,465	0.2517%	
138	Amit Tyagi	R-306	1395	25-11-2019	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	37,20,005	39,06,000	37,20,005	0.2227%	Pramod Kumar Gupta
139	Krishan Chander	R-1306	1395	29-11-2019	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	31,91,946	41,74,323	31,91,946	0.1911%	Aishwarya Mohan Gahrana
140	Sunita	R-1307	1395	29-11-2019	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	31,81,946	41,74,323	31,81,946	0.1905%	Aishwarya Mohan Gahrana
141	Dinesh Ojha	L1-1301	1341	22-05-2015	01-12-2016	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	32,40,122	54,45,191	32,40,122	0.1939%	Sanyam Goel
142	Biswambar Mishra	R-1104	1405	26-11-2019	01-12-2015	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	34,17,938	45,24,155	34,17,938	0.2046%	Aishwarya Mohan Gahrana
143	Arpan Madan	R-1003	1395	23-09-2019	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	42,17,681	45,09,392	42,17,681	0.2525%	Aishwarya Mohan Gahrana
144	Ajay Kumar & Sheo Shankar Prasad	R-203	1395	Not Provided	Not Provided	12-07-2021	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	33,78,341	41,46,730	33,78,341	0.2022%	Pramod Kumar Gupta
145	Ramroop Kushwaha	R-705	1405	17-12-2020	16-12-2022	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	34,95,242	Not found	34,95,242	0.2092%	Not found
146	Hemant Kumar Ghildiyal & Meenu	S-104	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	26,75,000	Not found	26,75,000	0.1601%	Sanyam Goel
147	Narendra Kumar & Priti Srivastava	L1-1004	1341	20-03-2015	01-12-2016	04-08-2022	01-12-2016	04-08-2022	2,072	69.07	NA	NA	-	4,63,092	-	-	-	-	19,00,000	93,24,710	23,63,092	0.1415%	Pramod Kumar Gupta
148	Vipin Kumar	L1-1001	1341	05-01-2016	04-01-2018	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	37,89,666	40,58,000	37,89,666	0.2268%	Sanyam Goel
149	Rajesh Garg	S-007	1010	12-08-2016	11-08-2018	12-08-2018	Not Applicable	Not Applicable	-	-	NA	NA	-	-	-	-	-	-	18,75,041	23,41,788	18,75,041	0.1122%	Pramod Kumar Gupta
150	Vijay Saini	R-1007	1395	09-12-2019	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	36,53,572	42,50,000	36,53,572	0.2187%	Pramod Kumar Gupta
151	Shakuntla Vashistha & Anil Kumar Vashistha	S-307	1010	25-07-2013	31-12-2014	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	21,04,840	27,74,840	21,04,840	0.1260%	-
152	Sunita Agarwal	S-704	1010	04-06-2015	31-12-2016	24-01-2022	31-12-2016	24-01-2022	1,850	61.67	NA	NA	-	3,11,417	-	-	-	-	29,18,900	32,18,900	32,30,317	0.1934%	Narender Agarwal
153	Chandra Shekhar Prasad	R-1305	1405	17-05-2019	31-12-2019	Not Provided	Not Provided	Not Provided	-	-	13-05-2019	04-08-2022	994	-	5,68,866	-	-	-	15,00,000	25,27,948	20,68,866	0.1238%	Aishwarya Mohan Gahrana
154	MOD Touch Infratech Pvt Ltd.	R-805	1405	12-01-2019	Not Provided	04-08-2022	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	32,67,875	32,01,543	32,67,875	0.1956%	Pramod Kumar Gupta

Nitya Realtech Private Limited
List of Class of Creditors (Real Estate Allottees) as on 17.08.2026

No	Name	Unit No.	Unit Size	Date of Allotment	Estimated Date of possession	Actual Date of Possession	Delay Period Covered by Agreement				Delay Period Covered in RERA Order			Penalty @ Rs. 5 Per Sq ft (per month)	Interest @ 7.15%+1% (per annum)	Assured Returns from date of booking upto the date of offer of possession			Principal Amount/ Total Amount paid	Total Amount Claimed	Total Amount admitted	Voting Share	Name of IP as AR
							From	To	Delay in number of Days	Delay in number of Months	From	To	Delay in number of days			Allotment Date	Date of Offer of Possession	Amount of Assured Return					
155	M/s. Associated Projects and Consultants	S-810	1010	24-07-2021	Not Provided	04-08-2022	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	28,27,996	28,27,995	28,27,996	0.1693%	Pramod Kumar Gupta
156	Jatin Wadhwa	S-703	1010	22-07-2020	Not Provided	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	23,19,899	23,19,899	23,19,899	0.1389%	Pramod Kumar Gupta
157	Krishan Prasad Sharma and Kamla Sharma	S-802	1010	20-09-2019	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	22,18,900	22,18,900	22,18,900	0.1328%	Pramod Kumar Gupta
158	Arun Kumar Saxena	R-103	1395	23-04-2019	01-12-2019	Not Provided	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	39,82,733	39,82,733	39,82,733	0.2384%	Aswaryawarman
159	Anand Mishra	R-806	1395	24-07-2021	Not Provided	04-08-2022	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	36,27,000	36,27,000	36,27,000	0.2171%	Pramod Kumar Gupta
160	Yashavi Dwivedi	S-510	1010	24-08-2021	Not Provided	04-08-2022	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	26,93,334	28,27,995	26,93,334	0.1612%	Pramod Kumar Gupta
161	Shubham Kumar	R-106	1395	24-08-2021	Not Provided	04-08-2022	Not Provided	Not Provided	-	-	NA	NA	-	-	-	-	-	-	37,20,000	39,05,999	37,20,000	0.2227%	Pramod Kumar Gupta
162	Rakesh Sharma	S-1104	1010	06-08-2013	31-12-2015	Not Provided	31-12-2015	04-08-2022	2,408	80.27	NA	NA	-	4,05,347	-	-	-	-	29,21,924	29,21,924	33,27,271	0.1992%	-
163	Sunil Kumar Srivastava	L1-102	1341	12-06-2018	31-12-2019	Not Provided	31-12-2019	04-08-2022	947	31.57	NA	NA	-	2,11,655	-	Jun-18	Jul-22	5,00,000	35,17,825	45,50,577	42,29,480	0.2532%	-
164	Mamta Sharma & Aman Kaushik	S-404	1010	12-01-2019	Not Provided	29-05-2022	-	-	-	-	NA	NA	-	-	-	-	-	-	36,22,834	34,98,000	36,22,834	0.2169%	Pramod Kumar Gupta
165	Kartavya Kaushik	S-309	1010	08-06-2013	31-12-2015	12-01-2022	31-12-2015	12-01-2022	2,204	73.47	NA	NA	-	3,71,007	-	-	-	-	32,69,177	31,36,050	36,40,184	0.2179%	Pramod Kumar Gupta
166	Ashish Kumar Srivastava	S-204	1010	17-07-2018	Not Provided	10-10-2020	-	-	-	-	NA	NA	-	-	-	-	-	-	26,85,282	1,11,017	26,85,282	0.1607%	-
167	Sanjay Kumar Srivastava and Meena Srivastava	R-706	1395	29-11-2013	31-12-2015	04-08-2022	31-12-2015	04-08-2022	2,408	80.27	NA	NA	-	5,59,883	-	-	-	-	19,99,030	26,12,816	25,58,913	0.1532%	Sanyam Goel
168	Sukhpal Singh/ Mrs. Rina	L1-403	1341	29-06-2017	29-06-2019	04-08-2022	29-06-2019	04-08-2022	1,132.00	37.73	NA	NA	-	253002	0	-	-	-	16,25,000	19,53,252	18,78,002	0.1124%	Pramod Kumar Gupta
169	Arun Raghav & Mamta Raghav	S-009	1010	28-08-2017	01-12-2019	12-07-2021	01-12-2019	12-07-2021	589.00	19.63	NA	NA	-	99148.333	0	-	-	-	26,00,000	58,84,073	26,99,148	0.1616%	Pramod Kumar Gupta
170	Harish Singh Bisht	L1-804	1341	12-02-2015	31-12-2016	04-08-2022	31-12-2016	04-08-2022	2042	68.07	NA	NA	-	4,56,387	-	-	-	-	39,77,108	56,00,000	44,33,495	0.2654%	Vinod K Singh
171	Amardeep Singh Batra	S-909	1010	21-04-2018	31-12-2019	12-07-2021	31-12-2019	12-07-2021	559	18.63	NA	NA	-	94,098	-	-	-	-	27,46,089	32,67,077	28,40,187	0.1700%	Pramod Kumar Gupta
172	Ravi Srivastava	R-102	1395	15-06-2017	14-06-2019	14-06-2019	14-06-2019	14-06-2019	0	0	NA	NA	-	0	-	-	-	-	29,26,543	34,52,625	29,26,543	0.1752%	Pramod Kumar Gupta
173	Nutan Srivastava & Manish Kumar Srivastava	R-307	1395	22-11-2019	31-12-2019	29-06-2021	31-12-2019	29-06-2021	546	18.2	NA	NA	-	1,26,945	-	-	-	-	39,52,370	41,50,000	40,79,315	0.2442%	Pramod Kumar Gupta
174	Aswani Malik/ Roopa	S-1010	1010	12-05-2018	31-12-2019	10-10-2020	31-12-2019	10-10-2020	284	9.47	NA	NA	-	47,807	-	-	-	-	27,16,350	77,522	27,64,157	0.1655%	-
175	Vinay Kumar Singhal	S-306	1010	29-06-2013	31-12-2015	27-11-2021	31-12-2015	27-11-2021	2158	71.93	NA	NA	-	3,63,263	-	-	-	-	21,04,840	21,84,595	24,68,103	0.1477%	Pramod Kumar Gupta
176	Ramesh Chand	R-101	1405	20-06-2017	19-06-2019	04-08-2022	19-06-2019	04-08-2022	1142	38.07	NA	NA	-	2,67,418	-	-	-	-	28,12,501	32,58,385	30,79,919	0.1844%	Pramod Kumar Gupta
177	Ajit Kumar & Poonam Devi	L1-404	1341	12-06-2018	31-12-2019	04-08-2022	31-12-2019	04-08-2022	947	31.57	NA	NA	-	2,11,655	-	-	-	-	32,48,266	54,13,503	34,59,921	0.2071%	Sanyam Goel
178	Ankit Gautam	R-1004	1405	23-09-2019	31-12-2019	04-08-2022	31-12-2019	04-08-2022	947	31.57	NA	NA	-	2,21,756	-	-	-	-	43,48,809	51,06,250	45,70,565	0.2736%	Pramod Kumar Gupta
179	Ajeet Kumar	L1-801	1341	04-01-2016	03-01-2018	04-08-2022	03-01-2018	04-08-2022	1674	55.8	NA	NA	-	3,74,139	-	-	-	-	25,34,566	43,55,038	29,08,705	0.1741%	Sanyam Goel
180	Ajeet Kumar	L1-903	1341	04-01-2016	03-01-2018	04-08-2022	03-01-2018	04-08-2022	1674	55.8	NA	NA	-	3,74,139	-	-	-	-	35,98,862	56,71,756	39,73,001	0.2378%	-
181	Sweeta Kumari	S-1203	1010	19-08-2017	19-08-2019	10-01-2022	20-08-2019	10-01-2022	874	29.13333333	NA	NA	-	1,47,123	-	-	-	-	25,50,249	Not found	26,97,372	0.1615%	-
182	Sangita Chakraborty/ Asim Chakraborty	R-308	1405	22-03-2018	31-12-2019	17-11-2021	31-12-2019	17-11-2021	687	22.9	NA	NA	-	1,60,873	-	-	-	-	38,19,449	44,31,876	39,80,322	0.2383%	Pramod Kumar Gupta
183	Arvind Chaudhary/ Puja Rani	S-610	1010	09-12-2015	08-12-2017	21-08-2020	08-12-2017	21-08-2020	987	32.9	NA	NA	-	1,66,145	-	-	-	-	33,38,560	87,34,841	35,04,705	0.2098%	Pramod Kumar Gupta
184	Rachana Tyagi	S-905	1010	10-07-2020	09-07-2022	01-11-2021	09-07-2022	01-11-2021	0	0	NA	NA	-	0	-	-	-	-	21,99,780	22,00,000	21,99,780	0.1317%	Pramod Kumar Gupta
185	Rinki Sharma/Prashant Sharma	S-106	1010	17-02-2017	17-02-2019	15-12-2021	17-02-2019	15-12-2021	1032	34.4	NA	NA	-	1,73,720	-	-	-	-	25,25,000	25,25,000	26,98,720	0.1615%	-
186	Poonam & Vineet Kumar	S-310	1010	16-07-2016	16-07-2018	29-10-2021	16-07-2018	29-10-2021	1201	40.03333333	NA	NA	-	2,02,168	-	-	-	-	27,40,000	-	29,42,168	0.1761%	Pramod Kumar Gupta
187	Naveen Chaudhary/Rashmi Chaudhary	S-608	1010	18-10-2015	17-10-2017	21-08-2020	17-10-2017	21-08-2020	1039	34.63333333	NA	NA	-	1,74,898	-	-	-	-	31,77,266	51,81,503	33,52,164	0.2007%	Pramod Kumar Gupta
188	Paltu Building Contrector C/o Paltu Shah	S-1301	1010	11-10-2019	11-10-2021	04-08-2022	11-10-2021	04-08-2022	297	9.9	NA	NA	-	49,995	-	-	-	-	17,52,375	17,00,000	18,02,370	0.1079%	Pramod Kumar Gupta
189	Jivan Singh	S-1204	1010	22-01-2018	31-12-2019	04-08-2022	31-12-2019	04-08-2022	947	31.56666667	NA	NA	-	1,59,412	-	-	-	-	25,13,891	43,86,341	26,73,303	0.1600%	Pramod Kumar Gupta
190	Deepika Sharma/Gaurav Sharma	R-108	1405	27-02-2019	31-12-2019	03-02-2020	31-12-2019	03-02-2020	34	1.133333333	NA	NA	-	7,962	-	-	-	-	36,85,788	40,74,500	36,93,750	0.2211%	Pramod Kumar Gupta
191	Mandeep Kaur	R-604	1405	14-10-2019	31-12-2019	18-03-2021	31-12-2019	18-03-2021	443	14.76666667	NA	NA	-	1,03,736	-	-	-	-	36,46,309	38,28,625	37,50,045	0.2245%	Pramod Kumar Gupta
192	Raj Pallavi/Ramesh	L1-1103	1341	18-05-2019	31-12-2019	04-08-2022	31-12-2019	04-08-2022	947	31.56666667	NA	NA	-	2,11,655	-	-	-	-	28,54,150	47,66,463	30,65,805	0.1835%	Pramod Kumar Gupta
193	Sanjeev Tyagi	L1-1202	1341	17-11-2015	16-11-2017	04-08-2022	16-11-2017	04-08-2022	1722	57.4	NA	NA	-	3,84,867	-	-	-	-	31,56,822	38,88,900	35,41,689	0.2120%	Pramod Kumar Gupta
194	Purushottam Tyagi /Mohit Kumar	R-803	1395	04-02-2020	03-02-2022	29-05-2022	03-02-2022	29-05-2022	115	3.833333333	NA	NA	-	26,738	-	-	-	-	36,20,346	45,61,650	36,47,084	0.2183%	Pramod Kumar Gupta
195	Shariq Ahmad/Fatima Anis	S-1108	1010	22-10-2013	31-12-2015	04-08-2022	31-12-2015	04-08-2022	2408	80.26666667	-	-	-	4,05,347	-	-	-	-	20,71,511	28,61,862	24,76,858	0.1483%	Pramod Kumar Gupta
196	Sajay Mohan Trikiha	R-302	1395	16-05-2018	15-05-2020	04-08-2022	15-05-2020	04-08-2022	811	27.03333333	NA	NA	-	1,88,558	-	-	-	-	37,88,668	47,14,206	39,77,226	0.2381%	Pramod Kumar Gupta
Total																					63,84,23,824	38.21%	

Notes:

- Please be advised that the claim admission is subject to the provisions of Regulation No. 14(1) and Regulation No. 14(2) of IBBI (CIRP) Regulations, 2016.
- Details of Claims of Financial Creditors is as follows:

Name of FC	Claim Amount	Voting share
Phoenix ARC Limited (Secured FC)	1,03,17,44,899	61.76%

Nitya Realtech Private Limited
List of Class of Creditors (Real Estate Allottees) as on 17.08.2026

S No	Name	Unit No.	Unit Size	Date of Allotment	Estimated Date of possession	Actual Date of Possession	Delay Period Covered by Agreement				Delay Period Covered in RERA Order			Penalty @ Rs. 5 Per Sq ft (per month)	Interest @ 7.15%+1% (per annum)	Assured Returns from date of booking upto the date of offer of possession			Principal Amount/ Total Amount paid	Total Amount Claimed	Total Amount admitted	Voting Share	Name of IP as AR
							From	To	Delay in number of Days	Delay in number of Months	From	To	Delay in number of days			Allotment Date	Date of Offer of Possession	Amount of Assured Return					
Class of Creditors				63,84,23,824	38.21%																		
Arun Kumar Pandey (Unsecured FC)				4,42,337	0.03%																		
Total				1,67,06,10,860	100.00%																		

- 3 In case of serial no. 10,12,22,48,61,74, 153 RERA Order is found, however in case of serial no. 10, 48, 74 above 184 days of Moratorium period as per RERA Order i.e. from 25/03/2020 to 25/09/2020 has been excluded while calculating the number of delays.
- 4 In case of serial no. 88 to 91 & 152 the claimant hasn't confirmed their date of actual possession, even after sending various reminders to them, hence the claim is admitted on the basis of possession date taken from resident details form found in their supporting documents.
- 5 In case of serial no. 92 to 95 the claimant hasn't confirmed their date of actual possession, even after sending various reminders to them, hence the claim is admitted on the basis of possession date taken from the date mentioned in letter of possession found in their supporting documents.
- 6 In case of serial no. 96 to 108, allotment letter is not found and the claimant hasn't confirmed their date of actual possession, even after sending various reminders to them, hence only the principal amount paid by the allottee has been admitted.
- 7 In case of serial no. 109 to 111, 154, 155, 156, 159, 160, 161,164, 169 estimated date of possession as per allotment letter is not found, even after sending various reminders to them, hence only the principal amount paid by the allottee has been admitted.
- 8 In case of serial no. 112 to 143, 148, 149 & 151, 157 date of possession has not been confirmed by the allottee, even after sending various reminders to them, hence only the principal amount paid by the allottee has been admitted.
- 9 In case of serial no. 144 & 150, allotment letter was not provided by the allottee, even after sending various reminders to them, hence only the principal amount paid by the allottee has been admitted.
- 10 In case of serial no. 145, 146 & 158, the allottee didn't mention any claim amount in the claim form, even after sending various reminders to them, hence only the principal amount paid by the allottee has been admitted.

NITYA REALTECH PRIVATE LIMITED

LIST OF OPERATIONAL CREDITORS WHOSE CLAIM HAS BEEN ADMITTED

S.No.	Name and Address of the Operational Creditor	Amount Claimed (INR)	Amount Admitted (INR)
1.	Asian Granito India Limited	6,75,094/-	6,73,914/-
2.	Income Tax Department through Income Tax Officer	15,61,200/-	15,61,200/-
3.	*Sandeep Pandey/ Preeti Shukla	36,53,000/-	36,53,000/- subject to mutual set off upto Rs 48,808/-
4.	*Ranu Gupta	36,53,000/-	36,53,000/-
5.	*Shalini Sharma	36,27,000/-	36,27,000/-
6.	*Richa Pathak & Asha Pathak	26,26,000/-	26,26,000/-
7.	*Kirti Shukla	26,26,000/-	26,26,000/-
8.	*Rajesh Kamat & Shilpa Gupta	36,53,000/-	36,53,000/-
9.	*Mrs. Anjana Sharma	36,53,000/-	36,53,000/-
10.	*Mr. Rajpal	26,26,000/-	26,26,000/-

Note.1 * The Corporate Debtor has allotted flat to this claimants, purportedly, against the Operational Dues. The claimant has filed Form-CA/Form- B in this regard, the said claim is admitted as Secured Operational Debt.

Note.2 Please be advised that the claim admission is subject to the provisions of Regulation No. 14(1) and Regulation No. 14(2) of IBBI (CIRP) Regulations, 2016.