

**LIST OF CREDITORS
OF
UNIBERA DEVELOPERS PRIVATE LIMITED
(as on July 15, 2023)**

Notes related to the claims verification process for Unibera Developers Private Limited

1 General notes applicable to the overall claims verification process:

- 1.1 Pursuant to an order dated March 16, 2023 ("Order"), the Hon'ble NCLT approved the replacement of Interim Resolution Professional ("IRP") and appointed Mr. A. Viswanadha Sarma as the Resolution Professional ("RP"), a copy of which was made available to the RP on March 22, 2023.
- 1.2 There have been certain challenges with regards to verification of claim details with the records of the Corporate Debtor, including but not limited to – access to the updated books of accounts / relevant records etc. Given the state of operations of the Corporate Debtor(s) and ensuing circumstances, it has been the continued endeavor of the RP and the RP team to engage with relevant stakeholders in order to verify the claims in an expeditious manner, as practically feasible, by placing reliance on the Corporate Debtor's records and books of accounts, inputs / information from the Corporate Debtor and the supporting documents submitted by the concerned creditors (including any clarifications, as may have been sought).

UNIBERA DEVELOPERS PRIVATE LIMITED

Sr. No.	Category of creditor	Summary of claims received		No. of claims verified	Amount of claims admitted	Amount of contingent claims	Amount of claims not admitted	Amount of claims under verification	Details in Annexure	Remarks, if any
		No. of claims	Amount							
1	Secured financial creditors belonging to any class of creditors	-	-	-	-	-	-	-	1	-
2	Unsecured financial creditors belonging to any class of creditors	552	2,33,34,75,084	552	1,91,54,22,937	-	41,80,52,147	-	2	-
3	Secured financial creditors (other than financial creditors belonging to any class of creditors)	-	-	-	-	-	-	-	3	-
4	Unsecured financial creditors (other than financial creditors belonging to any class of creditors)	-	-	-	-	-	-	-	4	-
5	Operational creditors (Workmen)	-	-	-	-	-	-	-	5	-
6	Operational creditors (Employees)	5	21,50,000	5	21,50,000	-	-	-	6	-
7	Operational creditors (Government Dues)	-	-	-	-	-	-	-	7	-
8	Operational creditors (other than Workmen and Employees and Government Dues)	5	9,33,02,297	5	7,05,19,457	-	2,27,82,840	-	8	-
9	Other creditors, if any, (other than financial creditors and operational creditors)	-	-	-	-	-	-	-	9	-
	Total	562	2,42,89,27,381	562	1,98,80,92,394	-	44,08,34,987	-		

Annexure – 1

Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023

List of secured financial creditors belonging to any class of creditors

Sl. No.	Name of Creditor	Details of claim received		Details of claim admitted						Amount of contingent claim	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	Amount of claim admitted	Nature of claim	Amount covered by security interest	Amount covered by guarantee	Whether related party?	% of voting share in CoC					
			-	-		-	-			-	-	-	-	
			-	-	-	-	-		0.00%	-	-	-	-	

Annexure – 2
Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023
List of unsecured financial creditors belonging to any class of creditors

Sl. No.	Name of Creditor	Unit No	Date of receipt	Details of claim received			Details of claim admitted							Amount of contingent claim	Amount of any Mutual dues, that may be set-off	Amount of claims not admitted	Amount of claims under verification	Remarks, if any				
				Principal	Interest	Total	Amount of claim admitted			Nature of claim	Amount covered by security interest	Amount covered by guarantee	Whether related party?	% of voting share in CoC								
							Principal	Interest	Total													
1	ABHISHEK BISWAS & RUCHIRA BISWAS	T1-103	27-Jan-23	10,20,000	11,07,121	21,27,121	9,89,427	7,14,122	17,03,549	Creditor in Class	-	-	No	0.09%	-	-	4,23,572	-				
2	HARBINDER SINGH VIRDI & ARVINDER KAUR	T1-202	24-Jan-23	31,72,424	19,26,669	50,99,093	30,27,441	16,39,063	46,66,504	Creditor in Class	-	-	No	0.24%	-	-	4,32,589	-				
3	NEEL KAMAL GHAI	T1-203	20-Jan-23	28,05,555	17,28,919	45,34,474	26,80,146	14,71,889	41,52,035	Creditor in Class	-	-	No	0.22%	-	-	3,82,439	-				
4	NEETA AGARWAL	T1-204	23-Jan-23	22,78,190	15,19,896	37,98,086	22,78,190	9,61,602	32,39,792	Creditor in Class	-	-	No	0.17%	-	-	5,38,294	-				
5	HARVINDER SINGH	T1-302	24-Jan-23	35,86,115	21,97,799	57,83,914	34,61,580	18,86,520	53,48,100	Creditor in Class	-	-	No	0.28%	-	-	4,35,814	-				
6	PARMINDER SINGH & JOGINDER KAUR	T1-403	25-Jan-23	3,03,000	3,16,033	6,19,033	2,93,918	2,72,498	5,66,416	Creditor in Class	-	-	No	0.03%	-	-	52,617	-				
7	SUMAN SHARMA	T1-501	23-Jan-23	31,64,634	20,83,402	52,48,036	30,27,444	17,78,043	48,05,487	Creditor in Class	-	-	No	0.25%	-	-	4,42,549	-				
8	SUKHYNDER SINGH & SUKHBIR KAUR	T1-503	24-Jan-23	4,28,000	4,80,136	9,08,136	4,15,171	2,89,732	7,04,903	Creditor in Class	-	-	No	0.04%	-	-	2,03,233	-				
9	SYED KHUDRATHULLAH & ZAHIDA SHIREEN	T1-601	25-Jan-23	34,18,987	20,42,133	54,61,120	32,66,059	17,38,438	50,04,497	Creditor in Class	-	-	No	0.26%	-	-	4,56,622	-				
10	CHANDER SHEKHAR	T1-602	27-Jan-23	31,72,423	19,43,436	51,15,859	30,27,440	16,51,634	46,79,074	Creditor in Class	-	-	No	0.24%	-	-	4,36,785	-				
11	BHAWAN SINGH NEGI AND MRS KAMALA NEGI	T1-703	27-Jan-23	29,85,390	21,06,957	50,92,347	28,44,550	17,94,580	46,39,130	Creditor in Class	-	-	No	0.24%	-	-	4,53,217	-				
12	PREM KUMAR RAGHAV & USHA RANI RAGHAV	T1-802	21-Jan-23	31,69,681	19,81,406	51,51,087	30,27,440	16,87,408	47,14,848	Creditor in Class	-	-	No	0.25%	-	-	4,36,239	-				
13	RAM PAL BADHAN	T1-902	21-Jan-23	31,69,896	19,61,352	51,31,248	30,27,410	16,69,377	46,96,787	Creditor in Class	-	-	No	0.25%	-	-	4,34,461	-				
14	RUMA PURKAIT	T1-903	25-Jan-23	30,47,357	18,10,104	48,57,461	30,47,357	14,25,487	44,72,844	Creditor in Class	-	-	No	0.23%	-	-	3,84,617	-				
15	MR. JASWANT SINGH ADHIKARI & MS. ANJU ADHIKARI	T1-1004	26-Jan-23	32,40,293	21,17,812	53,58,105	30,96,094	16,93,269	47,89,363	Creditor in Class	-	-	No	0.25%	-	-	5,68,742	-				
16	M S CHAUHAN	T1-1201	26-Jan-23	31,72,424	19,32,125	51,04,549	30,27,440	16,43,746	46,71,186	Creditor in Class	-	-	No	0.24%	-	-	4,33,363	-				
17	AMAR JIT SINGH	T1-1402	27-Jan-23	31,71,157	20,11,618	51,82,775	30,27,441	16,72,430	46,99,871	Creditor in Class	-	-	No	0.25%	-	-	4,42,904	-				
18	KRISHNA SHARMA	T1-1702	21-Jan-23	25,46,250	11,52,345	36,98,595	24,03,638	9,66,949	33,70,587	Creditor in Class	-	-	No	0.18%	-	-	3,28,008	-				
19	GHASI RAM	T1-1704	24-Jan-23	25,47,370	16,93,639	42,41,009	24,53,607	14,51,598	39,05,205	Creditor in Class	-	-	No	0.20%	-	-	3,35,804	-				
20	CHHATTAR PAL SHARMA & JAI PAKASH SHARMA	T1-1803	20-Jan-23	32,94,925	20,13,894	53,08,819	31,43,224	17,13,308	48,56,532	Creditor in Class	-	-	No	0.25%	-	-	4,52,287	-				
21	SATYAMVADA & ARUN KUMAR	T1-2204	26-Jan-23	5,54,985	4,43,348	9,98,333	5,38,351	3,80,741	9,19,092	Creditor in Class	-	-	No	0.05%	-	-	79,241	-				
22	RITIKA MISHRA & ALOK VERMA	T1-404	21-Jan-23	33,34,599	21,66,431	55,01,030	31,85,576	18,40,176	50,25,752	Creditor in Class	-	-	No	0.26%	-	-	4,75,278	-				
23	RISHI RANJAN KALA & SHRIRANJAN KALA	T1-1102	29-Jan-23	31,66,613	20,47,114	52,13,727	30,27,440	17,45,582	47,73,022	Creditor in Class	-	-	No	0.25%	-	-	4,40,705	-				
24	HEMA RAM & PURAN RAM	T1-1903	27-Jan-23	37,76,429	22,02,991	59,79,420	36,00,562	18,69,766	54,70,328	Creditor in Class	-	-	No	0.29%	-	-	5,09,092	-				
25	BHAGWAN SINGH & SUSHILA DEVI	T1-201	27-Jan-23	42,50,270	17,59,040	60,09,310	40,15,009	14,75,693	54,90,702	Creditor in Class	-	-	No	0.29%	-	-	5,18,608	-				
26	SRIPANNA DAS	T1-1103	24-Jan-23	27,94,357	17,11,353	45,05,710	26,67,010	14,57,496	41,27,006	Creditor in Class	-	-	No	0.22%	-	-	3,78,704	-				
27	KUSUM SHAMRA & RAMESH CHANDRA SHARMA	T1-1802	22-Jan-23	4,25,928	86,578	5,14,506	47,620	8,825	56,445	Creditor in Class	-	-	No	0.00%	-	-	4,58,061	-				
28	KUNDAN KUMAR	T1-1804	26-Jan-23	18,46,153	10,99,460	29,45,613	17,76,964	9,43,827	27,20,791	Creditor in Class	-	-	No	0.14%	-	-	2,24,822	-				
29	ANIL KUMAR	T1-2003	20-Jan-23	31,48,054	19,53,089	51,01,143	30,27,440	16,71,357	46,98,797	Creditor in Class	-	-	No	0.25%	-	-	4,02,346	-				
30	JOGINDER PAL SINGH AND NISHNEET KAUR	T1-101	19-Jan-23	4,28,000	4,59,213	8,87,213	4,15,171	3,68,607	7,83,778	Creditor in Class	-	-	No	0.04%	-	-	1,03,435	-				
31	SURENDRA KUMAR & URMILA KUMAR	T1-303	25-Jan-23	37,59,255	18,46,773	56,06,028	33,59,746	14,67,190	48,26,936	Creditor in Class	-	-	No	0.25%	-	-	7,79,092	-				
32	ABHIRAMI JHA	T1-1204	27-Jan-23	30,02,124	19,08,600	49,10,724	30,02,124	17,01,135	47,03,259	Creditor in Class	-	-	No	0.25%	-	-	2,07,465	-				
33	KSHITIZ CHAUDHARY & SARLA CHAUDHARY	T1-504	19-Jan-23	33,47,907	21,52,600	55,00,507	33,47,907	15,52,649	49,00,556	Creditor in Class	-	-	No	0.26%	-	-	5,99,851	-				
34	MANAB GHOSH & SUDESHNA GHOSH	T1-603	23-Jan-23	28,04,656	16,16,516	44,21,172	26,69,509	13,70,681	40,40,190	Creditor in Class	-	-	No	0.21%	-	-	3,80,982	-				
35	ABHISHEK RANJAN & ANAMIKA KUMARI	T1-604	24-Jan-23	34,44,481	14,08,672	48,53,153	32,51,026	11,81,502	44,32,528	Creditor in Class	-	-	No	0.23%	-	-	4,20,625	-				
36	SHEO KUMAR GUPTA	T1-701	26-Jan-23	31,72,424	19,50,158	51,22,582	30,27,439	16,59,070	46,86,509	Creditor in Class	-	-	No	0.24%	-	-	4,36,073	-				
37	DEEPAK KUMAR & PREETI SHARMA	T1-702	23-Jan-23	36,05,592	18,89,863	54,95,455	33,76,474	15,91,227	49,67,701	Creditor in Class	-	-	No	0.26%	-	-	5,27,754	-				
38	UPENDRA SINGH NEGI & SUMETRI NEGI	T1-801	23-Jan-23	31,72,424	19,48,435	51,20,859	30,27,441	16,57,610	46,85,051	Creditor in Class	-	-	No	0.24%	-	-	4,35,808	-				
39	APARNA BISWAS	T1-803	26-Jan-23	27,97,358	17,16,225	45,13,583	26,69,511	14,49,747	41,19,258	Creditor in Class	-	-	No	0.22%	-	-	3,94,325	-				
40	KANHAIYA LAL	T1-804	26-Jan-23	35,90,253	22,57,385	58,47,638	34,30,163	19,23,489	53,53,652	Creditor in Class	-	-	No	0.28%	-	-	4,93,986	-				
41	SHYAM LAL AND MRS. MAYA	T1-901	24-Jan-23	31,72,425	19,37,487	51,09,912	30,27,440	16,48,197	46,75,637	Creditor in Class	-	-	No	0.24%	-	-	4,34,275	-				
42	PRINYAKA ARYA & ANUSH KUMAR ARYA	T1-1504	22-Jan-23	30,79,813	20,33,023	51,12,836	29,48,064	17,34,247	46,82,311	Creditor in Class	-	-	No	0.24%	-	-	4,30,545	-				
43	NARESH KUMAR GUPTA AND HEMA GUPTA	T1-1002	24-Jan-23	31,72,424	19,32,494	51,04,918	30,27,440	16,38,760	46,66,200	Creditor in Class	-	-	No	0.24%	-	-	4,38,718	-				
44	GS TANWAR & ARCHANA TANWAR	T1-1003	19-Jan-23	28,00,757	16,77,130	44,77,887	26,69,510	14,24,864	40,94,374	Creditor in Class	-	-	No	0.21%	-	-	3,83,513	-				
45	RAMENDER SINGH & RADHA RATHI	T1-1101	26-Jan-23	31,72,424	21,84,508	53,56,932	30,27,441	16,56,672	46,84,113	Creditor in Class	-	-	No	0.24%	-	-	6,72,					

Annexure – 2
Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023
List of unsecured financial creditors belonging to any class of creditors

Sl. No.	Name of Creditor	Unit 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 claims not admitted	Amount of claims 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					
82	MANAV ARORA & KRISHAN KUMAR ARORA	T2-1408	27-Jan-23	18,23,126	12,56,313	30,79,439	17,57,499	10,09,930	27,67,429	-	-	No	0.14%	-	-	3,12,010	-	
83	MAHI BUILDHOME PVT. LTD.	T2-1501	18-Jan-23	27,01,895	6,00,265	33,02,160	-	-	-	-	-	No	0.00%	-	-	33,02,160	-	
84	ANANDA PAL	T2-1505	27-Jan-23	25,31,824	17,22,574	42,54,398	24,32,000	13,70,712	38,02,712	-	-	No	0.20%	-	-	4,51,686	-	
85	MAHI BUILDHOME PVT. LTD.	T2-1507	18-Jan-23	22,15,554	4,92,217	27,07,771	-	-	-	-	-	No	0.00%	-	-	27,07,771	-	
86	MAHI BUILDHOME PVT. LTD.	T2-1601	18-Jan-23	32,50,000	8,64,678	41,14,678	-	-	-	-	-	No	0.00%	-	-	41,14,678	-	
87	SOLUMENDRA AND SUPARNA CHATTERJEE	T2-1608	23-Jan-23	35,89,306	22,51,924	58,41,230	35,89,306	21,55,215	57,44,521	-	-	No	0.30%	-	-	96,709	-	
88	SHAMMI GUPTA	T2-1701	20-Jan-23	27,50,000	11,26,541	38,76,541	26,04,317	9,51,460	35,55,777	-	-	No	0.19%	-	-	3,20,764	-	
89	RENU GUPTA	T2-1702	20-Jan-23	22,55,000	9,25,333	31,80,333	21,35,540	7,76,997	29,12,537	-	-	No	0.15%	-	-	2,67,796	-	
90	SAROJINI BEHERA & PRABODHA KUMAR BEHERA	T2-303	26-Jan-23	34,03,062	22,10,545	56,13,607	32,69,512	18,94,005	51,63,517	-	-	No	0.27%	-	-	4,50,090	-	
91	DEV RAJ & ABHISHEK GARG	T2-1706	27-Jan-23	21,05,851	12,52,519	33,58,370	20,21,599	11,32,381	31,53,980	-	-	No	0.16%	-	-	2,04,390	-	
92	MAHI BUILDHOME PVT. LTD.	T2-1902	18-Jan-23	29,15,561	3,42,199	32,57,760	-	-	-	-	-	No	0.00%	-	-	32,57,760	-	
93	MAHI BUILDHOME PVT. LTD.	T2-2002	18-Jan-23	22,15,554	4,92,217	27,07,771	-	-	-	-	-	No	0.00%	-	-	27,07,771	-	
94	TUHINA BISWAS	T2-2003	26-Jan-23	29,21,092	18,67,843	47,88,935	28,05,920	15,97,635	44,03,555	-	-	No	0.23%	-	-	3,85,380	-	
95	SUSHMIT BISWAS	T2-2004	26-Jan-23	44,28,993	28,94,871	73,23,864	42,55,894	24,77,366	67,33,260	-	-	No	0.35%	-	-	5,90,604	-	
96	VANDANA WALIA	T2-2104	27-Jan-23	43,12,614	6,39,980	49,52,594	41,38,394	6,39,980	47,78,374	-	-	No	0.25%	-	-	1,74,220	-	
97	MAHI BUILDHOME PVT. LTD.	T2-2107	18-Jan-23	22,15,554	4,92,217	27,07,771	-	-	-	-	-	No	0.00%	-	-	27,07,771	-	
98	MAHI BUILDHOME PVT. LTD.	T2-2207	18-Jan-23	22,15,554	4,92,217	27,07,771	-	-	-	-	-	No	0.00%	-	-	27,07,771	-	
99	DIVAY VINGIANI	T2-12028	26-Jan-23	19,71,159	12,98,060	32,69,219	18,92,971	11,11,308	30,04,279	-	-	No	0.16%	-	-	2,64,940	-	
100	VANDANA DAGAR & SUNIL DAGAR	T2-12068	23-Jan-23	21,04,579	13,42,251	34,46,830	20,21,600	11,52,413	31,74,013	-	-	No	0.17%	-	-	2,72,817	-	
101	SHRIDHAR SHARMA	T2-12078	21-Jan-23	7,61,063	3,47,357	11,08,420	7,20,292	2,92,221	10,12,513	-	-	No	0.09%	-	-	95,907	-	
102	ANAMISH SINGH & MANJU SINGH	T2-502	25-Jan-23	22,89,451	14,06,688	36,96,139	21,96,781	12,00,835	33,97,616	-	-	No	0.18%	-	-	2,88,523	-	
103	SANDEEP SINGH & ANAMIKA RAJPUT	T2-406	31-Jan-23	2,83,000	3,09,647	5,92,647	2,74,517	1,90,552	4,65,069	-	-	No	0.02%	-	-	1,27,578	-	
104	ANUBHAV SRIVASTAVA & VINITA SRIVASTAVA	T2-305	26-Jan-23	25,31,616	16,50,980	41,82,596	24,32,000	14,11,455	38,43,455	-	-	No	0.20%	-	-	3,39,141	-	
105	YOGENDRA PAL	T2-403	23-Jan-23	34,20,951	17,26,626	51,47,577	33,05,286	17,26,626	50,31,912	-	-	No	0.26%	-	-	1,15,665	-	
106	SUNEET DESHWAL & NIDHI TOMAR	T2-901	31-Jan-23	10,90,177	9,02,529	19,92,706	-	-	-	-	-	No	0.00%	-	-	19,92,706	-	
107	SANDEEP KUMAR & PRACHI	T2-1203	13-Feb-23	21,28,043	13,77,628	35,05,671	20,45,730	11,78,575	32,24,305	-	-	No	0.17%	-	-	2,81,366	-	
108	NEETU SINGH & RAJEEV KUMAR	T2-1703	31-Jan-23	21,34,477	11,83,095	33,17,572	20,94,895	11,83,095	32,77,990	-	-	No	0.17%	-	-	39,582	-	
109	SONIA GANDHI	T2-1707	30-Jan-23	22,55,000	9,23,555	31,78,555	21,35,541	7,76,439	29,11,980	-	-	No	0.15%	-	-	2,66,575	-	
110	RAJESH GANDHI	T2-1801	30-Jan-23	27,50,000	11,26,735	38,76,735	26,04,318	9,47,325	35,51,643	-	-	No	0.19%	-	-	3,25,092	-	
111	ABHINANDAN GAUR & GEETA GAUR	T2-1202	27-Jan-23	21,29,280	14,05,166	35,34,446	21,29,280	10,20,051	31,49,331	-	-	No	0.16%	-	-	3,85,115	-	
112	RUPESH KUMAR KAMAT	T2-608	21-Jan-23	29,69,617	19,77,536	49,47,153	29,69,617	14,14,433	43,84,050	-	-	No	0.23%	-	-	5,63,103	-	
113	SANDEEP KUMAR OBEROI & ANU OBEROI	T2-105	19-Jan-23	11,66,420	9,00,627	20,67,047	11,29,992	7,14,872	18,44,864	-	-	No	0.10%	-	-	2,22,183	-	
114	AVHILASH KUMAR & GAURAV KUMAR SINGH	T2-203	25-Jan-23	29,44,063	18,16,603	47,60,666	28,09,410	15,45,014	43,54,424	-	-	No	0.23%	-	-	4,06,242	-	
115	T S KANAKASABESAN & T K KARPAGAM	T2-204	23-Jan-23	58,23,412	49,61,643	1,07,85,055	56,00,001	30,62,845	86,62,846	-	-	No	0.45%	-	-	21,22,209	-	
116	NEELU BALIYAN & YOGESH KUMAR	T2-205	27-Jan-23	35,62,695	11,79,474	1,53,55,169	35,62,695	14,48,602	50,11,297	-	-	No	0.26%	-	-	1,03,43,872	-	
117	JOYDIP MONDAL & MAYA MONDAL	T2-1002	20-Jan-23	22,66,775	13,79,991	36,46,766	21,77,400	11,78,970	33,56,370	-	-	No	0.18%	-	-	2,50,396	-	
118	ANITA SINGH	T2-403	26-Jan-23	21,10,176	14,61,074	35,71,250	20,42,721	12,58,396	30,01,117	-	-	No	0.17%	-	-	2,70,133	-	
119	UPENDRA KUMAR & DEEPTI BALA	T2-401	19-Jan-23	24,16,733	16,44,849	40,61,582	24,16,733	15,16,916	39,33,649	-	-	No	0.21%	-	-	1,27,933	-	
120	MANISHA DHINGRA & BABITA SAYAL	T3-103	26-Jan-23	24,04,300	16,88,189	40,92,489	23,05,838	14,11,839	37,17,677	-	-	No	0.19%	-	-	3,74,812	-	
121	PRAMOD KUMAR A SHARMA AND VIDHYABEN A SHARMA	T3-501	23-Jan-23	31,07,161	21,05,410	52,12,571	26,43,375	12,49,157	38,92,532	-	-	No	0.20%	-	-	13,20,039	-	
122	ABHISHEK ANAND	T2-406	21-Jan-23	25,27,462	14,06,033	39,33,495	25,27,462	11,72,154	36,99,616	-	-	No	0.19%	-	-	2,33,879	-	
123	RAKESH KUMAR SETHI	T2-407	26-Jan-23	23,62,000	11,59,962	35,21,962	21,05,263	1,62,000	22,67,263	-	-	No	0.12%	-	-	12,54,699	-	
124	RAVISH BHARTI & SHUBHAM	T2-408	27-Jan-23	26,60,605	17,66,610	44,27,215	25,57,400	15,08,235	40,65,635	-	-	No	0.21%	-	-	3,61,580	-	
125	VIJENDRA SINGH & SUMAN DEVI	T2-504	26-Jan-23	29,21,092	18,60,182	47,81,274	28,05,853	15,79,876	43,85,729	-	-	No	0.23%	-	-	3,95,545	-	
126	NEELAM KAUSHAL AND NARENDER KUMAR KAUSHAL	T2-506	27-Jan-23	38,96,853	24,70,870	63,67,723	37,43,191	21,19,448	58,62,639	-	-	No	0.31%	-	-	5,05,084	-	
127	SURENDRA KUMAR & PUSHPA SHARMA	T2-506	25-Jan-23	22,74,726	9,68,239	32,42,965	20,99,405	8,06,824	29,06,229	-	-	No	0.15%	-	-	3,36,736	-	
128	NIRMAL JOSHI AND VINOD KUMAR	T2-603	24-Jan-23	30,33,092	18,83,437	49,16,529	29,05,922	16,25,028	45,30,950	-	-	No	0.24%	-	-	3,85,579	-	
129	SANJAY KUMAR SINGH	T2-906	23-Jan-23	21,68,961	14,41,100	36,10,061	21,68,961	10,54,828	32,23,789	-	-	No	0.17%	-	-	3,86,272	-	
130	DHIRENDRA VIKRAM SINGH & BARKHA SINGH	T2-702	23-Jan-23	21,9														

Annexure – 2
Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023
List of unsecured financial creditors belonging to any class of creditors

Sl. No.	Name of Creditor	Unit No	Details of claim received				Details of claim admitted				Details of claim admitted				Whether related party?	% of voting share in CoC	Amount of contingent claim	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	Amount admitted	Amount of claim admitted	Nature of claim	Amount covered by security interest	Amount covered by guarantee												
163	RAKESH KUMAR & ANITA DEVI	T2-1405	12-Feb-23	25,85,860	16,44,598	42,30,458	24,32,001	12,97,746	37,29,747	Creditor in Class	-	-	No	0.19%	-	-	5,00,711	-			
164	SUNITA KUMARI & PRASHANT KUMAR	T2-1508	13-Feb-23	26,70,283	16,90,464	43,60,747	25,64,998	14,44,144	40,09,142	Creditor in Class	-	-	No	0.21%	-	-	3,51,605	-			
165	YOGESH KUMAR & RAMPAL SINGH	T2-1606	15-Feb-23	21,02,943	13,48,482	34,51,425	20,21,600	11,54,128	31,75,728	Creditor in Class	-	-	No	0.17%	-	-	2,75,697	-			
166	PAVAN KUMAR	T2-2204	15-Feb-23	58,43,147	25,67,058	84,10,205	48,71,281	19,01,535	67,72,816	Creditor in Class	-	-	No	0.35%	-	-	16,37,389	-			
167	NANDINI BAHRI DHANDA	T3-105	27-Jan-23	31,55,999	20,70,614	52,26,613	31,55,999	13,01,430	44,57,429	Creditor in Class	-	-	No	0.23%	-	-	7,69,184	-			
168	RAJEEV KUMAR	T3-203	23-Jan-23	30,43,418	10,89,278	41,32,696	19,72,496	6,24,443	25,96,939	Creditor in Class	-	-	No	0.14%	-	-	15,35,757	-			
169	MONI SINGH KAROTIA	T4-308	19-Jan-23	27,68,383	17,54,670	45,23,053	26,55,865	15,00,887	41,56,752	Creditor in Class	-	-	No	0.22%	-	-	3,66,301	-			
170	SATISH CHAND GOYAL	T3-206	27-Jan-23	17,79,225	15,60,262	33,39,487	17,12,419	10,76,821	27,89,240	Creditor in Class	-	-	No	0.15%	-	-	5,50,247	-			
171	S PADMA & ARAVIND SHANKAR	T4-908	22-Jan-23	31,13,917	20,56,379	51,70,296	29,86,499	17,58,484	47,44,983	Creditor in Class	-	-	No	0.25%	-	-	4,25,313	-			
172	SONIA DAWAR & MONIKA DAWAR	T3-404	21-Jan-23	32,46,852	21,23,878	53,70,730	31,05,760	18,12,593	49,18,353	Creditor in Class	-	-	No	0.26%	-	-	4,52,377	-			
173	LALIT KUMAR & HEMAKSHI BAGHEL	T3-408	25-Jan-23	33,11,135	21,70,624	54,81,759	31,67,250	18,49,821	50,17,070	Creditor in Class	-	-	No	0.26%	-	-	4,64,689	-			
174	REKHA SHARMA	T5-501	27-Jan-23	35,00,000	-	35,00,000	34,26,691	-	34,26,691	Creditor in Class	-	-	No	0.18%	-	-	73,309	-			
175	KISHAN SINGH LATWAL	T3-603	27-Jan-23	25,39,397	16,92,717	42,32,114	25,39,397	11,74,617	37,14,014	Creditor in Class	-	-	No	0.19%	-	-	5,18,100	-			
176	GIRISH KUMAR	T4-1201	25-Jan-23	33,38,304	21,60,370	54,98,674	32,01,705	18,46,811	50,48,516	Creditor in Class	-	-	No	0.26%	-	-	4,50,158	-			
177	KULBIR SINGH ARORA	T3-605	22-Jan-23	25,65,563	17,97,513	43,63,076	25,65,563	17,97,513	43,63,076	Creditor in Class	-	-	No	0.23%	-	-	-	-			
178	RAJ CHOPRA & SHALINI CHOPRA	T4-1807	22-Jan-23	25,25,152	16,04,721	41,29,873	25,25,152	12,13,495	37,38,647	Creditor in Class	-	-	No	0.20%	-	-	3,91,226	-			
179	NANDINI BAHRI DHANDA	T3-703	27-Jan-23	25,87,575	17,00,199	42,87,774	25,87,575	10,67,031	36,54,606	Creditor in Class	-	-	No	0.19%	-	-	6,33,168	-			
180	PRAMOD KUMAR & NIKHIL KUMAR	T3-705	23-Jan-23	27,75,354	15,12,724	42,88,078	27,26,592	15,12,724	42,39,316	Creditor in Class	-	-	No	0.22%	-	-	48,762	-			
181	ANSHUL DEEP SAXENA	T3-706	26-Jan-23	16,06,372	22,61,703	38,68,075	15,54,926	8,89,925	24,44,851	Creditor in Class	-	-	No	0.13%	-	-	14,23,224	-			
182	SHISHIR KUMAR & BABITA THAKUR	T3-801	27-Jan-23	29,07,307	19,29,369	48,36,676	27,96,342	16,69,372	44,65,714	Creditor in Class	-	-	No	0.23%	-	-	3,70,962	-			
183	RAJENDRA KUMAR JAIN	T3-802	26-Jan-23	21,16,682	14,09,704	35,26,386	20,26,000	11,93,786	32,19,786	Creditor in Class	-	-	No	0.17%	-	-	3,06,600	-			
184	MRS. MEETA JAIN	T3-803	26-Jan-23	20,73,686	13,81,844	34,55,530	19,83,580	11,81,785	31,65,365	Creditor in Class	-	-	No	0.17%	-	-	2,90,165	-			
185	AASHISH KUMAR SRIVASTAVA	T3-806	27-Jan-23	20,55,177	15,21,651	35,76,828	19,79,505	13,05,270	32,84,775	Creditor in Class	-	-	No	0.17%	-	-	2,92,053	-			
186	MAHI BUILDHOME PVT. LTD.	T3-1007	18-Jan-23	22,15,554	4,92,217	27,07,771	-	-	-	Creditor in Class	-	-	No	0.00%	-	-	-	-			
187	MAHI BUILDHOME PVT. LTD.	T3-1202	18-Jan-23	22,15,554	4,92,217	27,07,771	-	-	-	Creditor in Class	-	-	No	0.00%	-	-	-	-			
188	NANDINI BAHRI DHANDA	T3-1405	27-Jan-23	31,55,998	20,70,613	52,26,611	31,55,998	19,06,437	50,62,435	Creditor in Class	-	-	No	0.26%	-	-	1,64,176	-			
189	LALIT PANT AND CHANDRA PANT	T3-1502	27-Jan-23	28,31,021	18,90,179	47,21,200	27,08,056	16,13,588	43,21,644	Creditor in Class	-	-	No	0.23%	-	-	3,99,556	-			
190	RAJEEV JAIN	T3-1504	22-Jan-23	29,68,235	19,52,179	49,20,414	29,68,235	14,80,743	44,48,978	Creditor in Class	-	-	No	0.23%	-	-	4,71,437	-			
191	SANDEEP KUMAR SHARMA & DEEPTI SHARMA	T3-1506	23-Jan-23	29,71,081	97,91,062	1,27,62,143	29,71,081	12,73,068	42,44,149	Creditor in Class	-	-	No	0.22%	-	-	85,17,994	-			
192	MAHI BUILDHOME PVT. LTD.	T3-1508	18-Jan-23	22,50,000	8,64,678	41,14,678	-	-	-	Creditor in Class	-	-	No	0.00%	-	-	-	-			
193	POONAM VAISH & NITISH KUMAR VAISH	T3-1602	27-Jan-23	14,52,925	9,52,993	24,05,918	14,52,925	5,64,609	20,17,534	Creditor in Class	-	-	No	0.11%	-	-	3,88,384	-			
194	MAHI BUILDHOME PVT. LTD.	T3-1607	18-Jan-23	22,15,554	4,92,217	27,07,771	-	-	-	Creditor in Class	-	-	No	0.00%	-	-	-	-			
195	MAHI BUILDHOME PVT. LTD.	T3-1608	18-Jan-23	35,55,563	4,17,316	39,72,879	-	-	-	Creditor in Class	-	-	No	0.00%	-	-	-	-			
196	OSCAR SHIPPING & LOGISTICS PVT LTD	T3-1701	24-Jan-23	30,53,960	19,98,769	50,52,729	30,53,960	19,98,769	50,52,729	Creditor in Class	-	-	No	0.26%	-	-	-	-			
197	SUNIL KUMAR & NEETU TOMAR	T4-404	23-Jan-23	25,37,183	16,08,255	41,45,438	24,55,360	11,87,341	36,42,701	Creditor in Class	-	-	No	0.19%	-	-	5,02,737	-			
198	MAHI BUILDHOME PVT. LTD.	T3-1706	18-Jan-23	22,15,554	4,81,837	26,97,391	-	-	-	Creditor in Class	-	-	No	0.00%	-	-	-	-			
199	MAHI BUILDHOME PVT. LTD.	T3-1708	18-Jan-23	27,01,895	5,87,607	32,89,502	-	-	-	Creditor in Class	-	-	No	0.00%	-	-	-	-			
200	GAGAN KUMAR	T3-1906	24-Jan-23	19,86,545	13,71,119	33,57,664	19,18,504	11,78,099	30,96,603	Creditor in Class	-	-	No	0.16%	-	-	2,61,061	-			
201	NEENA PURI	T3-2002	26-Jan-23	16,24,671	10,48,005	26,72,676	15,53,213	8,93,397	24,46,410	Creditor in Class	-	-	No	0.13%	-	-	2,26,266	-			
202	CHANDER KANT PURI	T3-2008	26-Jan-23	19,82,395	13,52,831	33,35,226	19,03,395	11,60,222	30,63,617	Creditor in Class	-	-	No	0.16%	-	-	2,71,609	-			
203	KULDEEP JAIN & DR BHARTI JAIN	T3-2101	24-Jan-23	29,46,804	19,47,345	48,94,149	28,29,372	11,59,578	39,88,950	Creditor in Class	-	-	No	0.21%	-	-	9,05,199	-			
204	MAHI BUILDHOME PVT. LTD.	T3-2103	18-Jan-23	22,15,554	4,92,217	27,07,771	-	-	-	Creditor in Class	-	-	No	0.00%	-	-	-	-			
205	MAHI BUILDHOME PVT. LTD.	T3-2107	18-Jan-23	22,15,554	4,92,217	27,07,771	-	-	-	Creditor in Class	-	-	No	0.00%	-	-	-	-			
206	DR. VANDANA GUPTA	T3-2108	24-Jan-23	29,48,235	19,35,822	48,84,057	28,18,751	16,45,992	44,64,743	Creditor in Class	-	-	No	0.23%	-	-	4,19,314	-			
207	MAHI BUILDHOME PVT. LTD.	T3-2202	18-Jan-23	22,15,554	4,92,217	27,07,771	-	-	-	Creditor in Class	-	-	No	0.00%	-	-	-	-			
208	SURENDRA KUMAR JANGIR & ANITA JANGIR	T3-2203	20-Jan-23	22,55,000	8,42,364	30,97,364	10,37,735	3,57,736	13,95,471	Creditor in Class	-	-	No	0.07%	-	-	17,01,893	-			
209	MOHIT SHARMA	T3-1206H	25-Jan-23	15,58,487	7,91,626	23,50,113	15,58,487	7,91,626	23,50,113	Creditor in Class	-	-	No	0.12%	-	-	-	-			
210	SURESH KUMAR	T3-1207H	23-Jan-23	15,58,487	8,75,784	24,34,271	-	-	-	Creditor in Class	-	-	No	0.00%	-	-	-	-			
211	VIKAS SACHDEVA	T3-1205	13-Feb-23	17,39,030	20,08,580	37,47,610	16,83,500	11,19,993	28,03,493	Creditor in Class	-	-	No	0.15%	-	-	9,44,117	-			
212	AMIT KUMAR SANGAL & NEHA SANGAL	T4-503	19-Jan-23	28,47,920	10,82,049	39,29,969	27,72,748	10,82,049	38,54,797	Creditor in Class	-	-	No	0.20%	-	-	75,172	-			
213	VIKAS GOYAL	T3-102	27-Jan-23	18,39,841	15,78,168	34,18,009	17,71,747	10,85,380	28,57,127	Creditor in Class	-	-	No	0.15%	-	-	5,60,882	-			
214	SUSHIL KUMAR	T4-508	23-Jan-23	32,98,575	21,36,168	54,34,743	31,63,598	17,03,068	48,66,666	Creditor in Class	-	-	No	0.25%	-	-	5,68,077	-			
215	SURENDRA KUMAR GUPTA AND SUMAN GUPTA	T3-104	22-Jan-23	28,28,932	18,98,474	47,27,406	27,06,001	16,20,719	43,26,720	Creditor in Class	-	-	No	0.23%	-	-	4,00,686	-			
216	NARENDRA K																				

Annexure – 2
Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023
List of unsecured financial creditors belonging to any class of creditors

Sl. No.	Name of Creditor	Unit 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 claims not admitted	Amount of claims 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					
244	BIPIN SINGH & SANDHYA SINGH	T3-1103	27-Jan-23	18,00,000	5,22,740	23,22,740	17,14,284	4,42,531	21,56,815		-	No	0.11%	-	1,65,925	-	
245	PAWAN KUMAR GUPTA & SHASHI GUPTA	T3-1105	24-Jan-23	28,61,099	18,96,857	47,57,956	28,61,099	13,26,884	41,87,983		-	No	0.22%	-	5,69,973	-	
246	DHARMENDRA KUMAR	T3-1106	23-Jan-23	22,62,610	14,93,752	37,56,362	22,62,610	14,93,752	37,56,362		-	No	0.20%	-	-	-	
247	RAVI MANDLOI & SUPRIYA MANDLOI	T4-1704	20-Jan-23	21,93,739	14,69,808	36,63,547	21,93,739	11,25,722	33,19,463		-	No	0.17%	-	3,44,086	-	
248	KIRTI SHARMA	T4-1704	26-Jan-23	44,20,729	24,01,594	68,22,323	41,86,636	20,24,806	62,11,442		-	No	0.32%	-	10,6,881	-	
249	TANVI GOEL	T3-1207	25-Jan-23	27,84,665	22,12,454	49,97,119	26,26,367	18,57,270	44,83,637		-	No	0.23%	-	5,13,482	-	
250	COL. ARUN YADAV	T5-903	21-Jan-23	31,77,874	21,76,664	53,54,538	31,77,874	14,88,133	46,66,007		-	No	0.24%	-	6,88,531	-	
251	SUNEET JOHRI & CHITRA SRIVASTAVA	T3-1401	23-Jan-23	30,89,325	20,32,220	51,21,545	30,89,325	18,71,939	49,61,264		-	No	0.26%	-	1,60,281	-	
252	VIBHAV SARAN	T3-1402	20-Jan-23	24,91,588	15,87,422	40,79,010	24,91,588	11,97,365	36,88,953		-	No	0.19%	-	3,90,057	-	
253	NRIPENDRA KUMAR	T5-1202	26-Jan-23	34,54,187	23,62,940	58,17,127	33,31,036	20,27,290	53,58,326		-	No	0.28%	-	4,58,801	-	
254	AJAY KUMAR AGARWAL & POONAM AGARWAL	T3-1406	19-Jan-23	22,27,462	14,78,611	37,06,073	22,27,462	10,33,024	32,60,486		-	No	0.17%	-	4,45,587	-	
255	VINIT CHAUHAN	T5-104	22-Jan-23	37,64,226	24,91,428	62,55,654	36,14,145	21,15,653	57,29,798		-	No	0.30%	-	5,25,856	-	
256	MEGHA AGARWAL & AKHILESH KUMAR GUPTA	T3-1505	27-Jan-23	29,47,180	19,41,302	48,88,482	29,47,180	19,41,302	48,88,482		-	No	0.26%	-	26,87,615	-	
257	KRISHAN KANT KUMAR	T3-1604	27-Jan-23	27,64,890	18,73,840	46,38,730	27,64,890	2,47,713	30,12,603		-	No	0.16%	-	16,26,127	-	
258	SUNNY DAWAR	T3-1608	23-Jan-23	28,91,170	10,07,372	38,98,542	28,91,170	10,07,372	38,98,542		-	No	0.20%	-	-	-	
259	MANISH BANSAL	T3-1702	20-Jan-23	14,00,000	10,30,093	24,30,093	13,43,040	5,54,485	18,97,525		-	No	0.10%	-	5,32,568	-	
260	PUSHPENDRA SINGH	T3-1904	22-Jan-23	19,98,102	12,66,607	32,64,709	18,96,249	10,67,769	29,64,018		-	No	0.15%	-	3,00,691	-	
261	VARSHA JAIN	T3-2005	26-Jan-23	4,75,880	4,28,751	9,04,631	4,61,523	3,69,617	8,31,140		-	No	0.04%	-	73,491	-	
262	SHAILENDRA KUMAR PAL & MADHU PAL	T3-12048	27-Jan-23	25,53,883	15,94,009	41,47,892	25,53,883	14,34,903	38,98,786		-	No	0.20%	-	249,106	-	
263	SANTOSH BALA	T3-302	28-Jan-23	23,99,117	16,40,062	40,39,179	22,86,876	13,94,606	36,81,482		-	No	0.19%	-	3,57,697	-	
264	PRATIKSHA SHARMA & GIREESH SHARMA	T3-303	30-Jan-23	24,64,001	32,62,346	57,26,347	21,49,999	8,88,733	30,38,732		-	No	0.16%	-	26,87,615	-	
265	JAI MAL & SANTOSH KUMARI	T3-402	28-Jan-23	28,61,486	18,55,623	47,17,109	28,42,921	11,06,948	39,49,869		-	No	0.21%	-	7,67,240	-	
266	ANIL RAI & SUNIL RAI	T3-12038	29-Jan-23	26,17,229	13,99,523	40,16,752	26,17,229	13,43,036	39,60,265		-	No	0.21%	-	56,487	-	
267	SUSHIL KUMAR	T5-402	25-Jan-23	40,92,013	19,55,763	60,47,776	38,97,946	16,56,777	55,54,723		-	No	0.29%	-	4,93,053	-	
268	SATISH CHAND GOYAL	T4-106	27-Jan-23	19,48,139	15,74,702	35,22,841	18,69,307	13,45,434	32,14,741		-	No	0.17%	-	3,08,100	-	
269	NANDINI BAHRI DHANDA	T4-301	27-Jan-23	34,03,567	20,09,968	56,13,535	34,03,567	14,03,519	48,07,086		-	No	0.25%	-	8,06,449	-	
270	SANGITA TALWAR & VAIBHAV TALWAR	T5-604	21-Jan-23	35,63,443	23,17,637	58,81,080	34,08,257	19,73,348	53,82,205		-	No	0.28%	-	4,98,875	-	
271	RUPENDRA GUPTA & MRS. SANDHYA GUPTA	T4-305	27-Jan-23	22,15,182	14,84,055	36,99,237	21,24,539	11,76,270	33,20,809		-	No	0.17%	-	3,78,428	-	
272	SUNIL SINGH NEGI & YAMINI NEGI	T5-1203	20-Jan-23	43,75,021	28,21,776	71,96,797	41,98,842	24,08,833	66,07,674		-	No	0.34%	-	5,89,123	-	
273	SATYENDRA SINGH & MRS. PANKAJ RANI SINGH	T5-1403	21-Jan-23	24,79,957	16,26,891	41,06,848	24,67,037	12,65,965	37,33,002		-	No	0.19%	-	3,73,846	-	
274	AJAY BHALLA & ASHU BHALLA	T4-401	20-Jan-23	26,26,444	17,22,744	43,49,188	26,26,444	12,88,658	39,15,102		-	No	0.20%	-	4,34,086	-	
275	ARVIND KUMAR VARSHNEY	T4-405	20-Jan-23	35,22,326	12,93,583	48,15,909	15,37,824	4,99,344	20,37,168		-	No	0.11%	-	27,78,741	-	
276	GOPIESH KUMAR PARASHAR	T4-702	27-Jan-23	23,25,937	8,12,414	31,38,351	21,85,934	6,78,680	28,64,614		-	No	0.15%	-	2,73,737	-	
277	MADAN SINGH	T4-706	20-Jan-23	26,14,545	17,10,594	43,25,139	25,07,558	12,28,298	37,35,856		-	No	0.20%	-	5,89,283	-	
278	ROHIT KUMAR & DINESH KUMAR	T5-1404	27-Jan-23	33,02,809	22,61,700	55,64,509	31,61,670	12,04,438	50,86,108		-	No	0.27%	-	4,78,401	-	
279	SANDEEP JAIN	T4-802	27-Jan-23	22,28,912	14,09,522	36,38,434	21,29,116	12,01,833	33,30,949		-	No	0.17%	-	3,07,485	-	
280	MANMOHAN JOSHI AND RUBINA JOSHI	T4-803	19-Jan-23	27,74,426	17,89,736	45,64,162	16,60,900	15,30,234	41,91,134		-	No	0.22%	-	3,73,028	-	
281	MANORMA SHARMA & ASHOK KUMAR SHARMA	T4-805	24-Jan-23	22,61,848	14,35,084	36,96,932	22,61,848	10,06,445	32,68,293		-	No	0.17%	-	4,28,639	-	
282	NANDINI BAHRI DHANDA	T4-807	27-Jan-23	23,64,587	15,37,195	39,01,782	22,54,999	13,08,792	35,63,791		-	No	0.19%	-	3,37,991	-	
283	RAHUL SIROHI & JITENDRA PAL SIROHI	T5-1502	24-Jan-23	40,67,475	16,85,509	57,52,984	40,67,475	16,85,509	57,52,984		-	No	0.30%	-	-	-	
284	ZEYA QAMAR & SHEHLA NIGAR	T4-1106	27-Jan-23	28,94,646	18,98,895	47,93,541	24,95,081	14,09,546	39,04,627		-	No	0.20%	-	8,88,914	-	
285	GOVINDA RAGHAV & MEENU RAGHAV	T5-1803	24-Jan-23	24,66,832	16,32,618	40,99,450	24,66,832	12,65,860	37,32,692		-	No	0.19%	-	3,66,758	-	
286	POONAM PREET BHANDARI & GAURAV BHANDARI	T4-1206	19-Jan-23	28,89,014	14,26,974	43,15,988	23,83,694	10,36,936	34,20,630		-	No	0.18%	-	8,95,358	-	
287	NANDINI BAHRI DHANDA	T4-1208	27-Jan-23	34,03,195	22,07,791	56,10,986	34,03,195	14,03,366	48,06,561		-	No	0.25%	-	8,04,425	-	
288	CHANDRA PRAKASH GAUR AND DEEPA GAUR	T4-1502	19-Jan-23	27,74,426	17,94,234	45,68,660	26,60,899	15,34,066	41,94,965		-	No	0.22%	-	3,73,695	-	
289	SATISH KUMAR	T4-1508	20-Jan-23	21,12,738	13,14,382	34,27,120	20,34,999	11,27,412	31,62,411		-	No	0.17%	-	2,64,709	-	
290	GYAN PRAKASH CHAUDHARY & CHAYA VERMA	T4-1601	21-Jan-23	32,89,809	20,81,288	53,71,097	32,89,809	2,94,749	35,84,558		-	No	0.19%	-	17,86,539	-	
291	MAHI BUILDHOME PVT. LTD.	T4-1607	18-Jan-23	29,15,561	3,42,199	32,57,760	-	-	-		-	No	0.00%	-	32,57,760	-	
292	MAHI BUILDHOME PVT. LTD.	T4-1702	18-Jan-23	26,65,000	7,09,036	33,7											

Annexure – 2
Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023
List of unsecured financial creditors belonging to any class of creditors

Sl. No.	Name of Creditor	Unit No	Details of claim received			Details of claim admitted							Whether related party?	% of voting share in CoC	Amount of contingent claim	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		Amount of claim admitted	Nature of claim	Amount covered by security interest	Amount covered by guarantee										
325	ARVIND SINGH YADAV	TH-GF -10	27-Jan-23	11,66,000	4,35,241	16,01,241	10,99,999	3,64,982	14,64,981	Creditor in Class	-	-	No	0.08%	-	-	1,36,260	-	
326	UMESH KUMAR SAXENA	T1-1001	22-Jan-23	31,72,424	19,31,937	51,04,361	30,27,440	16,38,631	46,66,071	Creditor in Class	-	-	No	0.24%	-	-	4,38,290	-	
327	SHASHI RANJAN & RAVI RANJAN	T4-1006	26-Jan-23	25,29,740	16,37,863	41,67,603	24,26,382	13,99,940	38,26,322	Creditor in Class	-	-	No	0.20%	-	-	3,41,281	-	
328	ANAND KUMAR	T1-1204B	27-Jan-23	30,16,916	16,04,637	46,21,553	28,73,199	15,08,671	43,81,870	Creditor in Class	-	-	No	0.23%	-	-	2,39,683	-	
329	KAILASH CHAND	T4-1104	25-Jan-23	31,43,161	20,07,845	51,51,006	30,05,258	17,07,935	47,13,193	Creditor in Class	-	-	No	0.25%	-	-	4,37,813	-	
330	SANJEEV SHARMA	T4-1105	23-Jan-23	30,95,269	19,84,492	50,79,761	29,59,835	16,85,577	46,46,412	Creditor in Class	-	-	No	0.24%	-	-	4,33,349	-	
331	KUSUM SHARMA & RAMESH SHARMA	T4-1108	23-Jan-23	31,13,477	13,36,239	44,49,716	25,57,165	9,71,566	35,28,731	Creditor in Class	-	-	No	0.18%	-	-	9,20,985	-	
332	PRANJAL PRATIM SARMAH & SILPI ACHARYYA	T4-1202	25-Jan-23	27,46,945	17,96,049	45,42,994	26,40,779	15,38,080	41,78,859	Creditor in Class	-	-	No	0.22%	-	-	3,64,135	-	
333	MEHARBAN SINGH RAWAT	T4-1203	20-Jan-23	29,03,461	19,58,414	48,61,875	27,87,179	16,31,170	44,18,349	Creditor in Class	-	-	No	0.23%	-	-	4,43,526	-	
334	GEETA CHAUHAN	T1-1203B	24-Jan-23	31,28,358	20,50,137	51,78,495	29,88,716	17,43,336	47,32,052	Creditor in Class	-	-	No	0.25%	-	-	4,46,443	-	
335	MONIKA BHANSALI	T4-1401	27-Jan-23	34,04,301	21,25,378	55,29,679	32,51,990	18,06,454	50,58,444	Creditor in Class	-	-	No	0.26%	-	-	4,71,235	-	
336	ADITYA VASHISHT & KAILASH KUMAR SHARMA	T4-1402	18-Jan-23	28,36,498	18,23,368	46,59,866	27,20,432	15,58,930	42,79,362	Creditor in Class	-	-	No	0.22%	-	-	3,80,504	-	
337	V. JAYARAM AND SUDHA JAYARAM	T1-1203	21-Jan-23	31,72,424	19,52,735	51,25,159	31,72,424	14,83,990	46,56,414	Creditor in Class	-	-	No	0.24%	-	-	4,68,745	-	
338	MUKTESH SHARMA	T4-1404	23-Jan-23	24,13,127	10,01,190	34,14,317	23,62,024	8,69,867	32,31,891	Creditor in Class	-	-	No	0.17%	-	-	1,82,426	-	
339	DINESH DEHURY & MAMATAMAYEE DEVI	T4-1405	26-Jan-23	29,03,152	18,84,595	47,87,747	27,86,282	16,12,975	43,99,257	Creditor in Class	-	-	No	0.23%	-	-	3,88,490	-	
340	NANDINI BHARRI DHANDA	T4-1406	27-Jan-23	27,89,556	18,64,087	46,53,643	27,89,556	11,50,321	39,39,877	Creditor in Class	-	-	No	0.21%	-	-	7,13,766	-	
341	MAHI BUILDHOME PVT. LTD.	T4-1407	18-Jan-23	29,15,561	3,42,199	32,57,760	-	-	-	Creditor in Class	-	-	No	0.00%	-	-	32,57,760	-	
342	RENU BHANDARI & KASHMI BHANDARI	T4-1408	27-Jan-23	33,59,109	20,92,350	54,51,459	32,03,242	17,82,477	49,85,719	Creditor in Class	-	-	No	0.26%	-	-	4,65,740	-	
343	PRABIR KUMAR DAS & SMT. JAYANTI DAS	T2-404	23-Jan-23	38,96,634	24,68,688	63,65,322	37,42,999	21,10,195	58,53,194	Creditor in Class	-	-	No	0.31%	-	-	5,12,128	-	
344	KAMALAPATI KASHYAP & SUCHITA KASHYAP	T2-703	27-Jan-23	23,64,286	14,52,783	38,17,069	22,45,729	12,33,966	34,79,695	Creditor in Class	-	-	No	0.18%	-	-	3,37,374	-	
345	SURABHI JOSHI & KAPIL JOSHI	T4-1506	25-Jan-23	24,56,657	15,99,088	40,55,745	23,55,831	13,01,355	36,57,186	Creditor in Class	-	-	No	0.19%	-	-	3,98,559	-	
346	SATYANARAYAN PADHY	T2-1003	24-Jan-23	21,28,043	13,71,552	34,99,595	21,28,043	10,92,010	32,20,053	Creditor in Class	-	-	No	0.17%	-	-	2,79,542	-	
347	MAHESH CHAND SHARMA & NEETA SHARMA	T4-1605	21-Jan-23	33,65,661	21,30,981	54,96,642	29,23,479	16,13,003	45,36,482	Creditor in Class	-	-	No	0.24%	-	-	9,60,160	-	
348	MAHI BUILDHOME PVT. LTD.	T4-1606	18-Jan-23	26,65,000	7,09,036	33,74,036	-	-	-	Creditor in Class	-	-	No	0.00%	-	-	33,74,036	-	
349	RAJESH KUMAR	T4-1608	20-Jan-23	19,15,364	13,86,683	33,02,047	18,48,750	11,90,746	30,39,496	Creditor in Class	-	-	No	0.16%	-	-	2,62,551	-	
350	LOKESH SHARMA AND ANU SHARMA	T2-1108	22-Jan-23	24,77,979	16,65,974	41,43,953	24,77,979	16,65,974	41,43,953	Creditor in Class	-	-	No	0.22%	-	-	-	-	
351	JAYANTI KUMAR JHA	T2-1503	20-Jan-23	44,12,516	19,28,806	63,41,322	39,12,866	15,15,837	54,28,823	Creditor in Class	-	-	No	0.28%	-	-	9,12,499	-	
352	PRITYANANDA PANDA & BAI KUMAR PANDA	T4-1803	23-Jan-23	28,36,499	18,29,469	46,65,968	28,36,499	18,02,207	46,38,706	Creditor in Class	-	-	No	0.24%	-	-	27,262	-	
353	SAHIL GUPTA & VINOD KUMAR GUPTA	T4-1901	26-Jan-23	21,21,823	13,56,292	34,78,115	21,21,823	9,92,542	31,14,365	Creditor in Class	-	-	No	0.16%	-	-	3,63,750	-	
354	AKHIL SINGH	T4-2005	25-Jan-23	33,53,899	13,08,020	46,61,919	29,76,402	11,01,753	40,78,155	Creditor in Class	-	-	No	0.21%	-	-	5,83,764	-	
355	NISHA GOYAL	T4-2104	25-Jan-23	22,65,182	14,27,545	36,92,727	22,65,182	10,88,563	33,53,745	Creditor in Class	-	-	No	0.18%	-	-	3,38,982	-	
356	PRAKASH CHANDRA	T4-2101B	24-Jan-23	33,37,497	21,54,445	54,91,942	32,04,602	18,44,699	50,49,301	Creditor in Class	-	-	No	0.26%	-	-	4,42,641	-	
357	NIRMLA DEVI & ANIKET MITTAL	T4-605	5-Feb-23	17,82,844	12,48,073	30,30,917	17,82,844	8,62,132	26,44,976	Creditor in Class	-	-	No	0.14%	-	-	3,85,941	-	
358	SUDIRGH CHITRANSHI & SHIVANI SRIVASTAVA	T4-904	29-Jan-23	36,68,599	16,26,430	52,95,029	35,08,823	15,44,343	50,53,166	Creditor in Class	-	-	No	0.26%	-	-	2,41,863	-	
359	KUNAL KISHORE MISHRA	T4-1007	4-Feb-23	16,53,889	12,13,975	28,67,864	15,99,206	40,43,733	26,42,939	Creditor in Class	-	-	No	0.14%	-	-	2,24,925	-	
360	SANGEETA RANAK & PRADEEP SINGH	T4-1206B	12-Feb-23	26,99,367	16,85,206	43,84,573	26,99,367	12,71,502	39,70,869	Creditor in Class	-	-	No	0.21%	-	-	4,13,704	-	
361	SUNIL DATT JOSHI & SHIV DATT JOSHI	T3-204	18-Jan-23	28,28,933	18,93,529	47,22,462	27,06,001	12,08,872	39,94,873	Creditor in Class	-	-	No	0.21%	-	-	7,27,589	-	
362	DHRUBA GOSWAMI	T4-1507	19-Jan-23	29,91,907	18,29,984	48,21,891	26,25,024	17,50,513	43,75,537	Creditor in Class	-	-	No	0.23%	-	-	4,46,354	-	
363	SARASWATI CHAUHAN & DINESH SINGH CHAUHAN	T5-101	27-Jan-23	22,03,780	4,33,631	26,37,411	20,98,838	3,67,095	24,65,933	Creditor in Class	-	-	No	0.13%	-	-	1,71,478	-	
364	MADHU & VIRENDER	T3-604	24-Jan-23	36,58,533	3,29,268	39,87,801	28,70,000	3,29,268	31,99,268	Creditor in Class	-	-	No	0.17%	-	-	7,88,533	-	
365	NITISH JAIN	T5-303	24-Jan-23	30,32,002	12,12,800	42,44,802	30,32,002	12,12,800	42,44,802	Creditor in Class	-	-	No	0.22%	-	-	-	-	
366	AASHISH KUMAR SRIVASTAVA	T5-401	27-Jan-23	34,22,574	20,61,077	54,83,651	32,82,481	17,60,587	50,43,068	Creditor in Class	-	-	No	0.26%	-	-	4,40,583	-	
367	RAJNI KUMAR & MUKESH KUMAR	T5-403	24-Jan-23	31,20,717	20,61,964	51,82,681	31,20,717	20,61,964	51,82,681	Creditor in Class	-	-	No	0.27%	-	-	-	-	
368	SUSHIL KUMAR	T5-602	26-Jan-23	36,58,660	24,00,820	60,59,480	36,58,660	16,59,162	53,17,822	Creditor in Class	-	-	No	0.28%	-	-	7,41,658	-	
369	SHIVDHAR BHARDWAJ & KIRAN BHARDWAJ	T5-702	27-Jan-23	24,85,185	16,99,517	41,84,702	32,66,903	14,55,459	38,22,362	Creditor in Class	-	-	No	0.20%	-	-	3,62,340	-	
370																			

Annexure – 2

Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023
List of unsecured financial creditors belonging to any class of creditors

Sl. No.	Name of Creditor	Unit No	Date of receipt	Details of claim received			Details of claim admitted							Amount of contingent claim	Amount of any Mutual dues, that may be set-off	Amount of claims not admitted	Amount of claims under verification	Remarks, if any
					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					
406	VINITA JAIN & PRASHANT JAIN	T4-707	27-Jan-23	22,82,982	13,06,097	35,89,079	20,79,490	10,78,463	31,57,953	Creditor in Class	-	-	No	0.16%	-	4,31,126	-	
407	ANITA GUPTA & SHUBHAM GUPTA	T5-1204	27-Jan-23	16,73,992	13,34,354	30,08,346	16,23,539	10,88,506	27,12,045	Creditor in Class	-	-	No	0.14%	-	2,96,301	-	
408	SUNITA PANDEY	T5-1401	27-Jan-23	10,00,000	1,74,940	11,74,940	9,71,429	1,50,456	11,21,885	Creditor in Class	-	-	No	0.06%	-	53,055	-	
409	HEMANT KUMAR PALIWAL & JYOTI PALIWAL	T5-1401	23-Jan-23	38,92,286	26,15,327	65,07,613	38,92,263	24,16,006	63,08,269	Creditor in Class	-	-	No	0.33%	-	1,99,344	-	
410	BHARATI BHARDWAJ & SUNIL KUMAR BHARDWAJ	T5-1402	20-Jan-23	35,57,580	24,80,364	60,37,944	34,19,564	20,71,454	54,91,218	Creditor in Class	-	-	No	0.29%	-	5,46,726	-	
411	SHEKHAR KUMAR GUPTA & MANISHA GUPTA	T4-1004	25-Jan-23	22,15,182	14,09,955	36,25,137	21,24,541	10,97,968	32,22,509	Creditor in Class	-	-	No	0.17%	-	4,02,628	-	
412	PRADEEP SINGH & RUPASHREE MITRA	T4-1005	26-Jan-23	32,94,003	20,07,219	53,01,222	31,58,100	17,14,704	48,72,804	Creditor in Class	-	-	No	0.25%	-	4,28,418	-	
413	HARIOM SINGH & MONIKA PURWAR	T5-1501	25-Jan-23	41,01,715	27,53,200	68,54,915	41,01,715	19,02,241	60,03,956	Creditor in Class	-	-	No	0.31%	-	8,50,959	-	
414	BINDRA AND KAMAL KUMAR	T4-12048	27-Jan-23	23,73,638	15,84,747	39,58,385	21,24,540	12,02,508	33,27,048	Creditor in Class	-	-	No	0.17%	-	6,31,337	-	
415	SANTOSH JAIN	T5-1703	27-Jan-23	13,01,134	3,04,616	16,05,750	12,39,175	2,57,876	14,97,051	Creditor in Class	-	-	No	0.08%	-	1,08,699	-	
416	KAMAL KHURANA & RITU KHURANA	T5-1801	25-Jan-23	39,90,554	25,34,427	65,24,981	38,29,560	21,54,803	59,84,363	Creditor in Class	-	-	No	0.31%	-	5,40,618	-	
417	MANISH DEHAR & SURJIT PAL DEHAR	T4-1503	26-Jan-23	16,17,019	10,51,797	26,68,816	15,54,926	9,00,583	24,55,509	Creditor in Class	-	-	No	0.13%	-	2,13,307	-	
418	SANDEEP VERMA & NAMRATA VERMA	T5-1804	27-Jan-23	36,78,135	24,49,137	61,27,272	35,32,626	19,96,519	55,29,145	Creditor in Class	-	-	No	0.29%	-	5,98,127	-	
419	KUNJIAN KUMAR KASHYAP & PREETI SHARMA	T5-1904	26-Jan-23	44,18,164	27,60,723	71,78,887	42,46,242	9,58,022	52,04,264	Creditor in Class	-	-	No	0.27%	-	19,74,623	-	
420	ANKIT DEHAR & SURJIT PAL DEHAR	T4-1505	25-Jan-23	22,16,304	13,97,336	36,13,640	21,28,683	11,95,437	33,24,120	Creditor in Class	-	-	No	0.17%	-	2,89,520	-	
421	VIPIN GUPTA & JYOTI GUPTA	T5-2101	26-Jan-23	26,36,482	16,56,056	42,92,538	23,68,738	11,45,065	35,13,803	Creditor in Class	-	-	No	0.18%	-	7,78,735	-	
422	DHARMENDRA KUMAR KAUSHIK	T5-2104	26-Jan-23	22,92,939	15,53,445	38,46,384	22,07,236	13,26,499	35,33,735	Creditor in Class	-	-	No	0.18%	-	3,12,649	-	
423	PRAVIN KUMAR & RUBY MALIK	T5-22018	22-Jan-23	31,67,196	21,15,139	52,82,335	31,67,196	19,51,137	51,18,333	Creditor in Class	-	-	No	0.27%	-	1,64,002	-	
424	RAJESH KUMAR & DIVYA PANDEY	T5-12048	27-Jan-23	33,02,888	22,78,117	55,81,005	31,71,550	19,03,161	50,74,711	Creditor in Class	-	-	No	0.26%	-	5,06,294	-	
425	MOHIT GANDOTRA & PRIYA GANDOTRA	T5-1503	1-Feb-23	38,26,085	22,46,643	60,72,728	36,47,999	19,06,023	55,54,022	Creditor in Class	-	-	No	0.29%	-	5,18,206	-	
426	SHIV DATI JOSHI	T5-302	18-Jan-23	37,29,456	24,40,345	61,69,801	35,79,270	17,04,811	52,84,081	Creditor in Class	-	-	No	0.28%	-	8,85,720	-	
427	ABRAHAMWATI	T5-704	24-Jan-23	35,70,043	23,34,061	59,04,104	34,26,008	19,93,283	54,19,291	Creditor in Class	-	-	No	0.28%	-	4,84,813	-	
428	MAHESH PRASAD & SEEMA PANDEY	TH-FF-01	27-Jan-23	5,00,000	1,86,411	6,86,411	4,73,214	1,60,867	6,34,081	Creditor in Class	-	-	No	0.03%	-	52,330	-	
429	MAHESH PRASAD	TH-FF-02	27-Jan-23	3,00,000	54,123	3,54,123	2,85,714	45,238	3,30,952	Creditor in Class	-	-	No	0.02%	-	23,171	-	
430	DIVYA PANDEY	TH-FF-06	27-Jan-23	4,84,409	1,64,832	6,49,241	-	-	-	Creditor in Class	-	-	No	0.00%	-	6,49,241	-	
431	SUDHEER DWIVEDI & DIVYA PANDEY	TH-FF-07	27-Jan-23	5,37,375	1,55,232	6,92,607	5,11,455	1,31,281	6,42,736	Creditor in Class	-	-	No	0.03%	-	49,871	-	
432	SUDHEER DWIVEDI & DIVYA PANDEY	TH-FF-10	27-Jan-23	50,000	9,148	59,148	47,619	7,713	55,332	Creditor in Class	-	-	No	0.00%	-	3,816	-	
433	SUDHEER DWIVEDI & DIVYA PANDEY	TH-FF-14	27-Jan-23	50,000	9,148	59,148	47,619	7,713	55,332	Creditor in Class	-	-	No	0.00%	-	3,816	-	
434	PROPERTREE REAL ESTATE SOLUTIONS PVT. LTD.	T5-1204	23-Jan-23	35,48,121	14,48,115	49,96,236	-	-	-	Creditor in Class	-	-	No	0.00%	-	49,96,236	-	
435	SHAILESH SINGH & SANGEETA SINGH	T5-603	25-Jan-23	39,07,250	26,48,204	65,55,454	39,07,250	20,05,013	59,12,263	Creditor in Class	-	-	No	0.31%	-	6,43,191	-	
436	MR SUSHIL KUMAR & MRS RASHMI KUMAR	TH-GF-01	26-Jan-23	18,15,250	9,51,416	27,66,666	18,15,250	1,45,712	19,60,962	Creditor in Class	-	-	No	0.10%	-	8,05,704	-	
437	NARENDRA KUMAR SINGH & PUJA SINGH	T5-1101	24-Jan-23	41,25,630	26,70,240	67,95,870	41,25,630	19,82,625	61,08,255	Creditor in Class	-	-	No	0.32%	-	6,87,615	-	
438	GUNJAN DEVI MRIGWANI & RITESH KUMAR	TH-FF-02	27-Jan-23	4,52,750	64,160	5,16,910	10,411	3,256	13,667	Creditor in Class	-	-	No	0.00%	-	5,03,243	-	
439	MR KAMAL SINGH & MOHIT PAL	TH-GF-05	25-Jan-23	8,00,000	2,96,063	10,96,063	7,54,718	2,48,478	10,03,196	Creditor in Class	-	-	No	0.05%	-	92,867	-	
440	KARTAR SINGH	TH-GF-Shop No. 07	22-Jan-23	22,00,000	4,74,263	26,74,263	20,95,238	4,02,369	24,97,607	Creditor in Class	-	-	No	0.13%	-	1,76,656	-	
441	KARTAR SINGH	TH-GF-Shop No. 09	22-Jan-23	20,00,000	4,30,225	24,30,225	19,04,762	3,65,380	22,70,142	Creditor in Class	-	-	No	0.12%	-	1,60,083	-	
442	GUNJAN DEVI MRIGWANI & RITESH KUMAR	TH-FF-05	27-Jan-23	6,10,000	2,12,634	8,22,634	5,77,977	1,78,949	7,56,926	Creditor in Class	-	-	No	0.04%	-	65,708	-	
443	SAROJ KUMAR PANDEY AND SUNITA PANDEY	TH-GF-11	27-Jan-23	9,80,000	3,41,213	13,21,213	9,29,128	2,87,533	12,16,661	Creditor in Class	-	-	No	0.06%	-	1,04,552	-	
444	AASHISH KANCHAN AND ANURAG KANCHAN	TH-GF-12A	27-Jan-23	11,00,000	3,68,630	14,68,630	10,44,644	3,11,404	13,56,048	Creditor in Class	-	-	No	0.07%	-	1,12,582	-	
445	MRS. MADHU SHARMA & MR. SANTOSH DADHICH	TH-PGF-01	25-Jan-23	3,81,600	1,43,927	5,25,527	3,60,000	1,20,791	4,80,791	Creditor in Class	-	-	No	0.03%	-	44,736	-	
446	CHARU SONI & NEELESH SONI	TH-PGF-03	27-Jan-23	7,63,200	2,76,280	10,39,480	7,20,000	2,31,681	9,51,681	Creditor in Class	-	-	No	0.05%	-	87,799	-	
447	ANCHAL SHARMA & KIRAN SINGH	TH-PGF-04	27-Jan-23	9,00,000	2,94,867	11,94,867	8,55,655	2,55,770	11,11,425	Creditor in Class	-	-	No	0.06%	-	83,442	-	
448	MONIKA	TH-PGF-06	26-Jan-23	10,17,600	3,84,068	14,01,668	9,60,000	3,21,714	12,81,714	Creditor in Class	-	-	No	0.07%	-	1,19,954	-	
449	AKHILESH KUMAR	TH-FF-08	1-Feb-23	5,50,000	97,163	6,47,163	5,23,809	82,432	6,06,241	Creditor in Class	-	-	No	0.03%	-	40,922	-	
450	AKHILESH KUMAR	TH-FF-11	1-Feb-23	3,50,000	62,001	4,12,001	3,33,333	52,603	3,85,936	Creditor in Class	-	-	No	0.02%	-	26,065	-	
451	RENU BAJWAN & YOGESH BAJWAN	TH-GF-12	29-Jan-23	8,30,000	2,72,900	11,02,900	7,89,880	2,31,286	10,21,166	Creditor in Class	-	-	No	0.05%	-	81,734	-	
452	SHIVA & ARPAN KUMAR VERMA	TH-PGF-08	29-Jan-23	8,61,000	77,490	9,38,490	8,19,999	77,490	8									

Annexure – 2
Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023
List of unsecured financial creditors belonging to any class of creditors

Sl. No.	Name of Creditor	Unit No	Date of receipt	Details of claim received			Details of claim admitted							Amount of contingent claim	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	Amount received	Amount of claim admitted			Nature of claim	Amount covered by security interest	Amount covered by guarantee	Whether related party?					
482	RUCHI & ISHWAR SINGH	T1-704	19-Mar-23	38,66,453	16,75,964	55,42,417	36,49,140	14,06,019	50,55,159	Creditor in Class	-	-	No	0.26%	-	4,87,258	-	
483	MR. LATE SANDEEP KUMAR(DECEASED) & RASHMI KUMARI	T3-504	20-Mar-23	27,76,419	18,65,809	46,42,228	26,46,021	15,84,425	42,30,446	Creditor in Class	-	-	No	0.22%	-	4,11,782	-	
484	PRITI PAVAI & SANJAY KUMAR NEGI	T1-402	20-Mar-23	47,44,291	29,99,688	77,43,979	45,51,822	25,64,099	71,15,921	Creditor in Class	-	-	No	0.37%	-	6,28,058	-	
485	ASHUTOSH MARKETING PVT. LTD.	T3-2205	20-Mar-23	12,50,000	8,12,500	20,62,500	11,79,245	4,16,128	15,95,373	Creditor in Class	-	-	No	0.08%	-	4,67,127	-	
486	ASHUTOSH MARKETING PVT. LTD.	T3-2208	20-Mar-23	12,50,000	8,12,500	20,62,500	11,79,245	4,16,128	15,95,373	Creditor in Class	-	-	No	0.08%	-	4,67,127	-	
487	ANANYA NAWAL	T1-104	20-Mar-23	33,30,057	21,76,096	55,06,153	32,09,439	18,26,417	50,35,856	Creditor in Class	-	-	No	0.26%	-	4,70,297	-	
488	MITHILESH KUMAR PANDEY & ANJULA PANDEY	T2-606	22-Mar-23	22,77,718	13,40,881	36,18,599	21,97,594	12,94,404	34,91,998	Creditor in Class	-	-	No	0.18%	-	1,26,601	-	
489	SANJAY KUMAR YADAV	T3-1808	24-Mar-23	19,78,379	12,91,536	32,69,915	18,96,250	10,73,990	29,70,240	Creditor in Class	-	-	No	0.16%	-	2,99,675	-	
490	AKHILESH GOYAL	T4-2103	24-Mar-23	25,68,235	9,28,741	34,96,976	24,22,863	8,76,171	32,99,034	Creditor in Class	-	-	No	0.17%	-	1,97,942	-	
491	MANOJ KUMAR SINGH	T4-701	24-Mar-23	27,49,411	17,65,888	45,15,299	25,41,000	14,46,037	39,87,037	Creditor in Class	-	-	No	0.21%	-	5,28,262	-	
492	NEERA SEHRHI	T4-2005	25-Mar-23	5,00,000	5,26,562	10,26,562	-	-	-	Creditor in Class	-	-	No	0.00%	-	10,26,562	-	
493	MAHALAXMI CONTINENTAL LIMITED	T3-2102	25-Mar-23	25,68,235	9,30,669	34,98,904	24,22,863	8,77,989	33,00,852	Creditor in Class	-	-	No	0.17%	-	1,98,052	-	
494	MAHALAXMI CONTINENTAL LIMITED	T3-1907	25-Mar-23	25,68,235	9,30,669	34,98,904	24,22,863	8,77,989	33,00,852	Creditor in Class	-	-	No	0.17%	-	1,98,052	-	
495	MAHALAXMI CONTINENTAL LIMITED	T3-2005	25-Mar-23	31,32,000	11,33,304	42,65,304	29,54,717	10,69,155	40,23,872	Creditor in Class	-	-	No	0.21%	-	2,41,432	-	
496	MAHALAXMI CONTINENTAL LIMITED	T3-1905	25-Mar-23	31,32,000	11,33,304	42,65,304	29,54,717	10,69,155	40,23,872	Creditor in Class	-	-	No	0.21%	-	2,41,432	-	
497	MAHALAXMI CONTINENTAL LIMITED	T3-1902	26-Mar-23	25,68,235	9,30,669	34,98,904	24,22,863	8,75,772	32,98,635	Creditor in Class	-	-	No	0.17%	-	2,00,269	-	
498	MAHALAXMI CONTINENTAL LIMITED	T3-1903	26-Mar-23	25,68,235	9,30,669	34,98,904	24,22,863	8,77,989	33,00,852	Creditor in Class	-	-	No	0.17%	-	1,98,052	-	
499	MINTI GOYAL	T4-2102	26-Mar-23	25,68,080	9,29,973	34,98,053	24,24,232	8,77,889	33,02,121	Creditor in Class	-	-	No	0.17%	-	1,95,932	-	
500	VIRAS JHA AND KHUSHBOO	T4-2108	4-Mar-23	39,71,960	15,25,145	54,97,105	35,26,720	13,71,325	48,98,045	Creditor in Class	-	-	No	0.26%	-	5,99,060	-	
501	LAIT MOHAN GOYAL	T4-2007	28-Mar-23	25,68,235	9,27,879	34,96,114	24,22,863	8,71,739	32,94,602	Creditor in Class	-	-	No	0.17%	-	2,01,512	-	
502	KANTA GOYAL	T4-2002	28-Mar-23	25,68,235	9,26,674	34,94,909	24,22,863	8,74,220	32,97,083	Creditor in Class	-	-	No	0.17%	-	1,97,826	-	
503	ABHISHEK GOYAL	T4-1908	28-Mar-23	31,32,000	11,10,708	42,42,708	29,54,716	10,47,838	40,02,554	Creditor in Class	-	-	No	0.21%	-	2,40,154	-	
504	AVINASH GOYAL	T3-1806	28-Mar-23	25,68,235	9,07,119	34,75,354	24,22,863	8,55,773	32,78,636	Creditor in Class	-	-	No	0.17%	-	1,96,718	-	
505	MAHESH MISHRA	T5-502	28-Mar-23	25,40,733	14,98,237	40,38,970	24,27,407	12,71,442	36,98,849	Creditor in Class	-	-	No	0.19%	-	3,40,121	-	
506	GURNEET SINGH SEHGAL	T3-2104	29-Mar-23	31,32,000	10,59,204	41,91,204	29,54,717	9,96,561	39,51,278	Creditor in Class	-	-	No	0.21%	-	2,39,926	-	
507	DR. SANDHYA KUMARI SINGH AND SMT. SUSHILA DEVI	T5-802	29-Mar-23	46,20,345	33,08,067	79,28,412	44,67,725	23,94,629	68,62,354	Creditor in Class	-	-	No	0.36%	-	10,66,058	-	
508	MOHINDER PRASAD GARG	T4-2101	29-Mar-23	31,32,000	11,10,485	42,42,485	29,54,717	10,47,627	40,02,344	Creditor in Class	-	-	No	0.21%	-	2,40,141	-	
509	SATYEN AGARWAL	T3-2001	29-Mar-23	5,00,000	1,81,808	6,81,808	4,71,698	1,71,517	6,43,215	Creditor in Class	-	-	No	0.03%	-	38,593	-	
510	MUKESH BANSAL	T3-2004	31-Mar-23	3,50,000	1,25,655	4,75,655	3,30,189	1,18,542	4,48,731	Creditor in Class	-	-	No	0.02%	-	26,924	-	
511	HEMLATA & SUSHIL KUMAR	T1-1404	1-Apr-23	58,88,826	33,59,172	92,47,998	58,88,826	26,70,518	85,59,344	Creditor in Class	-	-	No	0.45%	-	6,88,654	-	
512	POOJA JUVAL AND ANKIT GUPTA (AKA RUDRA GUPTA)	T5-903	2-Apr-23	41,85,102	25,23,151	67,08,253	41,85,102	9,86,308	51,71,410	Creditor in Class	-	-	No	0.27%	-	15,36,843	-	
513	LAXMI GOYAL	T3-2006	3-Apr-23	25,68,235	9,32,235	35,00,470	24,22,863	8,77,853	33,00,716	Creditor in Class	-	-	No	0.17%	-	1,99,754	-	
514	ABHISHEK VAISH & PUNEETA VAISH	T3-304	4-Apr-23	29,47,452	19,18,875	48,66,327	25,42,490	14,58,110	40,00,601	Creditor in Class	-	-	No	0.21%	-	8,65,726	-	
515	SHASHI BALA & LAIT KUMAR VERMA	TH-Shop No-11	6-Apr-23	12,81,977	6,56,922	19,38,899	12,25,481	3,86,245	16,11,726	Creditor in Class	-	-	No	0.08%	-	3,27,173	-	
516	MANU ASRI & GAURAV ASRI	T2-1208	6-Apr-23	26,78,144	17,90,153	44,68,297	26,78,144	13,26,027	40,14,171	Creditor in Class	-	-	No	0.21%	-	4,54,126	-	
517	RAJESH KUMAR & BHIM SINGH	T2-1205	6-Apr-23	36,56,924	22,38,650	58,95,574	35,09,454	19,12,808	54,22,262	Creditor in Class	-	-	No	0.28%	-	4,73,312	-	
518	NAROTAM GOYAL & NEELAM GOYAL	T3-2003	7-Apr-23	25,68,200	9,16,113	34,84,313	24,23,009	8,64,322	32,87,331	Creditor in Class	-	-	No	0.17%	-	1,96,982	-	
519	MUKESH KUMAR SINGH	T3-1507	7-Apr-23	27,36,200	16,91,362	44,27,562	26,23,713	15,77,793	42,01,506	Creditor in Class	-	-	No	0.22%	-	2,60,056	-	
520	BIRAT BHUSHAN	T3-1204	7-Apr-23	34,23,654	21,00,356	55,24,010	32,74,877	19,57,153	52,32,030	Creditor in Class	-	-	No	0.27%	-	2,91,980	-	
521	GURPREET SINGH & MANJEET KAUR	T1-102	7-Apr-23	31,72,424	22,06,242	53,78,666	31,72,424	13,39,050	45,11,474	Creditor in Class	-	-	No	0.24%	-	8,67,192	-	
522	VIMLESH JAIN AND CHANDER PRAKASH	T1-1604	8-Apr-23	34,97,814	19,21,648	54,19,462	33,40,679	18,28,556	51,69,235	Creditor in Class	-	-	No	0.27%	-	2,50,227	-	
523	MADHU RAJPUT & RAJENDRA SINGH RAJPUT	T4-503	8-Apr-23	16,92,144	11,65,864	28,58,008	16,92,144	11,65,864	28,58,008	Creditor in Class	-	-	No	0.15%	-	-	-	
524	JAYMEET & BIRENDRA KUMAR SINGH	T5-1602	9-Apr-23	27,01,002	9,97,792	36,98,794	25,92,933	9,42,505	34,95,437	Creditor in Class	-	-	No	0.18%	-	2,03,357	-	
525	SONIA SETHI & JYOTI SETHI	T5-904	10-Apr-23	35,74,910	24,35,791	60,10,701	35,74,906	16,83,913	52,58,819	Creditor in Class	-	-	No	0.27%	-	7,51,882	-	
526	SUDHEESH KUMAR	T4-603	10-Apr-23	25,35,544	16,41,018	41,76,562	24,31,793	14,03,072	38,34,865	Creditor in Class	-	-	No	0.20%	-	3,41,697	-	
527	DEEP NARAYAN MANDAL	T5-404	11-Apr-23	33,27,675	20,16,251	53,43,926	32,01,119	18,16,629	50,17,748	Creditor in Class	-	-	No	0.26%	-	3,26,178	-	
528	RAVI MISRA & NEELIMA MISRA	T1-304	11-Apr-23	39,97,596	26,03,975	66,01,571	37,29,671	21,68,371	58,98,042	Creditor in Class	-	-	No	0.31%	-	7,03,529	-	
529	DAVINDER PAL SINGH	T5-1004	11-Apr-23	13,61,547	10,60,294	24,21,841	13,19,575	9,13,664	22,33,239	Creditor in Class	-	-	No	0.12%	-	1,88,602	-	
530	NAKCHHED PRASAD	T2-1101	11-Apr-23	36,82,742	20,86,491	57,69,233	35,15,011	17,72,451	52,87,462	Creditor in Class	-	-	No	0.28%	-	4,81,771	-	
531	PAWAN KUMAR	T4-1604	11-Apr-23	22,15,183	14,04,043	36,19,226	21,24,541	11,99,747	33,24,288	Creditor in Class	-	-	No	0.17%	-	2,94,938	-	
532	SHRISHATI RAI & RAJIV RAI	T3-1801	9-Apr-23	27,05,819	13,01,546	40,07,365	25,69,326	12,37,593	38,06,919	Creditor in Class	-	-	No	0.20%	-	2,00,446	-	
533	SAQIB ALI KHAN & SANA KHAN	T4-602	12-Apr-23	24,85,604	16,28,081	41,13,685	23,72,260	13,87,202	37,59,462	Creditor in Class	-	-	No	0.20%	-	3,54,223	-	
534	SUNIL KUMAR SHARMA	T2-605	12-Apr-23	30,92,700	48,10,694	79,03,394	-	-	-	Creditor in Class	-	-	No	0.00%	-	79,03,394	-	
535	SURINDER PAL SINGH & GINNY SINGH	T2-1008	12-Apr-23	31,54,754														

Annexure – 3

Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023

List of secured financial creditors (other than financial creditors belonging to any class of creditors)

Sl. No.	Name of Creditor	Details of claim received		Details of claim admitted						Amount of contingent claim	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	Amount of claim admitted	Nature of claim	Amount covered by security interest	Amount covered by guarantee	Whether related party?	% of voting share in CoC					
	TOTAL		-	-		-	-		0.0000%	-	-	-	-	

Annexure – 4

Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023

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

Sl. No.	Name of Creditor	Details of claim received		Details of claim admitted					Amount of contingent claim	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	Amount of claim admitted	Nature of claim	Amount covered by guarantee	Whether related party?	% of voting share in CoC					
				-	-	-	-	0.00%	-	-	-	-	
	TOTAL		-	-		-			-	-	-	-	

Annexure – 5

Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023

List of operational creditors (Workmen)

Sl. No.	Name of authorised representative, if any	Name of employee	Details of claim received		Details of claim admitted				Amount of contingent claim	Amount of any Mutual dues, that may be set-off	Amount of claims under verification	Amount of claims not admitted	Remarks, if any
			Date of receipt	Amount claimed	Amount of claim admitted	Nature of claim	Whether related party?	% of voting share in CoC, if applicable					
				-	-				-	-	-	-	
	TOTAL			-	-				-	-	-	-	

Annexure – 6

Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023

List of operational creditors (Employees)

Sl. No.	Name of authorised representative, if any	Name of employee	Details of claim received		Details of claim admitted				Amount of contingent claim	Amount of any Mutual dues, that may be set-off	Amount of claims under verification	Amount of claims not admitted	Remarks, if any
			Date of receipt	Amount claimed	Amount of claim admitted	Nature of claim	Whether related party?	% of voting share in CoC, if applicable					
1	NIL	MOHD. KAMRAN KHAN	20-Jan-23	7,64,500	7,64,500	Employees	No	NA	-	-	-	-	
2	NIL	AMIT KUMAR SINGH	20-Jan-23	2,40,000	2,40,000	Employees	No	NA	-	-	-	-	
3	NIL	KAVITA MALIK	20-Jan-23	5,17,400	5,17,400	Employees	No	NA	-	-	-	-	
4	NIL	SACHIN KUMAR	27-Jan-23	1,65,000	1,65,000	Employees	No	NA	-	-	-	-	
5	NIL	PRAMOD KUMAR THAKUR	20-Jan-23	4,63,100	4,63,100	Employees	No	NA	-	-	-	-	
		TOTAL		21,50,000	21,50,000			-	-	-	-	-	

Annexure – 7

Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023

List of operational creditors (Government dues)

Sl. No.	Details of claimant		Details of claim received		Details of claim admitted				Amount of contingent claim	Amount of any Mutual dues, that may be set-off	Amount of claims not admitted	Amount of claims under verification	Remarks, if any
	Department	Government	Date of receipt	Amount claimed	Amount of claim admitted	Nature of claim	Whether related party?	% of voting share in CoC, if applicable					
				-	-				-	-	-	-	
	TOTAL			-	-				-	-	-	-	

Annexure – 8

Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023

List of operational creditors (Other than Workmen and Employees and Government Dues)

Sl. No.	Name of Creditor	Details of claim received		Details of claim admitted						Amount of contingent claim	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	Amount of claim admitted	Nature of claim	Amount covered by security interest	Amount covered by guarantee	Whether related party?	% of voting share in CoC					
1	MAHI BUILDHOME PRIVATE LIMITED	18-Jan-23	8,24,01,227	6,13,90,529	Operational creditors	-	-	No	NA	-	-	2,10,10,698	-	
2	YOGENDRA KUMAR MISHRA (Prop. M/s PAPTEQ)	26-01-2023 (updated form received on 29 Mar'23)	55,43,021	55,43,021	Operational creditors	-	-	No	NA	-	-	-	-	
3	MR. FIRE SINGH (MOHAN BUILDING MATERIAL SUPPLIER)	12-Feb-23	11,40,184	10,15,914	Operational creditors	-	-	No	NA	-	-	1,24,270	-	
4	RAJ BAHADUR	20-Mar-23	16,47,872	-	Operational creditors	-	-	No	NA	-	-	16,47,872	-	
5	SANTASHA REAL ESTATE PRIVATE LIMITED	09-Apr-23	25,69,993	25,69,993	Operational creditors	-	-	No	NA	-	-	-	-	
			9,33,02,297	7,05,19,457		-	-	-	-	-	-	2,27,82,840	-	

Annexure – 9

Name of the corporate debtor: Unibera Developers Private Limited; Date of commencement of CIRP: January 13, 2023; List of creditors as on: July 15, 2023

List of other creditors (Other than financial creditors and operational creditors)

Sl. No.	Name of Creditor	Details of claim received		Details of claim admitted					Amount of contingent claim	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	Amount of claim admitted	Nature of claim	Amount covered by security interest	Amount covered by guarantee	Whether related party?					
			-	-		-	-		-	-	-	-	
	TOTAL		-	-							-	-	