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Dated: 31st July 2022

LENDER'S INDEPENDENT ENGINEER REPORT (2nd) (FOR QUARTER ENDING JUNE 2022)

OF

COTTON COMBED COMPACT YARN MANUFACTURING PLANT

SITUATED AT

8 KM, KHASRA NO. 71, 72, 73, 83, 84, 85 and 86 VILLAGE
HUMAYUPUR, PARGANA, TEHSIL & DISTT. MUZAFFARNAGAR,
U.P.

IMPLEMENTED BY

M/S SANGAL INDUSTRIES PVT. LTD. (SIPL) GROUP COMPANY OF
"SIDHARTH GROUP"

REPORT PREPARED FOR

STATE BANK OF INDIA, SME BRANCH JANSATH ROAD, MUZAFFARNAGAR,
UTTAR PRADESH.

■ Corporate Valuers

■ Business/ Enterprise/ Equity Valuations

■ Lender's Independent Engineers (LIE)

■ Techno Economic Viability Consultants (TEV)

■ Agency for Specialized Account Monitoring (ASM)

■ Project Techno-Financial Advisors

■ Chartered Engineers

■ Industry/ Trade Rehabilitation Consultants

■ NPA Management

■ Panel Valuer & Techno Economic Consultants for PSU
Banks

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PART A

REPORT SUMMARY

1. **Name of Project:** To Set Up a Greenfield spinning plant for manufacturing of Cotton Combed Compact Yarn with an Installed Capacity of 5500 MT/ annum.
2. **Project Location:** 8 KM, Khasra no. 71, 72, 73, 83, 84, 85 and 86 Village Humayupur, Pargana & Tehsil Distt. Muzaffarnagar, U.P.
3. **Name of the Borrower:** M/s. Sangal Industries Private Limited
4. **Director's as per MCA** Mr. Shishir Sangal
Mr. Vineet Kumar Sangal
Mr. Vinod Kumar Gupta
5. **Prepared for Bank:** State Bank of India, Jansath Road, Muzaffarnagar, Uttar Pradesh.
6. **LIE Consultant Firm:** M/s. R.K. Associates Valuers & Techno Engineering Consultants (P) Ltd.
7. **Date of Survey:** 24th June 2022
8. **Date of Report:** 31th July 2022
9. **Purpose of the Report:** To provide fair detailed analysis report to the Bank based on the "in-scope points" mentioned below for facilitating them to take appropriate credit decision on the Project.



- 10. Scope of the work provided by the Lender:**
- a. Detailed Inception Report for Project Review and Assessment
 - b. Quarterly Construction Monitoring & Status Reports as and when requested by the bank
- 11. Documents perused for Proposal:**
- a. Techno economic feasibility report
 - b. CA certificate
- 12. Annexure with the report:**
- 1. Copies of Project Statutory approvals
 - 2. CA Certificate



PART B

INTRODUCTION

1. THE PROJECT:

M/s Sangal Industries Private Limited (SIPL) is setting up a Greenfield Cotton Combed Compact Yarn manufacturing plant of 5500 MT/ annum production capacity at Village Humayupur, Pargana & Tehsil Distt. Muzaffarnagar, U.P. SIPL has acquired land adjoining to the existing Kraft paper manufacturing plant of M/s Siddeshwari Industries Pvt Ltd situated at Jansath Road, Muzaffarnagar for setting up the plant. The cost of project is estimated at Rs.74.66 Cr.

2. ABOUT THE BORROWER:

SIPL is a private limited company incorporated on 04/05/2021 with the Registrar of Companies, UP with CIN No. U17299UP2021PTC145844 to set-up a spinning plant for manufacturing of Cotton Combed Compact Yarn.

Company/LLP Master Data

CIN	U17299UP2021PTC145844
Company Name	SANGAL INDUSTRIES PRIVATE LIMITED
ROC Code	RoC-Kanpur
Registration Number	145844
Company Category	Company limited by Shares
Company SubCategory	Non-govt company
Class of Company	Private
Authorised Capital(Rs)	230000000
Paid up Capital(Rs)	179971400
Number of Members(Applicable in case of company without Share Capital)	0
Date of Incorporation	04/05/2021
Registered Address	8.5 km JANSATH ROAD Muzaffarnagar Muzaffarnagar UP 251001 IN
Address other than R/o where all or any books of account and papers are maintained	8.5 K.M. JANSATH ROAD MUZAFFARNAGAR 251001 UP IN
Email Id	director@sangalindustries.com
Whether Listed or not	Unlisted
ACTIVE compliance	
Suspended at stock exchange	-
Date of last AGM	-
Date of Balance Sheet	-
Company Status(for efilling)	Active

The primary set of directors of "SIPL" as on date are:

- Mr. Shishir Sangal
- Mr. Vineet Kumar Sangal
- Mr. Vinod Kumar Gupta

M/s Sangal Industries Private Limited (SIPL) is setting up a Greenfield Cotton Combed Compact Yarn manufacturing plant of 5500 MT/ annum production capacity at Village Humayupur, Pargana & Tehsil Distt. Muzaffarnagar, U.P.

As per the information available in TEV report, SIPL is a group company of Sidharth Group which is engaged in manufacturing of Duplex and Kraft paper. M/s Sidharth Group is having following units:

1. M/s Sidharth Paper Private Limited (SPPL), Kashipur
2. M/s Sidharth Paper Private Limited (SPPL), Udham Singh Nagar
3. M/s Siddeshwari Paper Udyog Pvt. Ltd. (SPUPL), Kashipur
4. M/s Siddeshwari Industries Pvt. Ltd. (SIPL), Muzaffarnagar

3. PROJECT LOCATION:

Details about Location of Unit is as below:

Particulars	Description
Latitude	29°25'03.1"N
Longitude	77°45'23.6"E
Connectivity Systems	
Road	The project site of the subject under construction plant is well connected by road network and Lies 400m in the interior from the Miranpur-Muzaffarnagar Road (National Highway 709 AD). The Project site can be approach from the Road at the back of M/s Siddheshwari Industries Pvt. Ltd. which can be easily accessed via National Highway towards Muzaffarnagar from Miranpur. It is around 10 Km from main Muzaffarnagar city. District Muzaffarnagar is around 133 Km away from Delhi (National Capital).
Rail	The Nearest Railway station to the subject locality is Muzaffarnagar Railway Station which is about 10 Km from the Subject Project or unit toward North-west Direction
Air	The nearest Domestic and international Airport to the subject project is Indira Gandhi Airport which is about 150 Km form the subject project.



Figure 1: Location of Manufacturing Unit

4. PROJECT OVERVIEW:

M/s Sangal Industries Pvt. Ltd. (SIPL) is setting up a Greenfield Plant of 5500 MT/ annum installed Capacity of Manufacturing of Cotton Combed Compact Yarn at 8 Km, KHASRA NO. 71, 72, 73, 83, 84, 85 and 86 Village- Humayupur, Pargana, Tehsil & Distt. Muzaffarnagar, U.P. with a total land area ad measuring 2.7613 Hectares.

The company has estimated The cost of project amounting to Rs.74.66 Crore which includes Rs.62.42 Crore towards Hard cost, Rs.4.15 Crore towards Soft cost and Rs.8.09 Crore towards Margin for working capital requirement. The project is estimated to start the commercial productions by April 2023.

As per the TEV Report the plant is proposed to have installed capacity of 16.60 MT per day which considering 330 working days calculate to be $16.6 \times 330 = 5478$ MT (approx. 5500 MT/ annum) of cotton combed compact yarn is being Setup at village Humayupur, pargana, tehsil & dist. Muzaffarnagar, U.P. However, the total production Capacity as per the consent to establish is approved at a capacity of 18 MT /day. Thus, the actual production capacity

documented in the TEV report is well within the production capacity approved in Consent to establish.

In the Subject unit, SIPL has proposed to produce following Products as listed below: -

SR. NO.	PRODUCT	MARKET SEGMENT	AREA TO BE TARGETED
1.	Single combed yarn	Knitting	Delhi NCR, Ludhiana, Kolkata and Tripura
2.	Double combed yarn	Home furnishing	Meerut and Modinagar
3.	Single woven yarn	Suiting & Shirting	Ludhiana, Kolkata and Mumbai

4.1 MANUFACTURING PROCES OF PLANT

1. Mixing (Mixing various lots of cotton etc. to achieve uniform and desired quality)
2. Production stage-1 (Opening and partial cleaning through Blow Room)
3. Production stage-2 (To further clean cotton fibre and convert blow room laps into card sliver through Carding)
4. Production stage-3 (Lap Former - To convert card sliver into uniform laps for feeding to combers)
5. Production stage-4 (Comber to remove short fibers and impurities from cotton laps and convert into clean better quality combed sliver).
6. Production stage-5 (Draw Frame- To homogenize and make even sliver so that variation do not occur in yarn)
7. Production stage-6 (Simplex (Roving- To convert sliver into roving to feed into Ring Frame)
8. Production stage-7 (Spinning (Ring Frame- Converting roving into yarn of required count and twist).
9. Production stage-8 (Package Winding through Automatic Package Winders Autoconer X6 Type V / 48 Positions in the Machine Frame 44 Winding Heads Type V; Automatic Package Winders Autoconer X6 Type V / 48 Positions in the Machine Frame 48 Winding Heads Type V; Automatic Package Winders Autoconer X6 Type V / 40 Positions in the Machine Frame 36 Winding Heads Type V; Automatic Package Winders Autoconer X6 Type V / 40 Positions in the Machine Frame 36 Winding Heads Type V; (Use of Uster Jossi Vision Shield with Uster Jossi Magic Eye 2 for Elimination of Foreign Matter and Plastic Parts including White and Transparent Polypropylene: Uster Polypropylene Options for Uster Quantum 4.0

Clearers Installed on 12 ACX6 Winders (Total Spindles 475); (Use of compressed filtered Air thr' in Winders thr' Rotary Screw Compressor CSD-5; Compressed Air Filter)

10. End Products.' Grey Cotton Combed Yarn,' Blended Cotton Combed Yarn
11. Post-production stage (Quality Testing)
12. Post-production stage (Packing)
13. Dispatch

4.2 WATER REQUIREMENT

The water requirement is estimated at 10,000 L/ day (10KL/Day). Water requirement is proposed to be primarily met from tube wells/borewell which is to be installed at the site ensuring regular supply of water. However as per CTE the company has been approved only for 9KL/Day of ground water extraction only.

4.3 POWER REQUIREMENT

As per TEV report The power requirement for the unit is 2.60 MW for which SIPL has been sanctioned connected load of 3.50 MW from Pashchimanchal Vidyut Vitran Nigam Ltd. U.P. However, no supporting document in this regard is provided to us.

4.4 GEOGRAPHICAL CONDITIONS ON THE SITE:

- i. The area has generally hot climate. The maximum temperature is around 100°F while the minimum is 48°F.
- ii. The average annual rainfall of this area is about 593.5 mm.
- iii. The annual relative humidity varies from 30% to 90%.
- iv. The above plant site area falls in Seismic Zone IV.



5. SCOPE OF WORK DURING PROJECT DURATION:

- I. Detailed Inception Report for Project Review and Assessment.
- II. Quarterly Construction Monitoring & Status Reports as and when requested by the bank.
- III. Monitoring of Term loan utilisation amounting to Rs.43.00 Crore sanctioned to the company for the purchase and installation of Plant and machineries.

Note:

1. The scope of work is for the complete duration and not for a specific report.
2. Carrying out the scope of work will depend on the details/ information/ data provided to us by the borrower from time to time.

6. PURPOSE OF THE REPORT: To provide fair detailed analysis report to the Bank based on the "in-scope points" mentioned above for facilitating them to take appropriate credit decision on the Project.

7. METHODOLOGY ADOPTED:

- a. Study of Project Planning documents/ reports to know about the Project.
- b. Additional information, data, documents collection from the borrower.
- c. Study and analysis of the documents and information obtained from the borrower.
- d. Information compilation, analysis and reporting.



PART C

**PLANT INFRASTRUCTURE SECTIONS & FACILITY DETAILS WITH
ACTUAL PROGRESS**

1. LAND DETAILS:

The borrower has proposed an expenditure amounting to Rs.74.66 Crore out of which Rs.1.89 Crore is envisaged towards purchase of land and its subsequent development.

As per the copy of sale deed bearing Registration No. 7900 provided to us by the company, M/s Sangal industries Private limited has purchased the Agricultural Land ad measuring 2.7613 Hectare for the purpose of setting up the Subject Plant for the consideration amount of approx. Rs.1.66 Crore and Rs.8.30 Lakh has been paid as stamp duty on the purchase of the same. The company has obtained CLU of 2.7612 ha from agricultural to non-agricultural as per documents below.

Sr. No.	Document No.	CLU Area
1.	Case no. 9826/2021	2.3926
2.	Case No. 9050/2021	0.3686
	Total	2.7612

The copy of Sale deed and CLU document is attached as annexures with this report.

2. BUILDING & STRUCTURAL DETAILS:

SIPL Envisages setting up of below mentioned units/Sections in the Project:

Sr. No.	Description	Length/ Width	Area
			(m ²)
1	Machinery Hall with Galvalume Sheet Roof raw materials section, blow room & card section, preparatory & ring frame section, finishing house, H - plant, Gen Set Room, Administrative Office, lab, time office, stores, workshop, electric room, canteen,(Including Underground Trenches, False Ceiling, RCC Ground Flooring)	185X40	7400
2	Stock Godown with Galvalume Sheet Roof	30X40	1200
3	Compound Wall with Iron Gates		
4	Internal Roads & Drainage System		
5	Site Developments		
	Total		8600

For setting up/ development of above listed sections, SIPL has estimated Rs.5.00 Crore out of Total project cost amounting to Rs.74.66 Crore. Bifurcation of Rs.5.00 Crore is as below:

Sr. No.	Description	Amount in Crore
1	Machinery Hall with Galvalume Sheet Roof raw materials section, blow room & card section, preparatory & ring frame section, finishing house, H - plant, Gen Set Room, Administrative Office, lab, time office, stores, workshop, electric room, canteen,(Including Underground Trenches, False Ceiling, RCC Ground Flooring)	4.07
2	Stock Godown with Galvalume Sheet Roof	0.48
3	Compound Wall with Iron Gates	0.15
4	Internal Roads & Drainage System	0.20
5	Site Developments	0.10
	Total	5.00

As can be inferred from the TEV report and the sanction letter the construction cost has been submitted for a construction area ad measuring 8600 sq. mtr only. However, the actual stipulated construction area as per approved building plan is 15,316 sq. mtr. Clarification for the cost difference and subsequent funding of the extra area to be constructed was discussed with the company. Accordingly, the company informed that they are constructing area greater than the stipulated area in TEV report and the excess cost will be funded by the company from their own sources only. Lender to take note of it.

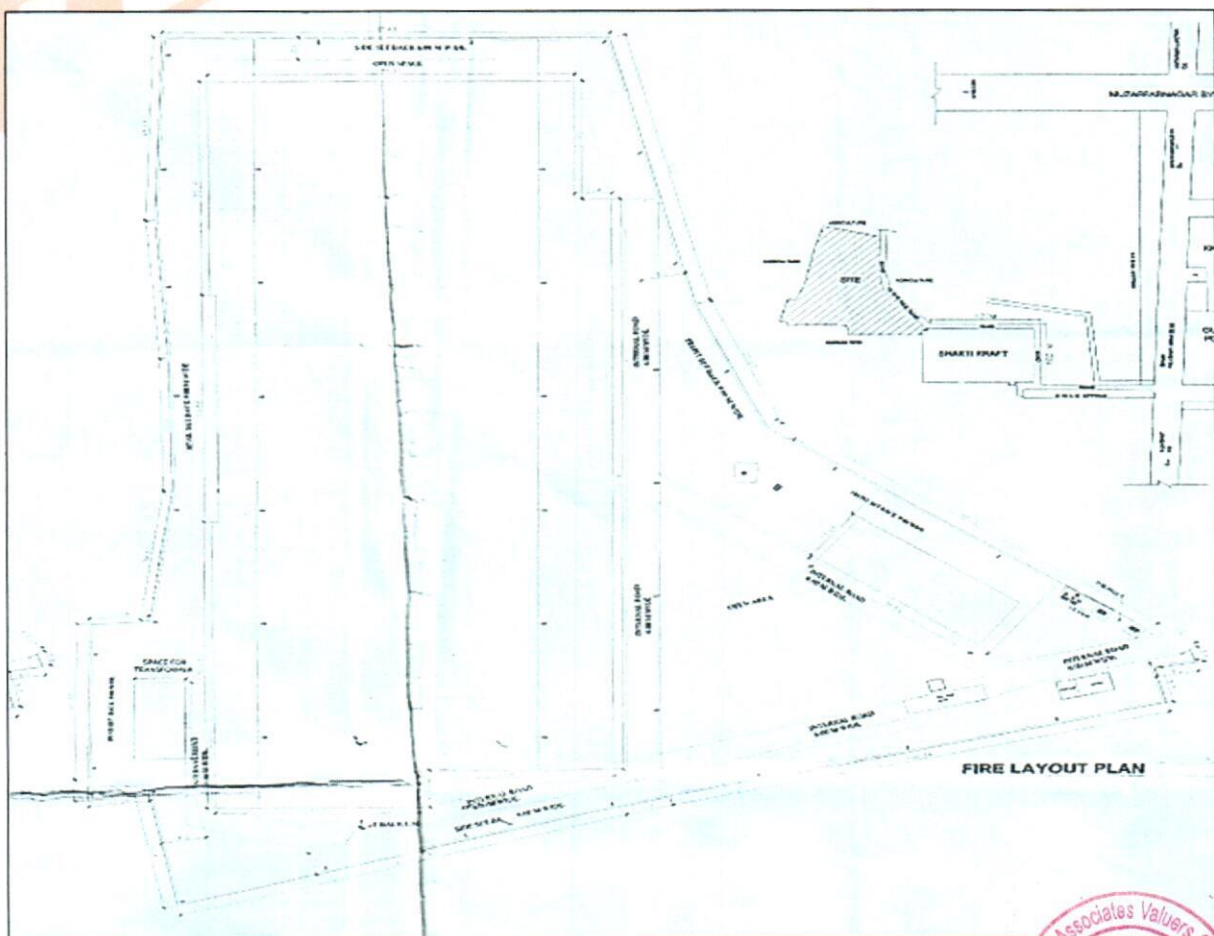
Notes:

1. The above estimation of cost is as per the TEV report provided to us by the Bank.
2. Building Plans have been prepared by Yash Madhu and Associates and is approved by Zilla Panchayat, Muzaffarnagar.
3. During site visit it was observed that the building is under construction and apart from the building approved in the building Plan the company is also constructing a workshop and a store which are not approved in the building plan.



As per Layout Plan provided by the borrower following buildings are proposed to be constructed at site:

SANGAL INDUSTRIES PRIVATE LIMITED 8.5 KM, JANSATH ROAD, MUZAFFARNAGAR, U.P. 251001.	
AREA STATEMENT	
TOTAL PLOT AREA	28,111.93 SQ.MT.
MACHINE HALL -1	5,886.75 SQ.MT.
BALE PLUCKER	642.76 SQ.MT.
MACHINE HALL -2	5700.35 SQ.MT.
TOTAL SHED AREA	12,229.86 SQ.MT.
OFFICE BUILDING	200.00 SQ.MT.
BACK SIDE BUILDING	1,209.67 SQ.MT.
FRONT SIDE BUILDING	1,090.21 SQ.MT.
COLONY BUILDING	527.68 SQ.MT.
VCB & METER ROOM	54.53 SQ.MT.
KANTA ROOM	8.76 SQ.MT.
TOTAL R.C.C SLAB	3,086.85 SQ.MT.
TOTAL COVERED AREA	15,316.71 SQ.MT.
OPEN AREA	12,795.22 SQ.MT.
PARKING AREA	
REQUIRED	1,817.00 SQ.MT.
ACHIEVED	1,840.00 SQ.MT.
GREEN AREA	1,715.00 SQ.MT.
GROUND COVERAGE	0.54
F.A.R	0.54%
APPLICANTS SIGN  	
ARCHITECTS SIGN  	
ALL DIMENSION IN METERS DATE :- 31ST MARCH 2022 NORTH  ARCHITECTS - PLANNERS - ENGINEERS YASH MADHU & ASSOCIATES F-1 AGARWAL MARKET, MAHAVIR CHOWK, MUZAFFARNAGAR	



Progress of Building and Civil Structures for the Plant is considered as per the information provided by the Client about the status of Progress for Civil Work:

1. The Physical progress is considered based on approximate observation during our visit on 24th June 2022 of the Subject Plant, during the Course of our visit to the subject Project Site in Month of June following observations were made:

Table 01

Sr. No.	Description	Remarks
I	Main Factory Building	
1	Machine Hall-1	1. PCC flooring work was complete 2. Frame Structure work complete 3. Erection of all the trusses was complete 4. Fall ceiling of the Roof was Complete
2	Bale Plucker	1. PCC flooring work was complete 2. Frame Structure work complete 3. Erection of all the trusses was complete 4. Fall ceiling of the Roof was in progress
3	Machine Hall-2	1. Only Partial wall erection at both the ends were found at the site and work was in Progress 2. Two of the trusses were also erected for the MH-2
4	Back Side Building	1. Ground floor civil work for the entire backside buildings were complete and outer Plaster was going as per observation during the site survey 2. Interior work of these buildings was complete at ground floor and only final finishing work were remaining.
5	Back Side Building (Humidification plant)	1. Civil work of the first floor of the supporting Humidifier is complete 2. Construction of the third floor of the Humidification Plant was in Progress
6	Front Side Building	Not yet Started
7	Colony Building	Not yet Started
8	VCB & Meter Room	Structure work is complete and interior work is in progress
9	Kanta Room	Foundation work was in Progress
10	Office Building	Not yet Started

Sr. No.	Description	June Percentage Progress
1	Machine Hall-1	90%
2	Bale Plucker	85%
3	Machine Hall-2	15%
4	Back Side Building	75%
5	Front Side Building	0%
6	Colony Building	0%
7	VCB & Meter Room	80%
8	kanta Room	10%
9	Office Building	0%
10	Parking	0%

(Handwritten signatures and stamps)
R.K. Associates Valuers & Techno Engineering Consultants Pvt. Ltd.

The Expenditure on the civil work in the current quarter is only of Rs.14 Lakhs as inferred from the CA certificates of this quarter and previous Quarter. The progress of the civil work captured in the report is for cumulative till the June Quarter. The Total Progress of the Plant civil work till this quarter as assessed is ~50% of the total work need to be executed.

3. MACHINERIES & OTHER EQUIPMENTS AND UTILITIES:

The total amount envisaged against the purchase and installation of Plant and Machinery amounts to Rs.55.53 cr. Breakup of which is as below:

MACHINERIES AND OTHER EQUIPMENT'S		
Sr. No.	Particulars	Amount (Cr.)
1.	Plant & Machinery	49.6
2.	Electrical Equipment's	1.9
3.	Utilities	4.03
	Total	55.53

The details list of machineries and other equipment's to be delivered to the site area is as below:

Sr. No.	Detail of Machines	Quantity (Set/Nos.)	Name of Supplier	Total Amount
1	Automatic Package Winders (Link Coner)	475	SAURER SPINNING SOLUTION GMBH & CO. KG, GERMANY	11,46,29,051.00
2	Contamination sorter	2	USTER TECHNOLOGIES AG, SWITZERLAND	1,65,00,000.00
3	Uster Poly Propylrne Options	12	USTER TECHNOLOGIES AG, SWITZERLAND	17,63,437.50
4	Rotary Screw Compressor CSD	2	Kaeser Compressors (India) Pvt. Ltd	22,54,415.00
	Compressed Air Filter	2		
5	Blow room (2 Lines):- Bale Plucker, Vario Clean, Unimix, FlexiClean & Accessories	35	LAKSHMI MACHINE WORKS LTD. COIMBATORE	38,34,70,027.94
	Carding LC 363	16		
	Fine Feed Chute LA7/6	16		
	Accessories for Carding Machine	1		
	Draw frame LDB3 (Single Del)	1		

Sr. No.	Detail of Machines	Quantity (Set/Nos.)	Name of Supplier	Total Amount
	Draw frame LDB3 (Double Del)	2		
	Lap Former LH20 S	2		
	Comber LK69	11		
	Accessories for Combing Machine	7		
	Draw frame- finisher - LDF3S	6		
	Speed frame LF4280/A	4		
	Ring Frame LRJ 9/SX/SXL	4		
	Ring Frame LRJ 9/SX/SXL	8		
6	Overhead cleaners Ring Frame (CWC with)	12	ELGI ELECTRIC AND INDUSTRIES LIMITED, COIMBATORE	51,07,123.00
	Centralised Waste Collection System	1		
	Overhead cleaners Link Coner	12		
	Overhead cleaners Speed Frame	4		
7	Argus Spark Blocker System Fire Protection	10	ELGI ELECTRIC AND INDUSTRIES LIMITED, COIMBATORE	15,77,564.40
	Digitel Control Panel Z10	1	ELGI ELECTRIC AND INDUSTRIES LIMITED, COIMBATORE	
8	Fire System For Bale Plucker	1	ELGI ELECTRIC AND INDUSTRIES LIMITED, COIMBATORE	3,26,735.00
9	Sieger Yarn Conditioning Plant 1000 NG	1	Sieger Spintech Equipments Pvt. Ltd	25,25,200.00
10	Bobbin Handling System	1	AM Innospin System Pvt Ltd	48,38,000.00
11	Luwa Auto Control Humidification Plant for Ring Spinning and parts thereof with standard and essential accessories	1	LUWA INDIA PVT LTD	1,78,18,000.00
12	Automatic Bale Press	1	TINYTOP ENGINEERING INDIA PRIVATE LIMITED	31,27,000.00
13	HFT Semi Auto High-Volume Cotton Testing Equipment.		PREMIER EVOLVICS PVT LTD	1,88,80,000.00
	aQura 2 Fibre And Process info System		PREMIER EVOLVICS PVT LTD	
	iQ3 Evenness tester		PREMIER EVOLVICS PVT LTD	
	Turbo Maxx 7 High Speed Single Yarn Strength Tester	4	PREMIER EVOLVICS PVT LTD	
14	Godrej 3 Ton Electric Forklift GX 300 E UNO-4.5M LIFT	1	Urja Systems	12,56,700.00

Sr. No.	Detail of Machines	Quantity (Set/Nos.)	Name of Supplier	Total Amount
15	Simplex Bobbin	35000	IDEAL SHEET METAL STAMPINGS & PRSSINGS PVT. LTD	50,96,420.00
	Hig Ring Spinning Tube	20500		
	HCC Ring Spinning Tube	16500		
	HCC Ring Spinning Tube	16500		
16	Multi Roller Mouting Machine LC 363	1	Lakshmi Card Clothing Manufacturing Company (P) Ltd	22,40,490.00
	Automatic Flat Clipping Machine LCFM40	1		
	Automatic Flat Grindging Machine AFGM 40	1		
	Grinding Plate	2		
17	Perfect Twin Head Cot Grindign M/C: TWG-TF	1	Perfect Equipments Pvt Ltd.	32,46,180.00
	Perfect Hydraulic Cot Mounting M/C: CMHY	1		
	Perfevt U.V. Treatment Machine: UVTM	1		
	Perfect Cot Checking Device: CCD	1		
	Perfect Automatic Arbour Greasing M/C: ARG	1		
	Perfect Spindle Lubricating M/C: SL-3	1		
	Perfect Clearer roller cleaning M/C: CRCSFAF	1		
	Perfect Roving Waste Opening M/C: RWO	1		
	Perfect Flutted roller truing M/C: FRTM	1		
	Perfect Shore Hardness Tester	1		
18	HDPE CAN SPINNING CAN SIZE 40" x 48" X 3.00 MM	230	Rimtex industries	51,34,180.00
	HDPE CAN SPINNING CAN SIZE 24" x 48" X 2.5 MM	115		
	HDPE CAN SPINNING CAN SIZE 20" x 48" X 2.0 MM	1400		
19	Testing equipment (QC)	15	Tecchno Qualicon Solutions (P) Ltd.	9,94,551.00
20	2500 KVA Electrical Transformer Level2	2	Power Star	52,51,000.00
21	Main PCC Panel & PDB Panel With Switch Gear	11	Shakumbri Enterprises	83,78,000.00
22	Grandlay 1100 volts XLPE armoured cable with Aluminium Conductor	2	Industrial Venture	46,15,452.00
	Grandlay 1100 volts XLPE armoured cable with Copper Conductor	10		34,09,365.50



Sr. No.	Detail of Machines	Quantity (Set/Nos.)	Name of Supplier	Total Amount
23	Identification Band 20" Orange & Green	720	Rimtex industries	1,02,291.84
	Identification Band 24" Violet	70		11,436.56
	Identification Band 40" Yellow. Red	140		38,359.44
24	Flooring Material and Flooring job	8537 sqm	Master Floor India Pvt. Ltd.	54,28,000.00
25	Armoured H.T. cable 3C X185 mm ²	800 Mtr	Gupta Power Infrastructure Ltd.	13,31,040.00
	Armoured H.T. cable 3C X300 mm ²	1600 Mtr		34,92,800.00
26	H.T. VCB Panel	1	Asiatic Electrical & Switchgear Pvt. Ltd	27,14,000.00
27	Lysaght Trimdek Profile Sheet		Shree Ji & Company	68,67,544.54
28	Fiber Glass Insulation	8487	Anand Insulation Pvt. Ltd	21,03,078.60
29	Ducting For H.plant, False Ceiling with Board and installation work		Aala Technocraft	1,21,34,966.60
30	Roofing Sheeting & Underdeck insulation Installation Work		Zetex Marketing (P) Ltd.	16,54,950.00
31	Hydraulic Hanh Lift pallet Trucks		Agromec	1,08,560.00
Total				64,83,17,359.92

From the Machines listed in the above table following machines were verified at the site during the site visit:-

S.No.	Detail of Machines	Quantity (Set/Nos.)	Verified at Site
1	Automatic Package Winders (Link Corner)	475	Verified with the help of Representative
2	Contamination sorter	2	Verified with the help of Representative
3	Rotary Screw Compressor CSD	2	Verified with the help of Representative
	Compressed Air Filter	2	Verified with the help of Representative
4	Blow room (2 Lines):- Bale Plucker, Vario Clean, Unimix, FlexiClean & Accessories	35	34 items out of 35 items are delivered to the site as per the representative
	Carding LC 363	16	2 items out of 16 items are delivered to the site as per the representative
	Fine Feed Chute LA7/6	16	2 items out of 16 items are delivered to the site as per the representative
	Draw frame LDB3 (Single Del)	1	1 items out of 2 items are delivered to the site as per the representative
	Draw frame LDB3 (Double Del)	2	1 items out of 2 items are delivered to the site as per the representative
	Draw frame- finisher - LDF3S	6	4 items out of 6 items are delivered to the site as per the representative

(Handwritten signatures and stamps)

S.No.	Detail of Machines	Quantity (Set/Nos.)	Verified at Site
	Speed frame LF4280/A	4	2 items out of 4 items are delivered to the site as per the representative
	Ring Frame LRJ 9/SX/SXL	4	Verified with the help of Representative
5	Overhead cleaners Ring Frame (CWC with)	12	6 items out of 12 items are delivered to the site as per the representative
	Overhead cleaners Link Coner	12	6 items out of 12 items are delivered to the site as per the representative
	Overhead cleaners Speed Frame	4	2 items out of 4 items are delivered to the site as per the representative
6	Argus Spark Blocker System Fire Protection	10	Verified with the help of Representative
	Digitel Contral Panel Z10	1	Verified with the help of Representative
7	Fire System For Bale Plucker	1	Verified with the help of Representative
8	Sieger Yarn Conditioning Plant 1000 NG	1	Verified with the help of Representative
9	Luwa Auto Control Humidification Plant for Ring Spinning and parts thereof with standard and essential accessories	1	80% of the machinery part are delivered at the site as per discussion with representative
10	Automatic Bale Press	1	Verified with the help of Representative
11	Godrej 3 Ton Electric Forklift GX 300 E UNO-4.5M LIFT	1	Verified with the help of Representative
12	Simplex Bobbin	35000	19,000 items out of total 35,000 items is delivered to the site as per the representative
	Hig Ring Spinning Tube	20500	Not delivered
	HCC Ring Spinning Tube	16500	Verified with the help of Representative
	HCC Ring Spinning Tube	16500	Verified with the help of Representative
13	Grandlay 1100 volts XLPE armoured cable with Aluminium Conductor	2	Verified with the help of Representative
	Grandlay 1100 volts XLPE armoured cable with Copper Conductor	10	Verified with the help of Representative
14	Flooring Material and Flooring job	8537 sqm	Verified with the help of Representative
15	H.T. VCB Panel	1	Verified with the help of Representative
16	Lysaght Trimdek Profile Sheet		Verified with the help of Representative
17	Fiber Glass Insulation	8487	Verified with the help of Representative
18	Ducting For H.plant, False Ceiling with Board and installation work		Verified with the help of Representative
19	Roofing Sheeting & Underdeck insulation Installation Work		Verified with the help of Representative
20	Hydraulic Hanh Lift pallet Trucks		Verified with the help of Representative

(Circular Stamp: RK Associates Valuers & Techno Engineering Consultants Pvt Ltd. with signatures)

Note:

1. The Machineries verified at the site during the site visit are incorporated in the above table and as the type of the machineries are only "31" but the no. of Machineries are large as can be seen in the table, the sample out of the bulk of machineries are verified and whole batch of the machineries are assessed on approximate basis and the exact number put in the above table are as per the Information provided by the representative Mr. Jasvir Singh (V.P. OF SIPL) during the site visit.
2. The total project cost of purchase and installation of machineries and other equipment's amounts to Rs.55.53 Crore. However as per the detailed list of machineries and other equipment's the same amounts to Rs.64.84 Crore which is approximately 9.30 Crore more than the envisaged cost.
3. Copies of Purchase Orders/Proforma Invoices were sought from the company. However, the same is not provided to us by the company citing that they do not have any PI or PO for the above machineries.
4. The bank has sanctioned term Loan amounting to Rs.43.00 Crore as per the Cost of machineries and other equipment's amounting to Rs.55.53 Crore. However, the actual cost of machineries and equipment's to be purchased by the company for this project amounts to Rs.64.84 Crore as per detailed list of machineries and other equipment's attached above.
5. The Machinery for the Plant Comprises of Both Indigenous Machines and imported Machine's. As per our verbal discussion with the company the major vendor for the Indigenous Machines is M/s Lakshmi Machine Works Ltd (LMW), Coimbatore and for the Imported machines are M/s Saurer, Germany and M/s Uster, Switzerland. Copies of Purchase Orders/Quotations were sought from the company however the same is not provided to us citing that there are no such formal agreements with the companies.



PART D

PROJECT CONSULTANTS, CONTRACTORS & SUPPLIERS

According to the SIPL officials, the company has not appointed any Construction Contractor and the project is establishing under the in-house engineering team only. However, the company has signed an agreement with the Steinberg Engineering Consultants, Gorakhpur for designing civil infrastructure. Agreement copies of the same is not provided to us. Therefore, we are unable to comment on the terms and condition of the same.

We have sought the copies of Performa Invoices/Purchase orders of the machineries listed in the previous section. However, the same is not provided to us by the company citing that no formal agreements have been made with the machinery suppliers.



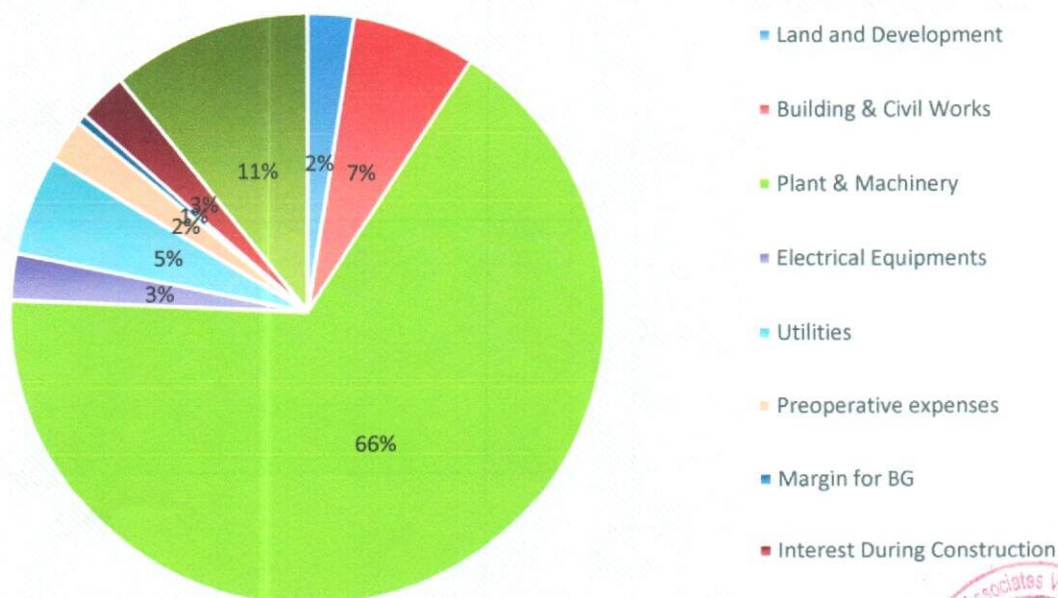
PART E

PROJECT COST & MEANS OF FINANCE

1. **TOTAL PROJECT COST:** Sangal Industries Private Limited has estimated the Total Project Cost amounting to Rs.74.66 Crore which has been proposed to be funded in DER of 2.38. Details of Rs.74.66 Crore is as below:

COST OF PROJECT		
S. No.	Particulars	Estimated cost (Rs. in Cr.)
HARD COST		
1	Land and Development	1.89
2	Building & Civil Works	5.00
1	Plant & Machinery	49.60
2	Electrical Equipments	1.90
3	Utilities	4.03
SUB-TOTAL (HARD COST)		62.42
SOFT COST		
6	Preoperative expenses	1.75
7	Margin for BG	0.40
8	Interest During Construction	2.00
SUB-TOTAL (SOFT COST)		4.15
9	Margin for Working capital requirement	8.09
GRAND TOTAL INCL. WC MARGIN		74.66

COST OF PROJECT (Rs.74.66 Crore.)



2. CURRENT STATUS & TOTAL EXPENDITURE INCURRED TILL DATE:

Details of the expenditure in the Table below is recorded for the expenditure incurred up to 30th June 2022 as per CA Certificate dated 18th July 2022 with UDIN No. 22077650ANCOJZ8621.

SR. NO.	PARTICULARS	TOTAL ESTIMATED COST	INCURRED TILL 30.06.2022	CURRENT STATUS OF WORK AND REMARKS
		(All figures in cr.)		
1.	Land and Development	Allocated Amount	1.89	<p>The borrower has estimated an expenditure amounting to Rs.1.89 Crore towards Land and site development.</p> <p>As per the CA certificate dated 18th July 2022 with UDIN No. 22077650ANCOJZ8621 the borrower has made an expenditure amounting to Rs.1.91 Crore towards land and site development. As per sale deed the company has incurred Rs.1.74 cr. including stamp duty cost towards purchase of land parcels. Balance expenditure amounting to Rs.0.17 Crore is spent towards site development works and the seems fine as per the extent of project area.</p>
		Incurring up to period ending June 2022	1.91	
2.	Building & Civil Works	Allocated Amount	5.00	<p>The borrower has estimated an expenditure amounting to Rs.5.00 Crore towards Building and Civil Structures.</p> <p>However, as per the breakup of expenditure mentioned in CA certificate dated 18th July 2022 with UDIN No. 22077650ANCOJZ8621 the expenditure shown is Rs.6.1 crore. For the same we have relied on CA certificate and as per internal assessment of the construction Progress observed during the</p>
		Incurring up to period ending June 2022	6.1	

same is approved by us

f 54

RK Associates & Techno Engineering Consultants Pvt. Ltd.

				on the basis of Invoices provided to us and the Physical Progress observed during the site Survey. Over and above this amount the Company has also paid the advances amounting to Rs. 14.05 crores. The details of the same was sought from the borrower however, no details were provided to us, and therefore we have relied on CA certificate for the advances incurred.
4.	Electrical Equipment	Allocated Amount	1.90	No expenditure is shown under this head.
		Incurred up to period ending June 2022	0.00	
5.	Utilities	Allocated Amount	4.03	No expenditure is shown under this head.
		Incurred up to period ending June 2022	0.00	
6.	Pre-operative Expenses	Allocated Amount	1.75	For expenditure towards soft cost, we have relied on CA certificate only.
		Incurred up to period ending June 2022	2.76	
7.	Margin for Bank Guarantee	Allocated Amount	0.40	No expenditure is shown under this head.
		Incurred up to period ending June 2022	NA	
8.	Interest During Construction	Allocated Amount	2.00	No expenditure is shown under this head.
		Incurred up to period ending June 2022	NA	
9.	Margin for Working capital requirement	Allocated Amount	8.09	No expenditure is shown under this head
		Incurred up to period ending June 2022	NA	
		Expenditure approved under his head	NA	
10.	Fixed deposit in Bank	Allocated Amount	NA	There is no head as such in the estimated Proposed Cost. Although as per the CA certificate an amount

		Incurring up to period ending June 2022	0.63	of Rs.0.63 crore is incurred toward this head.
11.	Cash and bank balance	Allocated Amount	NA	There is no head as such in the estimated Proposed Cost. Although as per the CA certificate an amount of Rs.2.86 crore is incurred toward this head.
		Incurring up to period ending June 2022	2.86	
12.	GST recoverable	Allocated Amount	NA	There is no head as such in the estimated Proposed Cost. Although as per the CA certificate an amount of Rs.2.71 crore is incurred toward this head.
		Incurring up to period ending June 2022	2.71	
12.	Total	Allocated Amount	74.66	Details of expenditure, Copies of PO's/WO's are not provided to us by the borrower however the Invoices for the machines purchased are provided to us by the company/borrower. Therefore, we have relied on the invoices and the amount incurred as per the invoices for the machines. But analysis for other heads is not done at our end due to unavailability of related documents and we have relied on CA certificate for them. We have given a general overview of the project based on expenses shown by chartered accountant in their CA certificate dated 18 th July 2022 with UDIN No. 22077650ANCOJZ8621 and Physical progress up to June 2022 observed during the site survey and copies of machinery invoices provided by the company.
		Incurring up to period ending June 2022	58.46	
		Approved by the LIE for the Quarter ending June 2022	57.21	

Comments:

1. The borrower has estimated an expenditure amounting to Rs.5.00 Crore towards Building and Civil Structures. However, as per the breakup of expenditure mentioned in CA certificate

dated 18th July 2022 with UDIN No. 22077650ANCOJZ8621 the expenditure shown is Rs.6.1 crore. For the same we have relied on CA certificate.

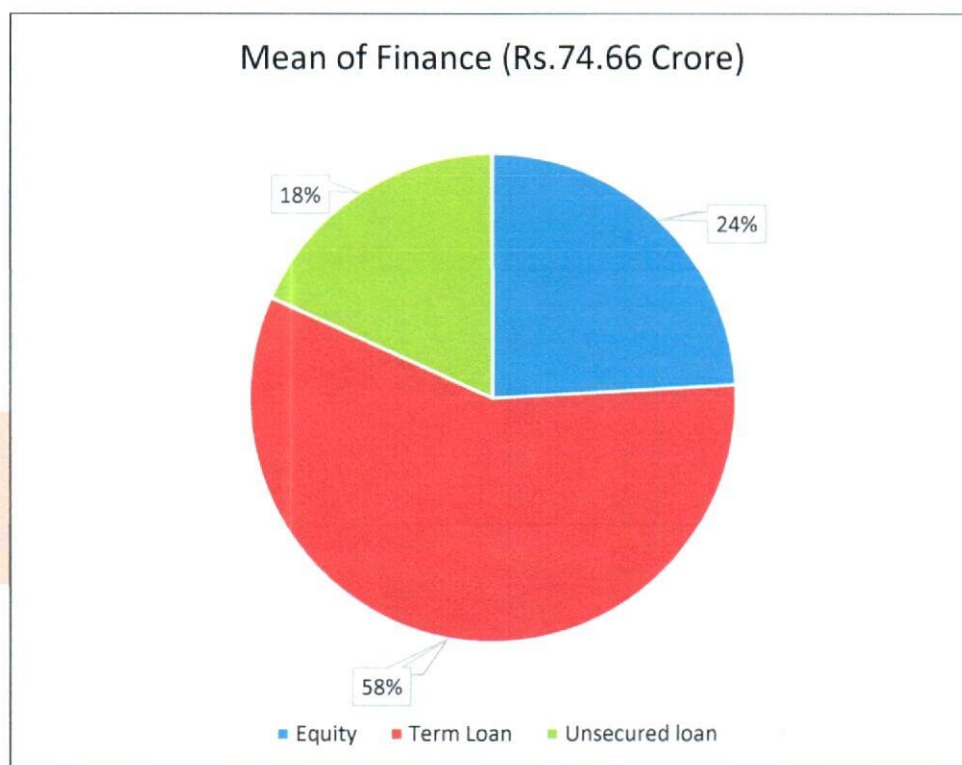
2. Cost overrun is anticipated under the head Building works and civil construction since envisaged area of construction in bank records is less than the area being actually constructed on site.
3. As per the physical progress observed during the site visit, detailed list of machineries that have been delivered to the site is provided to us and same is randomly verified at the site as attached in the Report above. Supporting documents of the above expenditure were sought from the company. Accordingly, the company has provided us copies of invoices for the quarter ending June 2022. Therefore, we have approved the amount of Rs.26.14 Crore under this head based on the invoices provided to us. Ledger for the advances is provided by the company and the amount approved is as per the CA certificate and the ledgers provided to us.
4. We have given a general overview of the project based on expenses shown by chartered accountant in their CA certificate dated 18th July 2022 with UDIN No. 22077650ANCOJZ8621 and construction progress up to June 2022 based on the Data/ information gathered from client and the observation made during the site survey.



3. SOURCES OF FINANCE & UTILIZATION OF FUNDS: The Project cost mentioned above has been planned to be covered from following resources:

(Amount in Rs. Crore)

PARTICULARS	ENVISAGED MEANS OF FINANCE
Promoter's Contribution (Equity)	18.00
Term Loan (Debt)	43.00
Unsecured loan	13.66
TOTAL	74.66



(Amount in Rs. Crore)

PARTICULARS	PLANNED AMOUNT	AMOUNT INFUSED UP TO 31.03.2022	BALANCE
Share Capital	18.00	18	00
Term Loan from Bank	43.00	23.69	19.31
Unsecured Loan	13.66	15.72	-2.06
Creditors Payable		1.05	-1.05
TOTAL	74.66	58.46	16.2

Source: As per CA Certificate dated 18th July 2022 with UDIN No. 22077650ANCOJZ8621.

Comments:

The sanctioned DER of the project is 2.38 and current DER of the project stands at 1.32.

PART F

STATUTORY & REGULATORY APPROVALS, CLEARANCES & NOC

Sr. No.	NAME OF LICENSE/ REGISTRATION	PURPOSE	DATE OF ISSUE	Current Status
	ISSUING AUTHORITY		LICENCE NO.	
1.	Building Plan	Approval of building plans	13/05/2022	Approval for the Building Plan is obtained by the Company from the competent Authority.
	State PWD		376/4074/2020/14/15/23 23 22	
2.	Change of Land Use (143) (for Land area 2.3926 Hectare)	Conversion of Land from Agricultural to Non-Agricultural land	03/01/2022	Collector Office, Muzaffarnagar
			Case No. 9826/2021	
2.1.	Change of Land Use (143) (for Land area 2.3926 Hectare)	Conversion of Land from Agricultural to Non-Agricultural land	25/10/2021	Collector Office, Muzaffarnagar
			Case No. 9050/2021	
3.	Environment Clearance	Approval as per environment guidelines in the area	NA	Not Provided
	Ministry of Environment, Forest and Climate Change		NA	
4.	Consent to Establish	Approval as per Pollution norms applicable in that area	03/09/2021	As on date the clearance is valid and will be valid up to 02/09/2023
	UP State Pollution control board		132465/UPPCB/MU ZAFFARNAGAR(UP PCBRO)/CTE/MUZA FFARNAG AR/2021	
5.	Provisional Fire NOC	Approval of fire protection technique in the project	24/01/2022	The company has obtained the Fire NOC from the competent authority.
	State Fire authority		UPFS/2022/43339/ MZN/MUZAFFARNA GAR/355/JD	



6.	Groundwater Abstraction Clearance	Approval for groundwater abstraction for	NA	Not Provided
	Central Groundwater Authority	construction purpose	NA	
7.	IEM Certificate	Industrial	NA	Not Provided
	Ministry of Commerce and Industry	Entrepreneurs memorandum	NA	
8.	Power Connection	Power connection for construction works	NA	Not Provided
	State Power Authority		NA	

Observations & Comments:

1. All approvals including approvals/consents required under local regulations, building codes and approvals required from the Distribution Utility etc. relating to installation of unit are listed above and their current status.



PART G

PROJECT SCHEDULE & CURRENT STATUS

IMPLEMENTATION SCHEDULE OF SIPL, MUZZAFARNAGAR, UTTAR PRADESH				
S.No.	Particular	Commencement	Completion	Current Status
1	Acquisition of land		Acquired	The company has already acquired the Land for the Plant
2	Construction of civil work	Aug-21	Apr-22	Refer the Table:- 01, As per the Schedule the Construction work is delayed and observing the current status of construction, the timeline is anticipated to be delayed by a year from the actual timeline. Although the original timeline was put in accordance with the construction of 8,600 sq.mtr. of built up area but as the Proposed Built up area is revised, the timeline should be revised which is not Provided to us.
3	Electrical works	Jan 2022	May-22	Electrical Works in the Machine Hall-1 and the VCB room was in progress. At the time of visit the electrical panels were in packed condition. as per the completion date of the particular work it seems to be delayed and the same is correlated with the construction of the building So, the delay for the same is ascertain.
4	Installation of machines	May-22	Feb-23	As per the random verification of the Machinery at site and subsequent discussion with the engineer Assisted the visit the machineries present at the site were satisfactory and the erection work of the machineries were in progress. The Project seem to meet the installation of the machinery by the timeline mentioned.
5	Trial operation	-	Mar-23	Not yet Started
6	Commercial operation		Apr-23	As per the progress analysis of the project based on invoices provided by the company and construction progress observed during the site survey commercial operations of the project are anticipated to start by April 2023.



PART H

OBSERVATIONS & COMMENTS

1. The estimation of cost considered in the report is as per the TEV provided to us by the Bank.
2. The Physical progress captured in the report is based on approximate observations of status of structures constructed on site during site inspection in the month of June.
3. The Progress of the Plant and machinery is considered as per the Invoices provided by the company and the insight of the Project in June as per the site visit to the Plant during the June month.
4. As per CA certificate dated 18th July 2022 with UDIN No. 22077650ANCOJZ8621 the borrower has made an expenditure on the project amounting to Rs.58.46 Crore out of the total amount of Rs.74.66 crores.
5. Detail of Expense, Copies of PO's/WO's is not provided to us by the borrower. Therefore, we have not analysed the physical progress of structures and have relied on expense shown by chartered accountant in their CA certificate dated 18th July 2022 with UDIN No. 22077650ANCOJZ8621 for the project. However, as the Company/ Borrower have provided us with the Invoices for the Machinery so, we have relied on the invoices for the expenses toward Plant and machinery.
6. This is the 2nd LIE Report of the project and as per CA certificate showing expenditure in the project up to 30th June 2022, Term loan amounting to Rs.23.69 Crore has been disbursed by the lender up to 30th June 2022 out of total amount of Rs. 43 crores.
7. The borrower has obtained Building plan approval and Provisional Fire NOC for the Unit. However, we have not been provided by the approved building Plan Letter.
8. As per our observation of the Subject Plant during the visit in the June Month, the Project progress seems to be satisfactory, as the work was in full swing as observed. Although there is a delay in construction considering the original Schedule submitted to the bank but if weighed according to the revised construction/ Built up area seems to be reasonable. Plant and machinery Progress for the Project mainly is because of the delivered machine and the erection is yet in the initial stage.



PART I

DISCLAIMER

1. No employee or member of R.K Associates has any direct/ indirect interest in the Project.
2. This report is prepared based on the copies of the documents/ information which the Bank/ Borrower has provided to us out of the standard checklist of documents sought from them and further based on our assumptions and limiting conditions. The client/owner and its management/representatives warranted to us that the information they supplied was complete, accurate and true and correct to the best of their knowledge. All such information provided to us has been relied upon in good faith and we have assumed that it is true and correct in all respect. I/We shall not be liable for any loss, damages, cost or expenses arising from fraudulent acts, misrepresentations, or wilful default on part of the owner, borrower, its directors, employee, representative or agents. Verification or cross checking of the documents provided to us from the originals or from any Govt. departments/ Record of Registrar has not been done at our end since this is beyond the scope of our work. If at any time in future, it is found or came to our knowledge that misrepresentation of facts or incomplete or distorted information has been provided to us then this report shall automatically become null & void.
3. Legal aspects for eg. investigation of title, ownership rights, lien, charge, mortgage, lease, sanctioned maps, verification of documents, etc. have not been done at our end and same has to be taken care by legal expert/ Advocate. It is assumed that the concerned Lender/ Financial Institution has satisfied them with the authenticity of the documents, information given to us and for which the legal verification has been already taken and cleared by the competent Advocate before requesting for this report. I/ We assume no responsibility for the legal matters including, but not limited to, legal or title concerns.
4. This report is a general analysis of the project based on the scope mentioned in the report. This is not an Audit report, Design document, DPR or Techno feasibility study. All the information gathered is based on the facts seen on the site during survey for the quarter ending June 2022, verbal discussion & documentary evidence provided by the client and is believed that information given by the borrower is true best of their knowledge.
5. All observations mentioned in the report is only based on the visual observation and the documents/ data/ information provided by the client. No mechanical/ technical tests, measurements or any design review have been performed or carried out from our side during Project assessment.
6. Bank/FII should ONLY take this report as an Advisory document from the Financial/ Chartered Engineering firm and its specifically advised to the creditor to cross verify the original documents for the facts mentioned in the report which can be availed from the borrowing borrower directly.



7. In case of any default in loans or the credit facility extended to the borrowing borrower, R.K Associates shall not be held responsible for whatsoever reason may be and any request for seeking any explanation from the employee/s of R.K Associates will not be entertained at any instance or situation.
8. The documents, information, data provided to us during the course of this assessment by the client is reviewed only upto the extent required in relation to the scope of the work. No document has been reviewed beyond the scope of the work.
9. This report only contains general assessment & opinion as per the scope of work evaluated as per the information given in the copy of documents, information, data provided to us and/ and confirmed by the owner/ owner representative to us at site which has been relied upon in good faith. It doesn't contain any other recommendations of any sort including but not limited to express of any opinion on the suitability or otherwise of entering into any transaction with the borrower.
10. We have relied on data from third party, external sources & information available on public domain also to conclude this report. These sources are believed to be reliable and therefore, we assume no liability for the truth or accuracy of any data, opinions or estimates furnished by others that have been used in this analysis. Where we have relied on data, opinions or estimates from external sources, reasonable care has been taken to ensure that such data has been correctly extracted from those sources and /or reproduced in its proper form and context, however still we can't vouch its authenticity, correctness or accuracy.
11. This Report is prepared by our competent technical team which includes Engineers and financial experts & analysts.
12. This is just an opinion report and doesn't hold any binding on anyone. It is requested from the concerned Financial Institution which is using this report for taking financial decision on the project that they should consider all the different associated relevant & related factors also before taking any business decision based on the content of this report.
13. All Pages of the report including annexures are signed and stamped from our office. In case any paper in the report is without stamp & signature then this should not be considered a valid paper issued from this office.
14. Though adequate care has been taken while preparing this report as per its scope, but still we can't rule out typing, human errors, over sightedness of any information or any other mistakes. Therefore, the concerned organization is advised to satisfy themselves that the report is complete & satisfactory in all respect. Intimation regarding any discrepancy shall be brought into our notice immediately. If no intimation is received within 15 (Fifteen) days in writing from the date of issuance of the report, to rectify these timely, then it shall be considered that the



report is complete in all respect and has been accepted by the client upto their satisfaction & use and further to which R.K Associates shall not be held responsible in any manner.

15. Defect Liability Period is **15 DAYS**. We request the concerned authorized reader of this report to check the contents, data and calculations in the report within this period and intimate us in writing if any corrections are required or in case of any other concern with the contents or opinion mentioned in the report. Corrections only related to typographical, calculation, spelling mistakes, incorrect data/ figures/ statement will be entertained within the defect liability period. Any new changes for any additional information in already approved report will be regarded as additional work for which additional fees may be charged. No request for any illegitimate change in regard to any facts & figures will be entertained.
16. R.K Associates encourages its customers to give feedback or inform concerns over its services through proper channel at valuers@rkassociates.org in writing within 15 days of report delivery. After this period no concern/ complaint/ proceedings in connection with the Financial Feasibility Study Services will be entertained due to possible change in situation and condition of the subject Project.
17. Our Data retention policy is of **ONE YEAR**. After this period, we remove all the concerned records related to the assignment from our repository. No clarification or query can be answered after this period due to unavailability of the data.
18. This Lender's Independent Engineer report is governed by our (1) Internal Policies, Processes & Standard Operating Procedures, (2) Information/ Data/ Inputs given to us by the client and (3) Information/ Data/ Facts given to us by our field/ office technical team. Management of R.K Associates never gives acceptance to any unethical or unprofessional practice which may affect fair, correct & impartial assessment and which is against any prevailing law. In case of any indication of any negligence, default, incorrect, misleading, misrepresentation or distortion of facts in the report then it is the responsibility of the user of this report to immediately or at least within the defect liability period bring all such act into notice of R.K Associates management so that corrective measures can be taken instantly.
19. R.K Associates never releases any report doing alterations or modifications from pen. In case any information/ figure of this report is found altered with pen then this ~~report will automatically~~ become null & void.

SURVEYED BY

Er. Sachin Pandey And Rahul
Gupta

Date: 24TH June

PREPARED BY

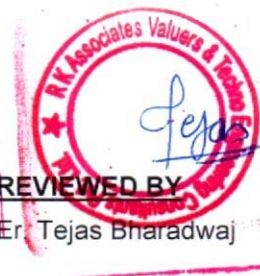
Er. Abhishesk Sharma

Date: 31st July 2022

REVIEWED BY

Er. Tejas Bhargadwaj

Date: 31st July 2022



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ENCLOSURE 1: IMPORTANT DOCUMENTS EXHIBIT

DOCUMENT-1: CA CERTIFICATE DATED 18th JULY 2022

Raj Viyom & Co. Chartered Accountants		Mobile: +91- 9105875000 572/7, Bhartiya Colony, MUZAFFARNAGAR-251001
Ref. No.		Dated.....
<u>TO WHOM IT MAY CONCERN</u>		
We hereby certify that we have checked the books of accounts of M/S SANGAL INDUSTRIES PRIVATE LIMITED, MUZAFFARNAGAR and state that the following expenditure has been incurred in the project up to 30.06.2022.		
		Rs. in Crore
<u>Expenditure</u>		
Land		1.91
Building under construction		6.10
Plant & Machinery under erection		27.39
Office Equipments		0.05
Advance against plant & machines		14.05
GST recoverable		2.71
Pre-operative expenses		2.76
Fixed deposit in bank		0.63
Cash & bank balance		<u>2.86</u>
	Total	<u>58.46</u>
<u>Means of Finance</u>		
Share Capital		18.00
Term Loan from SBI		23.69
Unsecured Loan		15.72
Creditors Payable		<u>1.05</u>
	Total	<u>58.46</u>
		For RAJ VIYOM & CO., Chartered Accountants, Registration No. 002011C
		 CA Raj Kumar Sharma Partner Membership No. 077650 UDIN:22077650ANCOJZ8621
Dated: 18.07.2022 Place: Muzaffarnagar		
Contact No. Mob. No. 9927004815 (Rajkumar Sharma) Email Id : carajviyom@gmail.com		

DOCUMENT-2: CLU FOR "0.5530" HECTARE LAND

2/17/22, 4:27 PM

Court Order Print



न्यायालय :- उपजिलाधिकारी
मण्डल :सहारनपुर, जनपद :मुजफ्फर नगर, तहसील :सदर
कम्प्यूटरीकृत वाद संख्या:- T20219553019826
वाद संख्या:- 9826/2021
Shri Shisir agrwal बनाम उत्तर प्रदेश सरकार
उत्तर प्रदेश राजस्व संहिता - 2006, अंतर्गत धारा:- 80
" अंतिम आदेश "
आदेश तिथि:- 03/01/2022

निर्णय,

प्रस्तुत वाद की कार्यवाही प्रार्थी शिशिर संगल पुत्र श्री विनोद कुमार निवासी 493 कम्बलवाता बाग नई मण्डी मु०नगर प्रार्थी संगल इन्डस्ट्रीज प्रा०लि० सी/ओ जितेन्द्र टेंडर्स शाप नम्बर 169/17 कोर्ट रोड मु०नगर का डायरेक्टर है, प्रार्थी ने इस आशय से प्रस्तुत किया है कि ग्राम हमायूपुर परगना सदर ने खाता संख्या 0024 खसरा नम्बर 86 रकबई 0.5530 हे० का बकदर 2/3 भाग यानि 0.3686 हे०कटेयर भूमि को कृषि कार्य में प्रयोग न किये जाने के कारण धारा-80 उ०प्र०राजस्व संहिता-2006 के अन्तर्गत आनलाईन प्रार्थना-पत्र प्रस्तुत करने के आधार पर प्रारम्भ की गई थी।

उक्त के सम्बन्ध में तहसीलदार सदर की जांच आख्या एव संस्तुति दिनांक 22-11-2021 प्राप्त हुयी। जिसमें उनके द्वारा उल्लेख किया गया है कि प्रार्थी भूमि स्थित ग्राम हमायूपुर के सक्रमणीय भूमिधर है। प्रार्थी अपनी उक्त भूमि को कृषि कार्य में प्रयोग न किये जाने के कारण धारा 80(2) के अन्तर्गत अकृषिक घोषित कराना चाहता है। उक्त भूमि में वर्तमान में कृषि कार्य, उद्यानीकरण व पशुपालन जिसके अन्तर्गत मत्स्य पालन अथवा कुक्कुट पालन भी है के निमित्त प्रयोग नहीं हो रहा है। प्रश्रुगत खसरा नम्बर मोके पर वर्णित भूमि में मोके पर कृषि कार्य बन्द करके चारदीवारी बनाई जा रही है। उक्त भूमि में भविष्य में कृषि कार्य होने की सम्भावना नहीं है। जोत चकबंदी आकार-पत्र 41 व 45 से स्पष्ट है कि गैर कृषि भूमि प्रयोजन के लिए प्रस्तावित भूमि धारा-77 उत्तर प्रदेश राजस्व संहिता-06 के अन्तर्गत सार्वजनिक उपयोग की भूमि नहीं रही है। उक्त वर्णित भूमि पर कोई वाद किसी भी न्यायालय में विचाराधीन नहीं है। उक्त भूमि का उपयोग वर्तमान में अकृषिक रूप में हो रहा है। उत्तर प्रदेश राजस्व संहिता-06 की धारा-80(1) व उत्तर प्रदेश राजस्व संहिता नियमावली 2016 के नियम-85(5) के अन्तर्गत जिलाधिकारी महोदय द्वारा ग्राम हमायूपुर परगना व तहसील व जिला-मुजफ्फरनगर की भूमि का निर्धारित सर्किल रेट 45,00,000-00 रुपये प्रति हे०कटेयर की दर से 0.3686 हे० भूमि की मातिपत 16,58,700-00 रुपये होती है। जिसकी एक प्रतिशत धनराशि 16,587-00 रुपये होती है। उक्त धनराशि प्रार्थी के द्वारा जमा कराने के उपरान्त तहसीलदार सदर ने उत्तर प्रदेश राजस्व संहिता-06 की धारा-80(2) के अन्तर्गत अकृषिक उदघोषित किये जाने की संस्तुति की गयी है।

मेने पत्रावली पर उपलब्ध भू-अभिलेख, मोके के फोटोग्राफ, तहसीलदार, सदर से प्राप्त जांच आख्या दिनांक 22-11-2021 एवं उसके साथ सर्वेक्षण प्रारूप, नकल खतौनी, नक्शा नजरी आदि का अवलोकन किया गया। जिससे विदित है कि भूमि स्थित ग्राम हमायूपुर पर प्रार्थी का नाम बतौर सहखातेदार सक्रमणीय भूमिधर के रूप में दर्ज है जिस पर प्रार्थी का अध्यासन है। प्रार्थी अपनी उक्त भूमि को आवासीय प्रयोजन में होने के कारण अकृषिक घोषित कराना चाहता है। उक्त भूमि में वर्तमान में कृषि कार्य बन्द करके नीव चारदीवारी बनाई जा रही है। जिस कारण उक्त भूमि का उपयोग वाणिज्यिक/आवासीय हेतु प्रस्तावित है। उक्त भूमि में वर्तमान में कृषि कार्य, उद्यानीकरण व पशुपालन जिसके अन्तर्गत मत्स्य पालन अथवा कुक्कुट पालन भी है के निमित्त प्रयोग नहीं हो रहा है। उक्त भूमि में भविष्य में कृषि कार्य होने की सम्भावना नहीं है। जोत चकबंदी आकार-पत्र 41 व 45 से स्पष्ट है कि गैर कृषि भूमि प्रयोजन के लिए प्रस्तावित भूमि धारा-77 उत्तर प्रदेश राजस्व संहिता-06 के अन्तर्गत सार्वजनिक उपयोग की भूमि नहीं रही है। उक्त वर्णित भूमि पर कोई वाद किसी भी न्यायालय में विचाराधीन नहीं है। उक्त भूमि का उपयोग वर्तमान में अकृषिक रूप में हो रहा है। तहसीलदार-सदर के द्वारा उ०प्र०राजस्व संहिता-06 की धारा-80(1) के अन्तर्गत अकृषिक उदघोषित किये जाने की संस्तुति की गयी है। उत्तर प्रदेश राजस्व संहिता-06 की धारा-80(1) व उत्तर प्रदेश राजस्व संहिता नियमावली 2016 के नियम-85(5) के अन्तर्गत जिलाधिकारी महोदय द्वारा ग्राम हमायूपुर परगना व तहसील

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DOCUMENT-3: CLU FOR "2.3926" HECTARE LAND

नमः शिवाय ३०/६/२०२१

आदेश पत्रक

न्यायालय : उपजिलाधिकारी
मण्डल : सहारनपुर, जनपद : मुजफ्फरनगर, तहसील : सदर
वाद संख्या : 9050/2021
कंप्यूटरीकृत वाद संख्या : T20219553019050
शिशिर संगल बनाम उत्तर प्रदेश सरकार
अंतर्गत धारा : 80, अधिनियम : उत्तर प्रदेश राजस्व संहिता - 2006

नमः निर्णय ३०/६/२०२१




प्रस्तुत वाद की कार्यवाही प्रार्थी शिशिर संगल पुत्र श्री विनोद कुमार निवासी 493 कम्बलवाला बाग नई मण्डी मु0नगर द्वारा डायरेक्टर संगल इन्डस्ट्रीज प्रा0लि0 सी0/ओ जितेन्द्र ट्रेडस शाप नम्बर 169/17 फोर्ट रोड मु0नगर ग्राम हुमायुपुर भूमि स्थित खसरा नम्बर 85 रकबा 0.2050 है0 व खसरा नम्बर 73 रकबा 0.8910 है0 व खसरा नम्बर 72 रकबा 0.0820 है0 व खसरा नम्बर 83 रकबा 0.6150 खसरा नम्बर 84 रकबा 0.1740 कुल भाग कुल भूमि 1.9770 है0 व खसरा नम्बर 71 रकबा 0.9120 है0 का 4256/9120 भाग यानि 0.4256 है0 कुल भूमि 2.3926 है0 भूमि को कृषि कार्य में प्रयोग न किये जाने के कारण भूमि को उत्तर प्रदेश राजस्व संहिता-2006 के द्वारा आनलाईन प्रार्थना-पत्र के आधार पर भूमि को कृषि कार्य में प्रयोग न किये जाने के कारण उ0प्र0 राजस्व संहिता-2006 की धारा 80(2) के अन्तर्गत अकृषिक घोषित किये जाने की प्रार्थना की गई। उक्त आनलाईन प्रार्थना-पत्र प्रार्थी की अनुपस्थिति के कारण निरस्त किया गया।

उक्त के सम्बन्ध में तहसीलदार सदर की जांच आख्या एव संस्तुति दिनांक 21-10-2021 प्राप्त हुयी है। जिसमें उनके द्वारा मुख्य रूप से यह उल्लेख किया गया है कि प्रार्थी भूमि स्थित ग्राम- हुमायुपुर का संकनणीय भूमिधर है। प्रार्थी अपनी उक्त भूमि को कृषि कार्य में प्रयोग न किये जाने के कारण धारा 80(2) के अन्तर्गत अकृषिक घोषित कराना चाहता है। उक्त भूमि में वर्तमान में कृषि कार्य, उद्यानीकरण व पशुपालन जिसके अन्तर्गत मत्स्य पालन अथवा कुक्कुट पालन भी है के निमित्त प्रयोग नहीं हो रहा है। प्रार्थी प्रशंगत भूमि पर मोके पर वर्णित भूमि कृषि कार्य बन्द करके मोके पर चारदीवारी का निर्माण हो रहा है। उक्त भूमि पर भविष्य में कोई कृषि कार्य होने के सम्भावना नहीं है। उक्त भूमि में से जोत चकबंदी आकार-पत्र 41 व 45 से स्पष्ट है कि गैर कृषि भूमि प्रयोजन के लिए प्रस्तावित भूमि धारा-77 उत्तर प्रदेश राजस्व संहिता-06 के अन्तर्गत सार्वजनिक उपयोग की भूमि नहीं रही है। उक्त वर्णित भूमि पर कोई वाद किसी भी न्यायालय में विचाराधीन नहीं है। उक्त भूमि का उपयोग वर्तमान में अकृषिक रूप में हो रहा है। उत्तर प्रदेश राजस्व संहिता-06 की धारा-80(1) व उत्तर प्रदेश राजस्व संहिता नियमावली 2016 के नियम-85(5) के अन्तर्गत जिलाधिकारी नहोदय द्वारा ग्राम हुमायुपुर परगना मुजफ्फरनगर व तहसील व जिला-मुजफ्फरनगर की भूमि का निर्धारित सर्किल रेट 45,00,000-00 रुपये प्रति हैक्टेयर की दर से प्रस्तावित रकबा 2.3926 है0 भूमि की मालियत 1,07,66,700/- रुपये होती है जिसकी एक प्रतिशत धनराशि 1,07,667/- रुपये होती है। उक्त धनराशि प्रार्थी के द्वारा जमा कराने के उपरान्त तहसीलदार सदर ने उत्तर प्रदेश राजस्व संहिता-06 की धारा-80(2) के अन्तर्गत अकृषिक उद्घोषित किये जाने की संस्तुति की गयी है।

जिलाधिकारी, सहारनपुर

र.क.ए. वैल्यूअर्स & टेक्नो इंजीनियरिंग कंसल्टन्ट्स प्रा. लि.

DOCUMENT- 4: SALE DEED

 Mahant	 Aruna	 Arun
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क्षेत्राधिकार कार्यालय उप निबन्धक मुजफ्फरनगर प्रथम


(1) सम्पत्ति का प्रकार	:-	कृषि भूमि
(2) वार्ड / परगना	:-	मुजफ्फरनगर
(3) मौहल्ला / ग्राम / सेगमेन्ट	:-	हुमायूँपुर *
(4) ग्रामीण / नगरीय / अर्द्धनगरीय	:-	ग्रामीण क्षेत्र
(5) सम्पत्ति का विवरण (आवासीय / व्यवसायिक / गौदाम / कृषि)	:-	कृषि भूमि
(6) सम्पत्ति का क्षेत्रफल (भूमि) वर्गमीटर / हैक्टेयर	:-	2.7613 हैक्टेयर
(7) सम्पत्ति की स्थिति (लिंग / जनपदीय / राज्य / राष्ट्रीय मार्ग / सेगमेन्ट) का नाम	:-	कोई लागू नहीं
(8) कार्नेर / दो / एक रास्ते का नाम	:-	शून्य
(9) निकटतम नामित मार्ग का नाम व दूरी	:-	शून्य
(10) (क) आच्छादित क्षेत्रफल भूतल	:-	8 वर्गमीटर
(ख) आच्छादित क्षेत्रफल, प्रथम तल	:-	शून्य
(ग) आच्छादित क्षेत्रफल द्वितीय तल	:-	शून्य

Mohan Bousal	Aruna	Arun
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DOCUMENT- 5: NOC FROM U.P. POLLUTION CONTROL BOARD



UTTAR PRADESH POLLUTION CONTROL BOARD
Building, No TC-12V Vibhuti Khand, Gomti Nagar, Lucknow-226010
Phone:0522-2720828,2720831, Fax:0522-2720764, Email: info@uppcb.com, Website: www.uppcb.com

Validity Period :03/09/2021 To 02/09/2023

Ref No. - 132465/UPPCB/MuzaffarNagar(UPPCBRO)/CTE/MUZAFFARNAGAR/2021 Dated:- 03/09/2021

To,

Shri VINEET KUMAR SANGAL
M/s SANGAL INDUSTRIES PVT LTD
8 Km, Khasra No. - 71,72,73,83,84,85 And 86 Village - Humayapur, Pargana And Tehsil Distt. - Muzaffarnagar (U.P.),MUZAFFAR NAGAR,251001
MUZAFFARNAGAR

Sub : Consent to Establish for New Unit/Expansion/Diversification under the provisions of Water (Prevention and control of pollution) Act, 1974 as amended and Air (Prevention and control of Pollution) Act, 1981 as amended.

Please refer to your Application Form No.- 12921950 dated - 26/07/2021. After examining the application with respect to pollution angle, Consent to Establish (CTE) is granted subject to the compliance of following conditions :

- Consent to Establish is being issued for following specific details :
 - Site along with geo-coordinates :
 - Main Raw Material :

Main Raw Material Details		
Name of Raw Material	Raw Material Unit Name	Raw Material Quantity
Ginned Cotton - 25 MT/Day	Metric Tonnes/Day	00
 - Product with capacity :

Product Detail	
Name of Product	Product Quantity
Cotton Combed Compact yarn/ Polyester 18 MT/Day	00
 - By-Product if any with capacity :

By Product Detail			
Name of By Product	Unit Name	Licence Product Capacity	Install Product Capacity
NA	Metric Tonnes/Day	00	00
- Water Requirement (in KLD) and its Source :

Source of Water Details		
Source Type	Name of Source	Quantity (KL/D)
Ground Water (within premises)	Borwell	9.0
- Quantity of effluent (in KLD) :

SINGH
ANKIT

Digitally signed by SINGH ANKIT
Date: 2021.09.03 13:09:30 +05'30'



DOCUMENT-7: SANCTION LETTER

Sanction Letter

(To be issued in duplicate)

To
The Directors
M/S SANGAL INDUSTRIES PRIVATE LIMITED
Regd. Office: 8.5 KM JANSATH ROAD,
City: MUZAFFARNAGAR,
Dist: MUZAFFARNAGAR, State: Uttar Pradesh,
India, Pin: 251001

(Borrower's name & address)

Letter No.: _____

Date: 15.12.2021

Dear Sirs,

ADVANCES TO SME SEGMENT
SANCTION OF CREDIT FACILITIES

With reference to your application requesting us for sanction / renewal of Working Capital Limits and / or Term Loan Limits at existing / enhanced levels and subsequent correspondence in this regard, we have pleasure in advising sanction of the following credit facilities, which are available subject to your acceptance / fulfillment of the Terms and Conditions detailed in Annexures A & B:

SL	FACILITY	(Rs. in lacs)
A) FUND BASED LIMITS:		
a	FBWC Cash Credit	1500.00
b	EPC/FB/FBP	(200.00)
c	Term Loan	4200.00
Total of Fund Based Limits		5800.00
B) NON-FUND BASED LIMITS:		
A	Bank Guarantee	800.00
b	CAPEX LC (ILC/FLC)**	(4000.00)
C	Forward Contract /CEL*	(50.00)
Total of Non-Fund Based Limits		---
TOTAL LIMITS		6650.00

(Please furnish particulars of inter-changeability between limits, if any)

*EPC/FB/FBP is the sublimit of FBWC Cash Credit Limit.

**Capex LC is the sublimit of Term Loan.

For Sangal Industries Private Limited

[Signature]

Director

For Sangal Industries Private Limited

[Signature]
Director



DOCUMENT-7: NOC FROM FIRE DEPARTMENT

**प्रारूप-घ (संलग्नक-3)
औपबन्धिक (प्रोविजनल) अनापत्ति प्रमाणपत्र**

यूआईडी संख्या: UPFS/2022/43339/MZN/MUZAFFARNAGAR/355/JD

दिनांक: 21-01-2022

प्रमाणित किया जाता है कि मैसर्स **SANGAL INDUSTRIES PVT LTD** (भवन/प्रतिष्ठान का नाम) पता **71,72,73,84,85,86,8,5 KM JANSATH ROAD, MUZAFFARNAGAR** तहसील - **SADAR** प्लॉट एरिया **28111.93 sq.mt** (वर्गमीटर), कुल कवर्ड एरिया **15682.00** (वर्गमीटर), ब्लॉकों की संख्या **1** जिसमें

ब्लॉक/टावर	प्रत्येक ब्लॉक में तलों की संख्या	बेसमेंट की संख्या	ऊँचाई
SANGAL INDUSTRIES PVT LTD	1	0	11.20 mt.

है। भवन का अधिभोग मैसर्स **SANGAL INDUSTRIES PVT LTD** द्वारा किया जायेगा। इनके द्वारा भवन में अग्नि निवारण एवं अग्नि सुरक्षा व्यवस्थाओं का प्राविधान एन0बी0सी0 एवं तत्संबंधी भारतीय मानक ब्यूरो के आई0एस0 के अनुसार किया गया है। इस भवन को औपबन्धिक अनापत्ति प्रमाणपत्र, एन0बी0सी0 की अधिभोग श्रेणी **Industrial** के अन्तर्गत इस शर्त के साथ निर्गत किया जा रहा है कि प्रस्तावित भवन में अधिभोग श्रेणी के अनुसार सभी अग्निशमन व्यवस्थाओं के मानकों का अनुपालन पूर्ण रूप से किया जायेगा तथा भवन के निर्माण के पश्चात भवन के अधिभोग से पूर्व अग्नि सुरक्षा प्रमाण पत्र प्राप्त किया जायेगा। ऐसा न करने पर निर्गत प्रोविजनल अनापत्ति प्रमाणपत्र स्वतः ही निरस्त मान लिया जायेगा, जिसके लिए मैसर्स **SANGAL INDUSTRIES PVT LTD** अधिभोगी पूर्ण रूप से जिम्मेदार होगा/होगे।

Note : In view of recommendation reports of CFO & DD , the NOC is being approved.

"यह प्रमाण-पत्र आपके द्वारा प्रस्तुत अभिलेखों, सूचनाओं के आधार पर निर्गत किया जा रहा है। इनके असत्य पाए जाने पर निर्गत प्रमाण-पत्र मान्य नहीं होगा। यह प्रमाण-पत्र भूमि / भवन के स्वामित्व / अधिभोग को प्रमाणित नहीं करता है।"

निर्गत किये जाने का दिनांक : 24-01-2022
स्थान : LUCKNOW

हस्ताक्षर (निर्गमन अधिकारी)



Digitally Signed By
(JITENDRA KUMAR SINGH)

[FE2156607E822EE600727FB98C0E07285B2C7735]

24-01-2022



LIST OF MACHINERIES INFERRED FROM INVOICES

S.NO.	Vendor Name	Dated	Invoice No.	Amount
1	Uster Technologies AG	31-03-2022	17-910099233	1,65,00,000.00
2	Lakshmi Machine Works Limited	12-04-2022	1112200028	18,62,012.15
3	Luwa India Private Limited	30-03-2022	21-22/3523	14,28,980.00
4	Lakshmi Machine Works Limited	11-04-2022	1112200024	26,96,043.35
5	Lakshmi Machine Works Limited	25-03-2022	1112101965	26,96,043.35
6	Lakshmi Machine Works Limited	29-03-2022	1112101985	18,62,012.15
7	Lakshmi Machine Works Limited	31-03-2022	1112102043	37,24,024.30
8	Lakshmi Machine Works Limited	31-03-2022	1112102044	26,96,043.35
9	Lakshmi Machine Works Limited	24-03-2022	1212102640	44,81,869.39
10	Lakshmi Machine Works Limited	24-03-2022	1212102641	48,664.62
11	Lakshmi Machine Works Limited	24-03-2022	1212102643	1,38,198.60
12	Urja System	15-03-2022	US/GST1761/21-22	12,56,700.00
13	Kaeser Compressor	04-02-2022	PL1000035104	3,540.00
14	Luwa India Private Limited	08-03-2022	21-22/3243	8,85,000.00
15	Lakshmi Machine Works Limited	22-03-2022	1212102625/1	12,43,900.00
16	Lakshmi Machine Works Limited	22-03-2022	1212102625/2	12,43,900.00
17	Lakshmi Machine Works Limited	15-03-2022	1212102574/1	12,43,900.00
18	Lakshmi Machine Works Limited	15-03-2022	1212102562/1	3,77,682.31
19	Lakshmi Machine Works Limited	15-03-2022	1212102564/1	3,77,682.31
20	Lakshmi Machine Works Limited	15-03-2022	1212102563	57,877.82
21	Lakshmi Machine Works Limited	15-03-2022	1212102565	57,877.82
22	Lakshmi Machine Works Limited	15-03-2022	1212102566	57,877.82
23	Lakshmi Machine Works Limited	15-03-2022	1212102567	57,877.82
24	Lakshmi Machine Works Limited	15-03-2022	1212102568	57,877.82
25	Lakshmi Machine Works Limited	17-03-2022	1212102562/2	3,77,682.31
26	Lakshmi Machine Works Limited	17-03-2022	1212102596	17,50,154.41
27	Lakshmi Machine Works Limited	17-03-2022	1212102564/2	3,77,682.31
28	Lakshmi Machine Works Limited	22-03-2022	1212102625/2	12,43,900.66
29	Lakshmi Machine Works Limited	22-03-2022	1212102625/1	12,43,900.66
30	Lakshmi Machine Works Limited	08-06-2022	1122330972	17,87,420.64
31	Lakshmi Machine Works Limited	06-06-2022	1212200612	1,33,23,946.64
32	Shakumbari Enterprises	21-06-2022	41	1,77,000.00
33	Shakumbari Enterprises	20-06-2022	39	5,31,000.00
34	Shakumbari Enterprises	21-06-2022	40	1,77,000.00
35	Shakumbari Enterprises	21-06-2022	42	2,36,000.00
36	Luwa India Pvt. Ltd.	16-06-2022	22-23/0893	23,33,775.00
37	Lakshmi Machine Works Limited	11-05-2022	1212200391	1,33,23,946.64
38	Ideal Steel Stamping and pressings Pvt. Ltd.	16-06-2022	TAX/22-23/0450	28,76,038.00
39	Sieger Spintech Equipments Pvt. Ltd.	04-04-2022	S22-23/000001	25,25,200.00

Rehul

rk Associates Valuers & Techno Engineering Consultants (P) Ltd.

26,14,83,394.89

RK Associates Valuers & Techno Engineering Consultants Pvt. Ltd.

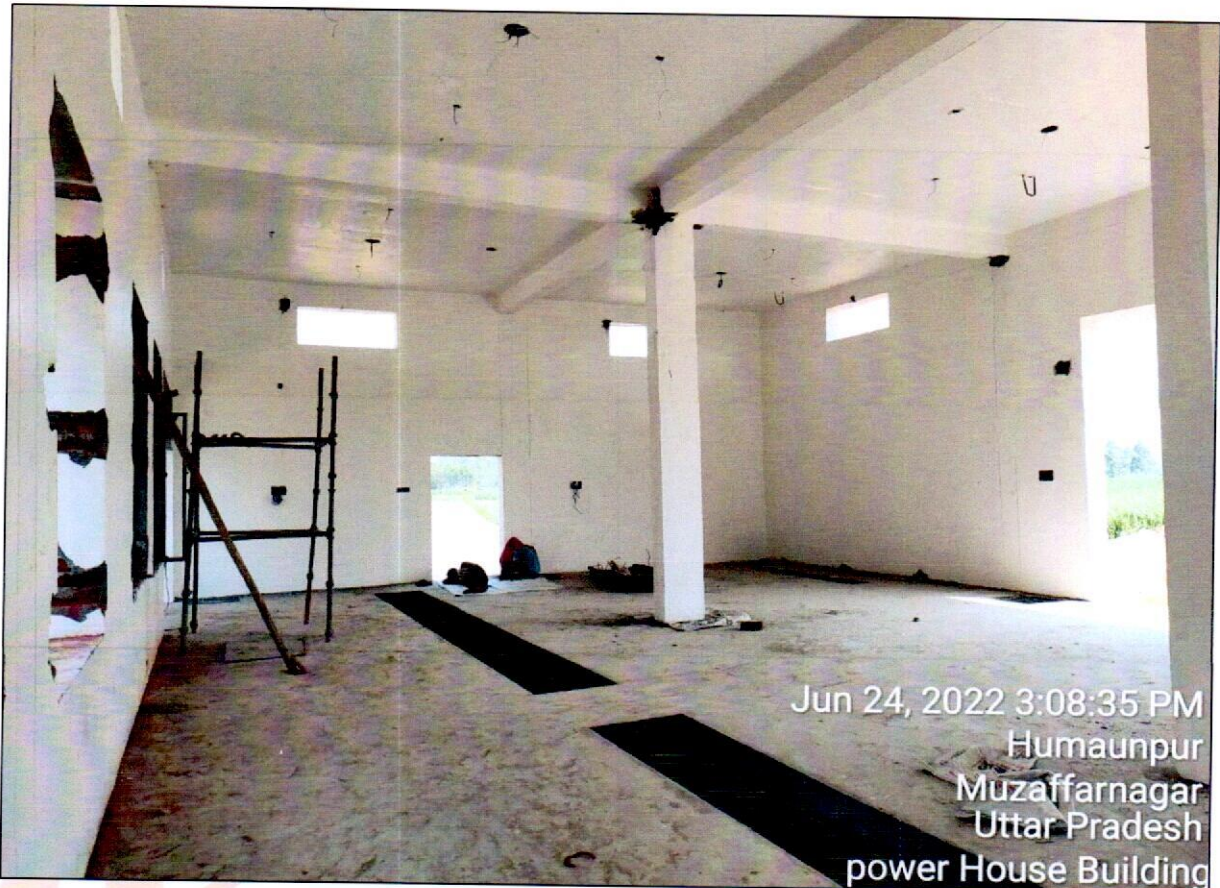
ENCLOSURE-3 : - SITE PHOTOGRAPHS







Handwritten signatures and a red circular stamp of 'rk ASSOCIATES' are visible in the bottom right corner.



Robert

Robert

rk Associates
Valuers & Techno Engineering Consultants (P) Ltd.











[Handwritten signatures and a red circular stamp of RK Associates Valuers & Techno Engineering Consultants (P) Ltd.]