DETAILED EXPRESSION OF INTEREST

For submission of Resolution Plan of

LANDMARK MOTELS AND TRAVELS PRIVATE LIMITED

(Part of FORM G published on 17.10.2026)

(UNDERGOING CORPORATE INSOLVENCY RESOLUTION PROCESS- 02.07.2026)

C.P. (IB)/1154(MB)2025

Registered Office:	**201, Karishma Chambers, Sahar Village Next To Bombay Cambridge High School Andheri East, Mumbai - 400059, Maharashtra**
CIN:	**U55101MH2001PTC130828**
Date of Incorporation:	12 Feb, 2001
Registered With:	ROC Mumbai

Mr. Anil Kohli
Resolution Professional
In the matter of LANDMARK MOTELS AND TRAVELS PRIVATE LIMITED
IBBI Registration No.: IBBI/IPA-001/IP-P00112/2017-2018/10219
AFA Valid Up To: 30.06.2027
Address: 409, Ansal Bhawan, 16, K.G. Marg, Connaught Place, New Delhi – 110001

A. BACKGROUND

Landmark Motels and Travels Private Limited ("LMTPL" / "Corporate Debtor") was incorporated on 12.02.2001 under the provisions of the Companies Act and has its registered office in the State of Maharashtra. The Corporate Debtor has an authorised share capital of Rs. 2.50 Crore and paid-up share capital of Rs. 1.14 Crore and is registered as a Micro, Small and Medium Enterprise (MSME).

The Promoters/Directors of the Corporate Debtor, whose powers stand suspended pursuant to the commencement of the Corporate Insolvency Resolution Process ("CIRP"), are Mr. Davis Kolattukudy Paul, Mr. Mohammed Nayeem Zacharia Ismail Sait, Mr. Sabas Rodrigues Joseph and Mr. Hassan Kopparayil Gull Mohammed Sait.

As per the available credit rating report, the Corporate Debtor is engaged in the business of running and operating a hotel under the name and style of "Hotel Le Grande." The hotel business was being managed by the members of the erstwhile Board of Directors, whose powers presently stand suspended in terms of the provisions of the Insolvency and Bankruptcy Code, 2016 ("IBC").

Following are the assets of the Corporate Debtor:

- Out of the total inventory of 60 rooms, 46 rooms belong to the CD located as follows
  - Second Floor – 12 Rooms
  - Third Floor – 12 Rooms
  - Fourth Floor – 11 Rooms
  - Sixth Floor – 11 Rooms
- Shop No. 2 – Hotel Reception lobby and basement banquet area, belong exclusively to M/s Landmark Motels & Travels Private Limited (the Corporate Debtor).

The banquet hall on first floor, 11 rooms on seventh floor, Shop No. 1 on ground floor along with Kitchen & Restaurant and the fifth floor does not belong to the Corporate Debtor. However, the entire property (except 5 th floor owned by third parties) is being used for running hotel in the name of Hotel Le Grande being run by Landmark Vista and Resorts Pvt. Ltd.

The above position is being recorded for the purpose of clarifying the operational position of the hotel business.

Brief Details of the Corporate Debtor:

Company Name	Landmark Motels and Travels Private Limited
CIN	U55101MH2001PTC130828
Listing Status	Unlisted
Incorporation Date	12/02/2001
Constitution	Unlisted Public Company

Registered Office/	201, Karishma Chambers, Sahar Village Next to Bombay Cambridge High School Andheri East, Mumbai, Maharashtra, India, 400059
Details of place where majority of fixed assets are located	201, Karishma Chambers, Sahar Village Next to Bombay Cambridge High School Andheri East, Mumbai, Maharashtra, India, 400059
Main products/ services	CD is a running Hotel business
Quantity and value of main products/ services sold in last financial year	Financials for the last Financial Year have not been filed.
MSME Status	Yes

Pursuant to the provisions of the IBC and the Insolvency and Bankruptcy Board of India (Insolvency Resolution Process for Corporate Persons) Regulations, 2016, as amended ***("CIRP Regulations")***, interested and eligible prospective resolution applicants ***("Prospective Resolution Applicant" or "PRA")*** are invited to submit Expression of Interest ***("EOI")*** for submission of Resolution Plan for the Corporate Debtor. Form G - Invitation for Expression of Interest for Resolution Plans (Under sub-regulation (1) of regulation 36A of the CIRP Regulations for the attention of the Prospective Resolution Applicants of **Landmark Motels and Travels Private Limited** is set out in **"Annexures"** hereto. The resolution plan process of the Corporate Debtor shall be completed in accordance with the provisions of the IBC and the CIRP Regulations.

Under Corporate Insolvency Resolution Process:

The Hon'ble National Company Law Tribunal Mumbai Bench Court VI, vide Order dated 18.08.2026 passed in C.P. (IB)/1154(MB)2025, has admitted the application filed under Section 7 of the Insolvency and Bankruptcy Code, 2016 by ASREC (India) Limited against M/s Landmark Motels and Travels Private Limited (Corporate Debtor) and has commenced the Corporate Insolvency Resolution Process (CIRP) of the Corporate Debtor.

Pursuant to the aforesaid order, Mr. Anil Kohli having IBBI Registration No. IBBI/IPA-001/IP-P00112/2017-2018/10219 appointed as the Interim Resolution Professional (IRP) to conduct the CIRP of the Corporate Debtor.

However, the CoC in its 1st meeting resolved to confirm the appointment of Mr. Anil Kohli having IBBI Registration No. IBBI/IPA-001/IP-P00112/2017-2018/10219, as the Resolution Professional to carry out the CIRP of the Corporate Debtor.

B. ELIGIBILITY CRITERIA

S. No.	Legal Status of Resolution Applicant	Min Net Worth (Rs.)
1	Category A – Body Corporate (Public Limited / Private Limited) /Partnership (Firm / LLP)/HUF/ Individual (Sole)	5 Crore or more as on 31st March 2025 or preferably latest available financial statements i.e., 31.03.2026.
2	Category B- For Financial Institutions/ PE Funds / Trusts/ Asset Reconstruction Companies/ Non-Banking Finance Companies/ Alternative Investment Fund / other financial investors / their consortiums	Minimum AUM 100 Crores or more as on 31st March 2025 or preferably latest available financial statements i.e., 31.03.2026.
3	Category C: For Joint Investors/Consortium.	5 Crores at the consortium level as on 31st March, 2025 or preferably latest available financial statements i.e., 31.03.2026.

Notes for Consortium:

1. *The "Consortium" shall have a minimum Net Worth of Rs. 5 Crore and the sum of the Net Worth of all the consortium members should be Rs. 5 Crore to meet the eligibility criteria of Min NW.*
2. *All the members of the consortium shall be jointly and severally responsible for compliance with the terms of the invitation for submission of EOI, the request for resolution plan and the resolution plan submitted by the consortium.*
3. *Lead Consortium Member should hold not less than 26% equity stake in the Bidding Consortium.*

INELIGIBILITY NORMS U/S 29A OF IBC

As per Sec 29 A, a person shall not be eligible to submit a resolution plan, if such person, or any other person acting jointly or in concert with such person—

(a) is an undischarged insolvent;

(b) is a willful defaulter in accordance with the guidelines of the Reserve Bank of India issued under the Banking Regulation Act, 1949 (10 of 1949);

(c) [at the time of submission of the resolution plan has an account,] or an account of a corporate debtor under the management or control of such person or of whom such person is a promoter, classified as non-performing asset in accordance with the guidelines of the Reserve Bank of India issued under the Banking Regulation Act, 1949 (10 of 1949) [or the guidelines of a financial sector regulator issued under any other law for the time being in force,] and at least a period of one year has lapsed from the date of such classification till the date of commencement of the corporate insolvency resolution process of the corporate debtor:

Provided that the person shall be eligible to submit a resolution plan if such person makes payment of all overdue amounts with interest thereon and charges relating to non-performing asset accounts before submission of resolution plan:

[Provided further that nothing in this clause shall apply to a resolution applicant where such applicant is a financial entity and is not a related party to the corporate debtor.

Explanation I.- For the purposes of this proviso, the expression "related party" shall not include a financial entity, regulated by a financial sector regulator, if it is a financial creditor of the corporate debtor and is a related party of the corporate debtor solely on account of conversion or substitution of debt into equity shares or instruments convertible into equity shares [or completion of such transactions as may be prescribed], prior to the insolvency commencement date.

Explanation II.— For the purposes of this clause, where a resolution applicant has an account, or an account of a corporate debtor under the management or control of such person or of whom such person is a promoter, classified as non-performing asset and such account was acquired pursuant to a prior resolution plan approved under this Code, then, the provisions of this clause shall not apply to such resolution applicant for a period of three years from the date of approval of such resolution plan by the Adjudicating Authority under this Code;]

[(d) has been convicted for any offence punishable with imprisonment – (i) for two years or more under any Act specified under the Twelfth Schedule; or (ii) for seven years or more under any law for the time being in force:

Provided that this clause shall not apply to a person after the expiry of a period of two years from the date of his release from imprisonment

Provided further that this clause shall not apply in relation to a connected person referred to in clause(iii) of Explanation I];

(e) is disqualified to act as a Director under the Companies Act, 2013 (18 of 2013): [Provided that this clause shall not apply in relation to a connected person referred to in clause (iii) of Explanation I;]

(f) is prohibited by the Securities and Exchange Board of India ***(SEBI)*** from trading in securities or accessing the securities markets;

(g) has been a promoter or in the management or control of a corporate debtor in which a

preferential transaction, undervalued transaction, extortionate credit transaction or fraudulent transaction has taken place and in respect of which an order has been made by the Adjudicating Authority under this Code:

[Provided that this clause shall not apply if a preferential transaction, undervalued transaction, extortionate credit transaction or fraudulent transaction has taken place prior to the acquisition of the corporate debtor by the resolution applicant pursuant to a resolution plan approved under this Code or pursuant to a scheme or plan approved by a financial sector regulator or a court, and such resolution applicant has not otherwise contributed to the preferential transaction, undervalued transaction, extortionate credit transaction or fraudulent transaction;]

(h) has executed **[a guarantee]** in favour of a creditor in respect of a corporate debtor against which an application for insolvency resolution made by such creditor has been admitted under this Code [and such guarantee has been invoked by the creditor and remains unpaid in full or part];

(i) [is] subject to any disability, corresponding to clauses (a) to (h), under any law in a jurisdiction outside India; or

(j) has a connected person not eligible under clauses (a) to (i).

Explanation [I]. — For the purposes of this clause, the expression "connected person" means—

(i) any person who is the promoter or in the management or control of the resolution applicant; or

(ii) any person who shall be the promoter or in management or control of the business of the corporate debtor during the implementation of the resolution plan; or

(iii) the holding company, subsidiary company, associate company or related party of a person referred to in clauses (i) and (ii):

[Provided that nothing in clause (iii) of Explanation I shall apply to a resolution applicant where such applicant is a financial entity and is not a related party of the corporate debtor:

Provided further that the expression "related party" shall not include a financial entity, regulated by a financial sector regulator, if it is a financial creditor of the corporate debtor and is a related party of the corporate debtor solely on account of conversion or substitution of debt into equity shares or instruments convertible into equity shares [or completion of such transactions as may be prescribed], prior to the insolvency commencement date;]

[Explanation II—For the purposes of this section, "financial entity" shall mean the following entities which meet such criteria or conditions as the Central Government may, in consultation with the financial sector regulator, notify in this behalf, namely: —

(a) a scheduled bank;

(b) any entity regulated by a foreign central bank or a securities market regulator or other financial sector regulator of a jurisdiction outside India which jurisdiction is compliant with the

Financial Action Task Force Standards and is a signatory to the International Organisation of Securities Commissions Multilateral Memorandum of Understanding;

(c) any investment vehicle, registered foreign institutional investor, registered foreign portfolio investor or a foreign venture capital investor, where the terms shall have the meaning assigned to them in regulation 2 of the Foreign Exchange Management (Transfer or Issue of Security by a Person Resident Outside India) Regulations, 2017 made under the Foreign Exchange Management Act, 1999 (42 of 1999);

(d) an Asset Reconstruction Company registered with the Reserve Bank of India under section 3 of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002);

(e) an Alternate Investment Fund registered with Securities and Exchange Board of India;

(f) such categories of persons as may be notified by the Central Government.

A. SUBMISSION OF EXPRESSION OF INTEREST

I. Expression of Interest ***("EoI")*** is invited in a plain sealed envelope superscripted as ***"Expression of Interest for participating in CIRP of Landmark Motels and Travels Private Limited"***, in the format as set out in Annexure 'A' along with the supporting documents set out as Annexure 'B'.

II. Applicants may consider submitting their EOI for submission of resolution plan as per Section 5 (26) of the Insolvency & Bankruptcy Code, 2026. However, the CoC reserves complete and undisputed right regarding consideration of all and any of the Resolution Plan(s) received.

III. Applicants should meet the Eligibility Criteria as set out above for EoI.

IV. Applicants are also required to submit the following undertakings as set out in Annexure C, Annexure D, Annexure E and Annexure F of this EoI respectively along with the EoI.

V. All Potential Resolution Applicant(s) shall submit the original EoI along with the required annexures **through email on or before 17th November, 2026 (Mandatorily)** and **Original EoI** along with the required annexures in **physical form on or before 18th November, 2026** addressed to the Resolution Professional – Mr. Anil Kohli at ARCK Resolution Professionals LLP, Flat No. 409, Fourth Floor, Ansal Bhawan, 16 Kasturba Gandhi Marg, Connaught Place, New Delhi, National Capital Territory of Delhi, 110001 in a sealed envelope through speed post/registered post or by hand delivery. A soft copy of the Expression of Interest along with the required annexures must be e-mailed to ibc.landmark@outlook.com, insolvency@arck.in in pdf format.

B. IMPORTANT DATES

Sr. No.	Event	Date

1	Invitation of EoI	17th October, 2026, Saturday
2	Last Date for Submission of EoI	17th November, 2026, Tuesday
3	Issue of Provisional List of Prospective Resolution Applicants	27th November, 2026, Friday
4	Last Date for Submission of objections to provisional list	02nd December, 2026, Wednesday
5	Issue of Final List of Prospective Resolution Applicants	12th December, 2026, Saturday
6	Issue of RFRP, including Evaluation Matrix and Information Memorandum	17th December, 2026, Thursday
7	Last date of submission of Resolution Plan	16th January, 2027, Saturday

C. Earnest Money Deposit-I

a. All Applicants shall, at the time of submission of their Expression of Interest, provide an interest free refundable Earnest Money Deposit-I ("**EMD**") **of INR 50,00,000/-/- (Rupees Fifty Lakhs only).**

b. EMD to be submitted through **electronic bank remittance** in the bank account of the Corporate Debtor, details of which are as follows:

Name - LANDMARK MOTELS AND TRAVELS PRIVATE LIMITED IN CIRP
Account no. – 071763700000623
IFSC- YESB0000717
Branch- Guru Harkishan Nagar, New Delhi - 110087

In the alternative, EMD to be submitted though a **Demand Draft** in favor of **"LANDMARK MOTELS AND TRAVELS PRIVATE LIMITED INCIRP"** payable at New Delhi or by way of Bank Guarantee.

D. Return of EMD-I

a. The EMD-I of the Applicant, who has not been selected as the Successful Applicant, shall be returned upon occurrence of following events:

a) If the PRA is found to be ineligible to be a Resolution Applicant.

b) If the PRA does not submit the Resolution Plan till the last date for submission of resolution plan.

c) If the Resolution Plan is rejected by the COC.

b. The refundable EMD-I of Successful Resolution Applicant would be adjusted towards the Performance Security and not be adjusted while payment of EMD-II while submission of resolution plan.

It is hereby clarified that submission of EOI without the requisite EMD by the Potential Resolution Applicant till such period as per the terms of the Detailed EOI, may lead to rendering of that particular Prospective Resolution Applicant as ineligible by the CoC, and accordingly, the CoC shall have the right (but not the obligation) to reject such Expression of Interest.

E. Forfeiture of EMD-I

The Resolution Professional shall have the right to forfeit the EMD-I with the consultation of CoC, without prejudice to any other right or remedy that may be available to the Resolution Professional / CoC under this Detailed EOI or Applicable Laws, in the following circumstances:

a. it is discovered that any information or record provided by such Applicant in EOI, to the Resolution Professional/ his advisors is false/untrue or incorrect;

b. the Applicant conceals any material information, makes a wrong statement, misrepresents facts or makes a misleading statement in the EOI or any other document provided to the Resolution Professional or Committee of Creditors;

c. the Applicant breaches the terms of the EOI or terms of any undertakings provided hereunder;

d. if the Applicant is found to have made a false or misleading declaration of eligibility under Section 29A of the IBC or terms of eligibility criteria; or

e. if the Applicant is a Consortium, and the Consortium or any members thereof fail/fails to comply with the conditions set out herein;

f. if the Applicant post submission of the Resolution Plan, withdraws / unilaterally changes its Resolution Plan before the COC votes on the plan or at any time after the plan is approved by the Committee of Creditors / Adjudicating authority.

The Beneficiary **(on the instructions of the CoC)** shall have the right to forfeit the EMD at any time, without making any reference to the Resolution Applicant, irrespective of any ongoing dispute or litigation. If the right to forfeiture arises after the expiry of the CIRP Period and the CoC as a body does not subsist, then the Beneficiary acting on the instructions of the financial creditors that had 51% voting share in the CoC will have such right of invocation/ encashment/ adjustment/ forfeiture of the EMD -I for the benefit of the other members of the CoC.

ANNEXURE-A

[On the Letterhead of the Entity Submitting the EoI]

1. Applicant Details:

I. Name and Address:

a. Name of the Firm/Company/Organisation/Individual:

b. Address:

c. Telephone No:

d. Fax:

e. Email:

II. Date of Establishment:

III. Experience:

IV. Authorised Person (Please enclose Board Resolution / Power of Attorney in respect of authorisation)

a. Name:

b. Designation:

c. Telephone No:

d. Email:

[Note: In case of Joint Applicants, please provide aforesaid details in respect of all the applicants]

2. Applicant Profile

[Note: The applicant profile should necessarily include net worth certificate and evidence of Liquid funds including investments as per the eligibility criteria. Where the entity submitting the EOI is a financial investor /fund, please also provide details pertaining to 'assets under management']

I. Experience of the Applicant in the similar / allied industries *(if applicable)*

II. Technical and Financial Capabilities including capacity to invest in **LANDMARK MOTELS AND TRAVLES PRIVATE LIMITED** Detail of Connected Persons like Directors, Partners, Shareholders with their Names, Address, DIN, PAN, Aadhaar and percentage of shareholding.

ANNEXURE – B

Documents to be enclosed:

1. KYC Documents (Incorporation documents like MOA/ AOA, PAN, Address Proof, Certificate of Incorporation).
2. **For Body Corporates/LLP/Partnership Firms/Trusts** – Latest audited financial statements not prior to March 31, 2025 (preferably as on 31.03.2026) of the entity evidencing the eligible Net worth. Similarly, in case of group level or consortium of Corporates, financial statements for all the Entities/Co-applicants put together substantiating the required net worth.

   For individuals/HUFs- CA certificate not prior to March 31, 2026 of the individual / HUF evidencing eligible net worth. Similarly, in case of consortium of individuals or HUFs, CA certificate not prior to March 31, 2026 for all the individuals, HUFs /Co-applicants put together substantiating the required net worth substantiated by supporting documents.

   For Financial Entities including ARCs/NBFCs/AIFs: Latest Certificate of Assets under Management (AUM) or Funds Deployed by practicing CA/CS not prior to March 31, 2025 (preferably as on 31.03.2026), based on audited financial statements of the entity and **in case of committed funds**, Certificate of Net worth by practicing CA/CS as on March 31, 2025 or March 31, 2026 based on latest audited financial statements of the investor. Further, in case of committed funds from individual investor, accompanied by Income Tax Return filed for FY 2024-2025 and 2025-26 is to be submitted.

   For newly incorporated Company/Firms: Latest Certificate of Net worth by practicing CA/CS based on Financial Statements certified by practicing CA not prior to March 31, 2025 (preferably as on 31.03.2026) along with all the supporting documents substantiating the net worth.

   For Company / Firms / Other Persons with no mandate of getting books of accounts audited under any law: Latest Certificate of Net worth by practicing CA/CS not prior to March 31, 2025 based on Financial Statements certified by practicing CA.
3. Latest Credit report of the Company and latest CIBIL Report of the Directors (In case of individuals, latest CIBIL Report of the Applicant).
4. In case of NBFC/AIF/ARCs or such financial institutions, the Credit/CIBIL Report of the directors of such applicants may not be required.
5. Audited Financial Statements last three financial years. In case of individuals, Income Tax Return filed for the last three financial years is to be submitted.
6. Consortium Agreement substantiating consortium amongst the applicants, if applicable.
7. Request For Expression of Interest (EOI) (Annexure C)
8. Affidavit that the Applicant is not ineligible to be a Resolution Applicant under Section 29A of IBC, 2016, on a stamp paper of appropriate value duly notarized. (as per Annexure D)
9. Confidentiality Undertaking on a stamp paper of appropriate value duly notarized (as per Annexure E).
10. Board Resolution/ Power of Attorney authorizing submission of Expression of Interest.
11. Undertaking under Regulation 36A (7) of IBBI (CIRP) Regulations 2016, on a stamp paper of appropriate value duly notarized (as per Annexure F).
12. Details of connected persons in Annexure G.
13. Proof of submission of Earnest Money Deposit.

ANNEXURE C

[On the Letterhead of the Entity Submitting the EoI]

EXPRESSION OF INTEREST

Date:

To,
Anil Kohli
Resolution Professional
Landmark Motels and Travels Private Limited
Flat No. 409, 4th Floor, Ansal Bhawan,
16 Kasturba Gandhi Marg, Connaught Place,
New Delhi, National Capital Territory of Delhi, 110001

Subject: Expression of Interest ("EOI") for submitting Resolution Plan for Landmark Motels and Travels Private Limited ("Corporate Debtor") undergoing Corporate Insolvency Resolution Process ("CIRP")

Dear Sir,

In response to the public advertisement dated**, 17th October, 2026** ("**Advertisement**") inviting EOI for submission of Resolution Plans as per the provisions of the Insolvency and Bankruptcy Code, 2016 ("**Code**"), we confirm that we fulfil the eligibility criteria and qualify for submission of the Resolution Plan and have understood the requirements and the terms and conditions for filing of this EOI and make our EOI for submission of a Resolution Plan in respect of the Corporate Debtor.

Along with our EOI, we have also provided information as required in the prescribed format/specified in 'Annexure A', 'Annexure B', 'Annexure C', 'Annexure D', 'Annexure E' and 'Annexure F'.

We further undertake that the information furnished by us in this EoI and Annexures is true, correct, complete, and accurate to the best of our knowledge. Based on this information we understand you would be able to evaluate our eligibility in order to shortlist us for the above-mentioned proposal. Further, we agree and acknowledge that:

(a) The fulfilment of eligibility conditions in the EoI does not automatically entitle us to participate in the CIRP of **Landmark Motels and Travels Private Limited** which will be subject to applicable laws and further conditions stipulated by the RP or the Committee of Creditors ***("COC")***, in their sole discretion, including those in relation to access to virtual data room ***("VDR")*** or as may be stipulated under the Request for Resolution Plan document. Further, the RP and COC reserve the right to issue clarifications, amendments and modification to the EoI document or to waive or relax any term or condition or its application in any particular case, in each case as they may deem fit in their sole discretion. The decision of the RP and COC in this regard shall be final and binding on the Prospective Resolution

Applicants.

(b) The EOI will be evaluated by the RP on behalf of the COC of **Landmark Motels and Travels Private Limited** based on the information provided in the Annexures and attached documents to determine whether we are eligible to submit a proposal for the proposed transaction.

(c) The RP/ the CoC reserve the right to determine at their sole discretion, whether we are eligible to submit the Resolution Plan/participate in the CIRP and the RP/COC shall have unilateral rights to reject the EOI submitted by us without assigning any reason/without any liability whatsoever,

(d) The RP/ the CoC reserves the right to conduct due diligence on us and/or request for additional information or clarification from us for the purposes of the EOI and we shall promptly comply with such requirements. Failure to satisfy the queries of RP/ CoC may lead to rejection of our submission pursuant to EOI.

(e) Any change in consortium other than lead / qualifying member or any material change affecting the consortium members' ability to perform in consortium shall be intimated within 3 (three) business days to the CoC / RP.

(f) We, including any connected persons of ours, singly or jointly, are eligible in terms of provisions of Section 29A of the IBC, meeting the qualification criteria set out in Invitation for EoI alone does not automatically entitle us to participate in the next stage of the Resolution process.

(g) We are a 'fit and proper' person and not under any legal disability to be a promoter entity of the Company under the applicable laws including listing agreements, stock exchange requirements and SEBI regulations and guidelines.

(h) If any false information or record has been submitted by us, it will render us ineligible to participate in the process.

(i) The Signatory to this EoI is duly authorised by the Board of____to sign this EoI. (Kindly attach a copy of authorization, i.e., Board Resolution or Power of Attorney).

Yours Sincerely,
On behalf of [*Insert the name of the entity submitting the EOI*]
Signature:_____

Name of Signatory:
Designation:
Company Seal/Stamp

1. *In case of Consortium Applicant, the EoI shall be signed by each member.*

2. *The person signing the EoI and other supporting documents should be an authorized signatory supported by necessary board resolutions/authorization letter.*

Annexure-D

(On non-judicial stamp paper of appropriate value, duly notarized)

UNDERTAKING

1. I, S/o aged about____years, Managing Director / Director of M/S……. do hereby solemnly affirm and state as under:

2. That I am the authorized signatory on behalf of the applicant, [Name of the Applicant] and as such, I am fully conversant with the facts and circumstances of the case and hence, competent to depose by way of the present affidavit.

3. That I state that [Name of the Applicant], is aware that **Landmark Motels and Travels Private Limited** is undergoing Corporate Insolvency Resolution Process (CIRP) under chapter II of the Insolvency and Bankruptcy Code, 2016 pursuant to order of Hon'ble NCLT, Mumbai Bench-VI passed on 18.08.2026.

4. That I state that [Name of the Applicant], is not ineligible to be Resolution Applicant in respect of **Landmark Motels and Travels Private Limited** under the provision of section 29A of The Insolvency and Bankruptcy Code, 2016 as amended from time to time.

5. That [Name of the Applicant], and/or any connected person is not an undischarged insolvent.

6. That [Name of the Applicant], and/or any connected person has not been declared as a willful defaulter in accordance with the guidelines of the Reserve Bank of India issued under the Banking Regulation Act, 1949.

7. That at the time of submission of the resolution plan [Name of the Applicant], and/or any connected person do not have an account, or an account of a corporate debtor under the management or control of [Name of the Applicant] or of whom [Name of the Applicant] is a promoter, classified as non- performing asset in accordance with guidelines of the Reserve Bank of India issued under the Banking Regulation Act, 1949 or the guidelines of a financial sector regulator issued under any other law for the time being in force;

8. That the Directors of [Name of the Applicant], and/or any connected person have not been convicted for any offence punishable with imprisonment for two years or more under any Act specified under the Twelfth Schedule; or for seven years or more under any other law for the time being in force:

9. That the directors of [Name of the Applicant], and/or any connected person is not disqualified to act as a Director under the Companies Act, 2013.

10. That [Name of the Applicant], and/or any connected person are not prohibited by the Securities and Exchange Board of India from trading in securities or accessing the securities market.

11. That [Name of the Applicant], and/or any connected person has not been a promoter or in the management or control of the corporate debtor in which a preferential transaction, undervalued transaction, extortionate credit transaction or fraudulent transaction has taken place and in respect of which an order has been made by the Adjudicating Authority under this Code.

12. That [Name of the Applicant], and/or any of the Directors of [Name of the Applicant], namely [Name of all Directors/ Partners of the Applicant] have not executed a guarantee in favour of a

creditor in respect of a corporate debtor against which an application for insolvency resolution made by such creditor has been admitted under this Code and such guarantee has been invoked by the creditor and remains unpaid in full or part;

13. That during the Resolution Process, no person who would be considered as Connected Person and is not eligible to submit resolution plan under section 29A of The Insolvency and Bankruptcy Code, 2016 and regulation 38 of IBBI (Insolvency Resolution Process of Corporate Person) regulations, 2016 shall be engaged in the management and control of corporate debtor.

14. That [Name of the Applicant], and/or any of connected person are not subject to any disability, corresponding to clause (1) to (13) under any law in a jurisdiction outside India.

For *[Name of the Applicant]*

[Name]

[Designation]

Annexure-E

(On non-judicial stamp paper of appropriate value, duly notarized)

Confidentiality Undertaking

To, **Date:**

Anil Kohli
Resolution Professional
Landmark Motels and Travels Private Limited
Flat No. 409, 4th Floor, Ansal Bhawan,
16 Kasturba Gandhi Marg, Connaught Place,
New Delhi, National Capital Territory of Delhi, 110001

Dear Sir,

Sub: Undertaking in terms of Section 29(2) of the Insolvency and Bankruptcy Code, 2016 read with Regulation 36(4) of the Insolvency and Bankruptcy Board of India (Insolvency Resolution Process for Corporate Person) Regulation, 2016.

1. We are interested in participation in Corporate Insolvency Resolution Process (CIRP) in respect of **Landmark Motels and Travels Private Limited.** We understand that on being shortlisted as prospective resolution applicant the Resolution Professional may share confidential information in respect of **Landmark Motels and Travels Private Limited** through Information Memorandum, Data Room and other modes to enable us to formulate and submit resolution plan in respect of **Landmark Motels and Travels Private Limited** .

2. We do hereby undertake that we shall comply with the provisions of Sec 29(2) of Insolvency and Bankruptcy Code, 2016 in letter and spirit and undertake that we, our officers, employees, consultants/ advisors etc. shall:

   (a) Comply with the provisions of law for the time being in force relating to the confidentiality and insider trading;

   (b) protect any intellectual property of the Corporate Debtor viz. **Landmark Motels and Travels Private Limited** that we may have access to; and

   (c) shall not share the relevant information with the third parties unless clause (a) and (b) above are complied with.

3. We understand that as per Sec 29(2) of the Code "Relevant Information means the information required by the resolution applicant to make the resolution plan for the corporate debtor, which shall include the financial position of the corporate debtor, all information related to disputes by or against the corporate debtor and any other matter pertaining to the corporate debtor as may be specified."

Yours Sincerely

[Name of Applicant]

Annexure-F

(On non-judicial stamp paper of appropriate value duly notarized)

Date:

To,
Anil Kohli
Resolution Professional
Landmark Motels and Travels Private Limited
Flat No. 409, 4th Floor, Ansal Bhawan,
16 Kasturba Gandhi Marg, Connaught Place,
New Delhi, National Capital Territory of Delhi, 110001

Dear Sir,

Sub: Undertaking in terms of Regulation 36A (7) of the Insolvency and Bankruptcy Board of India (Insolvency Resolution Process for Corporate Person) Regulation, 2016.

We are interested in participation in Corporate Insolvency Resolution Process (CIRP) in respect of **Landmark Motels and Travels Private Limited.** We hereby give this undertaking as per Regulation 36A (7) of IBBI (CIRP) Regulations 2016: -

(a) We undertake to meet the criteria as specified by the committee under clause (h) of sub-section (2) of section 25 and we have provided relevant records in evidence of meeting the criteria under this clause.

(b) We undertake that we do not suffer from any ineligibility under Section 29A of IBC, 2016 to the extent applicable and we have provided relevant information and records to enable an assessment of ineligibility under section 29A of IBC, 2016 (a separate undertaking is also to be provided as per Annexure D);

(c) We undertake that we shall intimate the Resolution Professional forthwith if we become ineligible at any time during the Corporate Insolvency Resolution Process.

(d) We undertake that every information and records provided in Expression of Interest is true and correct and discovery of any false information or record at any time will render the applicant ineligible to submit resolution plan, forfeit any refundable deposit, and attract penal action under the Code.

(e) We undertake that we will maintain confidentiality of the information and shall not use such information to cause an undue gain or undue loss to ourselves or any other person and comply with the requirements under sub-section (2) of section 29 of IBC, 2016.

Yours Sincerely
[*Name of Applicant*]

Annexure G (On letter head)

Refer below data requirement list, request you to share whichever details is available from below list:

Sr. No.	Particular
1	Latest Financials of Prospective Resolution Applicant
2	Details of Directors, Promoters and KMPs of Prospective Resolution Applicant.
3	Family tree of Promoters, Directors and KMPs of Prospective Resolution Applicant and its group entities (as per below list)
4	List of Connected Party shared by Prospective Resolution Applicant.

Note: If any of the information is already submitted, please mention accordingly.

Details required- For each Director and Promoter

Sr.	**Name of All Directors/Promoters**	**PAN**	**Aadhar**	**Relative name (along with Relation)**

Relative definition as under-
a) "relative", with reference to any person, means anyone who is related to another, in the following manner, namely:—
(i) members of a Hindu Undivided Family,
(ii) husband,
(iii) wife,
(iv) father,
(v) mother,
(vi) son,
(vii) daughter,
(viii) son's daughter and son,
(ix) daughter's daughter and son,
(x) grandson's daughter and son,
(xi) granddaughter's daughter and son,
(xii) brother,
(xiii) sister,
(xiv) brother's son and daughter,
(xv) sister's son and daughter,
(xvi) father's father and mother,
(xvii) mother's father and mother,
(xviii) father's brother and sister,
(xix) mother's brother and sister, and
(b) wherever the relation is that of a son, daughter, sister or brother, their spouses shall also be included;]

Annexure H

FORMAT FOR BANK GUARANTEE

(To be executed on non-judicial stamp paper of appropriate stamp duty value relevant to theplace of execution)

To,

Anil Kohli
Resolution Professional
Landmark Motels and Travels Private Limited
Address: 409, 4th Floor, Ansal Bhawan, 16 Kasturba Gandhi Marg, Connaught Place, New Delhi – 110001

Issue Date: [+] [Date of actual issuance will come here].
Guarantee Type: Bank Guanintce
Guarantor Bank: [*]
Address: [*]
E-mail: [+]
Applicant: [+]

Beneficiary: Anil Kohli, Resolution Professional (acting on behalf of the Committee of Creditors ("CoC") of **Landmark Motels and Travels Private Limited**)
Guarantee Amount and Currency: [*]
Expiry Date: [+] ("BG Validity Period")
Claim Period: The Guarantor Bank agree that the guarantee herein contained shall remain in full force and effect and can be invoked till the period of 3 months after the BG Validity Period.
Demand: Any demand under this Guarantee can be made by the Beneficiary.

1. In consideration of ……..[*Insert name of the Prospective Resolution Applicant with address*] (hereinafter called the "**PRA**") agreeing to undertake the obligations under the Detailed Expression of Interest dated 17.10.2026, issued by Resolution Professional of Landmark Motels and Travels Private Limited, (hereinafter called "**DETAILED EOI**") and any other required documents, issued by Resolution Professional (without any person liability) (on behalf of the Committee of Creditors) in respect of the Expression of Interest for …… (hereinafter called the "**Company**") the [*Insert name and address of the bank issuingthe guarantee and address of the head office*] (hereinafter called the "**Guarantor Bank**") hereby agrees unequivocally, irrevocably, without demur and unconditionally to pay to **Anil Kohli, Resolution Professional (acting on behalf of the Committee of Creditors ("CoC") of Landmark Motels and Travels Private Limited)** (the Beneficiary) forthwith on demand in writing from any officer authorised by it in this behalf, any amount up to and not exceeding Rs. ……. (Rupees Fifty Lakhs only) on behalf of ……. [*Insert name of the PRA*] (hereinafter called"**Bank Guarantee**") against any and all loss and/or damage caused to or suffered by or would be caused to or suffered by the Company by reasons of any breach by the said Prospective Resolution Applicant of any of the terms and conditions contained in the DETAILED EOI.

2. We, [*Insert name of bank*] do hereby undertake to pay the amounts due and payable under this Bank Guarantee without any demur, merely on a demand from the Bank including from any officer authorised by it in this behalf. Any such demand made on us, shall be conclusive as regards the amount due and payable by us under this Bank Guarantee. However, our liability under this Bank Guarantee shall be restricted to an amount not exceeding Rs. ……. (Rupees ..... only).

3. We undertake to pay to the **Resolution Professional** Of _____, any money so demanded notwithstanding any dispute or disputes raised by the Successful Applicant in any suit or proceeding pending before any Court or Tribunal relating thereto our liability under this present being absolute and unequivocal.

4. The Guarantor Bank shall make payment hereunder on first demand without restriction or conditions and notwithstanding any objection by …….. [*Insert name of the PRA*] and / or any other person. The Guarantor Bank shall not require the **Resolution Professional** to justify the invocation of this Bank Guarantee, nor shall the Guarantor Bank have any recourse against the procurer(s) in respect of any payment made hereunder.

5. The payment so made by us under this bond shall be a valid discharge of our liability for payment thereunder and the Successful Applicant shall have no claim against us for making such payment.

6. We, the Guarantor Bank, further agree that the guarantee herein contained shall remain in full force and effect for a period of [… (…..)] months from the date hereof and that it shall continue to be enforceable till all the dues of the Successful Applicant in relation to the Expression of Interest and /or under or by virtue of the DETAILED EOI have been fully paid and its claim satisfied or discharged or till the Bank certifies that the Expression of Interest has been effected and that the terms and conditions of the DETAILED EOI have been fully and properly carried out by the said Successful Applicant. The **Resolution Professional** Of _____ shall be entitled to invoke this Bank Guarantee up to 90 days from the last date of the validity of this Bank Guarantee by issuance of a written demand to invoke this Bank Guarantee.

7. We, the Guarantor Bank, further agree that the Bank and/or the CoC shall have the fullest liberty without our consent to vary any of the terms and conditions of the DETAILED EOI or to extend time of performance by the said Successful Applicant from time to time or to postpone for any time or from time to time any of the powers exercisable by the **Resolution Professional** against the said PRA and to forbear or enforce any of the terms and conditions relating to the DETAILED EOI. We shall not be relieved from our liability by any reason of any such variation or extension being granted to the said PRA or by any such matter or thing whatsoever which under the law relating to sureties would but for this provision have effect of so relieving us.

8. This Bank Guarantee shall be valid and binding on the Guarantor Bank and shall in no event be terminable by notice or any change in the constitution of the Guarantor Bank or by any other reasons whatsoever and our liability hereunder

shall not be impaired or discharged by any extension of time or variations or alternations made, given, or agreed with or without our knowledge or consent, by or between the parties. This Bank Guarantee shall not be affected in any manner by reason of merger, amalgamation, restructuring, liquidation, winding up, dissolution or any other change in the constitution of the Guarantor Bank.

9. The Guarantor Bank hereby agrees and acknowledges that the **Resolution Professional** shall have a right to invoke this Bank Guarantee either in part or in full, as it may deem fit.

10. This Bank Guarantee shall be interpreted in accordance with the laws of India and the courts at [Delhi] shall have exclusive jurisdiction. The Guarantor Bank represents that this Bank Guarantee has been established in such form and with such content that it is fully enforceable in accordance with its terms as against the Guarantor Bank in the manner provided herein.

11. This Bank Guarantee shall be a primary obligation of the Guarantor Bank and accordingly the Bank shall not be obliged before enforcing this Bank Guarantee to take any action in any court or arbitral proceedings against the Successful Applicant, to makeany claim against or any demand on the Successful Applicant or to give any notice to the PRA or to exercise, levy or enforce any distress, diligence or other process against the PRA.

12. We, [●], lastly undertake not to revoke this Bank Guarantee during its currency.

NOTWITHSTANDING anything contained herein:

a) This Bank Guarantee shall be valid till [*Insert the date of validity of the PBG as per the* DETAILED EOI].; and
b) We are liable to pay the guaranteed amount or any part thereof under this Bank Guarantee only and only if you serve upon us a written claim or demand on or before the……. .
c) This Bank Guarantee shall be extended from time to time for such period, as may be desired by the **Resolution Professional**. We are liable to pay the guaranteed amount or any part thereof under this Bank Guarantee only if **Resolution Professional** serves upon us a written claim or demand.

All claims under this Bank Guarantee shall be payable at [.....].

This Bank Guarantee will be returned to us as soon as the purpose for which it is issued is fulfilled.

In witness whereof the Guarantor Bank, through its authorised officer, has set its hand and stamp on this …….. day of …… at …….

Witness:

1. …… Signature

Name and Address. Name:

2. …….. Designation with Bank Stamp

Name and Address

Attorney as per power of attorney No ……

For:

……. [Insert Name of the Bank]

Banker’s Stamp and Full Address:

Dated this …… day of ……. 2024

Notes:

*The Stamp paper should be in the name of the Guarantor Bank.