

RELIGARE FINVEST LIMITED

SME LOANS

Regd. Office : First Floor, P-14, 45/90, P Block, Connaught Place New Delhi-110001

Corporate Office: Max House, 7th Floor, Block A, Dr. Jha Marg, Okhla Phase-III, Okhla Industrial Estate, New Delhi 110020

APPENDIX-IV-A

[See proviso to Rule 8(6) & proviso to Rule 9(1)]

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provisos to Rule 8(6) & 9(1) of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the Borrowers that the below described immovable property mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of Religare Finvest Limited, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on 14.09.2022 for recovery of Rs. 13,14,30,545.30/- (Rupees Thirteen Crore Fourteen Lakhs Thirty Thousand Five Hundred Forty Five And Paise Thirty Only) due as on 07.07.2021 alongwith interest, costs and charges due to the RFL from the Borrower(s) / Guarantor(s) / Mortgagee(s) namely, 1) **Bawree Fashion Pvt Ltd**, 2) **Dhiren Raghavi Bhedha** 3) **Mehul Mahesh Seth** 4) **Mittal Dhiren Bhedha** 5) **Saryu Impex Pvt Ltd** as the said above mentioned Borrower(s) / Guarantor(s) / Mortgagee(s) have failed to repay the loan of the Secured Creditors within 60 days from the date of Demand Notice dated 12/07/2017 issued by its authorized officer under section 13(2) of the SARFAESI Act 2002. The reserve price will be **Rs. 19,85,00,000/- (Rupees Nineteen Crore Eighty Five Lakhs Only)** and the earnest money deposit [EMD] will be **Rs. 1,98,50,000/- (Rupees One crore Ninety Eight Lakh Fifty Thousand Only)**.

Short description of the immovable property

ENTIRE BASEMENT, 3RD FLOOR & 4TH FLOOR AND PROPOSED 5TH TO 8TH FLOOR PLOT NO. 8 & 9 RIDHAY APARTMENT, SV ROAD, SANTACRUZ, MUMBAI, MAHARASHTRA.

Known Encumbrances

RFL is not aware of any encumbrances on the secured asset to be sold. Interested parties should make their own assessment of the secured asset to their satisfaction. Secured Creditor (RFL) does not in any way guarantee or makes any representation with regard to the fitness/title of the aforesaid secured asset.

For detailed terms and conditions of the sale, please refer to the link provided on Secured Creditor's website i.e. www.religareinvest.com

For any other information, please contact **Mr. Santosh Agaskar** on his Mobile no. **8169064462** or contact him at his e-mail id: **santosh.agaskar@religare.com**, and **Mr. Santosh Lad** Mobile No. **9619498548** or contact him at his e-mail id: **santosh.lad@religare.com**.

Place : Mumbai
Date : 05.08.2022

Authorised Officer
M/s Religare Finvest Limited (Secured Creditor)

Form No.3
[See Regulation-15 (1)(a)] / 16(3)

DEBTS RECOVERY TRIBUNAL MUMBAI (DRT 3)

1st Floor, MTNL Telephone Exchange Building, Sector-30 A, Vashi, Navi Mumbai, 400703

CASE NO.: 0A/54/2022

Summons undersub-section (4) of section 19 of the Act, read with sub-rule (2A) of rule 5 of the Debt Recovery Tribunal (Procedure) Rules, 1993.

BANK OF INDIA

Exh. No. 10

V/S

SHUBHAM TELECOM SAJWAN

To,

1) SHUBHAM TELECOM SAJWAN, D/W/S/O- HEMA, House No 426 Near Om Sai Electronics Bhim Nagar Rabale Thane, Maharashtra -400701

Summons

WHEREAS, 0A/54/2022 was listed before Hon'ble Presiding Officer/ Registrar on 22/11/2021.

WHEREAS this Hon'ble Tribunal is pleased to issue summons/ notice on the said Application under section 19(4) of the Act, (OA) filed against you for recovery of debts of **Rs. 6200004/-** (application along with copies of documents etc. annexed).

In accordance with sub-section (4) of section 19 of the Act, you, the defendants are directed as under:

(i) to show cause within thirty days of the service of summons as to why relief prayed for should not be granted;

(ii) to disclose particulars of properties or assets other than properties and assets specified by the applicant under serial number 3A of the original application;

(iii) you are restrained from dealing with or disposing of secured assets or such other assets and properties disclosed under serial number 3A of the original application, pending hearing and disposal of the application for attachment of properties;

(iv) you shall not transfer by way of sale, lease or otherwise, except in the ordinary course of his business any of the assets over which security interest is created and/or other assets and properties specified or disclosed under serial number 3A of the original application without the prior approval of the Tribunal;

(v) you shall be liable to account for the sale proceeds realised by sale of secured assets or other assets and properties in the ordinary course of business and deposit such sale proceeds in the account maintained with the bank or financial institutions holding security interest over such assets.

You are also directed to file the written statement with a copy thereof furnished to the applicant and to appear before Registrar on 17/10/2022 at 10:30 A.M. failing which the application shall be heard and decided in your absence.

Given under my hand and the seal of this Tribunal on this date: 01/08/2022

Signature of the Officer Authorised to issue summons

Sd/-
Sanjai Jaishwal
Registrar,
DRT-III, Mumbai

Seal

Note: Strike out whichever is not applicable.

PUBLIC NOTICE

NOTICE is hereby given to the public at large that under instructions of our client, we are investigating the title of (i) Rajeshkumar Shyamundarrao Gupta and (ii) Kavita Rajeshkumar Gupta, adults, Indian Inhabitants having address at Flat no. 17, Block 'E', Venus Apartments, R. G. Thadani Marg, Worli, Mumbai - 400 018 ("Owners") to the Shares, Flat, Garage and Car Parking Spaces all more particularly described in the Schedule hereunder written (collectively "the Premises"), as our client is negotiating to purchase the same from the Owners with a clear and marketable title, free from any and all encumbrances and claims.

Any person / entity having any direct or indirect claim, demand, objection, right, title or interest in respect of the Premises or any portion thereof, by way of inheritance, mortgage, sale, agreement for sale, transfer, assignment, lease, sub-lease, tenancy, sub-tenancy, license, sub-license, lien, charge, trust, easement, gift, acquisition, requisition, any encumbrance or beneficial right / interest under any trust, right of prescription or pre-emption or under any agreement or other disposition or under any suit, decree, injunction order or attachment or award passed by any court / judicial authority or quasi-judicial authority or any administrative authority or by virtue of any exchange, partition, power of attorney, will, bequest, succession, tenancy, family arrangement / settlement, maintenance, possession, allotment or otherwise howsoever ("Claims") are hereby notified to communicate the same in writing to Khaitan & Co., Advocates, at One World Center, 13th Floor, Tower 'C', 841 Senapati Bapat Marg, Mumbai - 400 013 and by email addressed to abhiraj.gandhi@khaitan.co along with certified true copies of necessary supporting documents, within a period of 14 (fourteen) days from the date of publication hereof, failing which, it shall be presumed that no such Claims exist in respect of the Premises and if they do, then the same shall be deemed to have been waived off or abandoned and shall not be binding upon our client.

SCHEDULE

(Description of the Premises)

(I) 5 (five) fully paid shares of INR 50 (Indian Rupees Fifty) each bearing distinctive nos 911 to 915 (both inclusive) comprised in share certificate no 183 dated 24 October 1968 ("Shares") issued by the Venus Co-operative Housing Society Limited ("Society") together with residential premises being Flat No. 56 admeasuring 930 square feet ("Flat") on the 14th Floor of the building known as Block 'E', Venus Apartments ("Building") together with 1 (one) open car parking space bearing no 71 in the compound of the Building ("Car Parking Spaces"); and (II) the still car park/garage bearing no 19 admeasuring 180 square feet situate on the ground floor, behind the Venus Apartment Building No 49 and 50, also known as Block F & G ("Garage"), lying being and situate at R. G. Thadani Marg, Worli, Mumbai 400 018 bearing Plot No 48 of Scheme B, Worli and Cadastral Survey No 904 of Worli Division.

For Khaitan & Co
Sd/-
Abhiraj Gandhi
Partner

Place: Mumbai
Date: 05.08.2022

MUMBAI DEBT RECOVERY TRIBUNAL NO. II, AT MUMBAI

Office of the Recovery Officer, DRT-II

3rd Floor, MTNL Bhawan, Colaba Market, Colaba, Mumbai - 400 005.

ORIGINAL APPLICATION NO. 208 OF 2021

SUMMONS

Exhibit No: 12

Bank of Baroda

V/s.

....Applicant

Mr. Dilhiraj Pandey

1. Whereas the above name Applicant has filed the above referred application before this Tribunal for recovery of sum together with current and further interest, cost and other reliefs mentioned therein.

2. Whereas the service of summons could not be effected in ordinary manner and whereas the Applicant for substitute service has been allowed by this Hon'ble Tribunal.

3. You are directed to appear before the Tribunal in person or through an advocate and file Written Statement/Say on 19th October, 2022 at 11.00 am. and show cause as to why reliefs prayed should not be granted.

4. Take notice in case of default the Application shall be heard and decided in your absence

Give issued under my hand and the seal of this Tribunal on this 13th day of July, 2022.

Seal

Sd/-
The Registrar
Debts Recovery Tribunal No. II Mumbai

Name & address of Defendants:
Mr. Dilhiraj Pandey,
Flat No. 1/10, Yadav Chawl, Shakti Nagar, Behram Bldg, Jogeshwari (West), Mumbai-400 102 and at 205 & 206, 2nd Floor, Everest Heights, Survey No. 18, Hissa No. 5/A/4 Village Jalgaon, Taluka Dapoli, Dist. Ratnagiri.

PUBLIC NOTICE

For claim against purchase of property

It is hereby notified that Mr. Shailesh Vimalchand Chouhan has purchased Flat Nos. 1201, 1202 and 1203, totally admeasuring 2069 sq.ft. carpet area to be constructed on 12th Floor of B-wing of Sale Building ("the said Flats", for brevity), along with 2 (Two) Covered/Stilt Car Parking in the redevelopment project originally undertaken by M/s. Excellent Realtor Developers to be constructed on/ or erected and/or carried out (to be known as "La Mer Casa - Rera No. P51900004435", earlier known as "Ozone Residence Tower") under Proposed Redevelopment Scheme of Municipal Tenanted property on Land bearing C.S. No. 227 of Byculla Division, E-Ward, commonly known as Municipal Hospital Plot (STD Clinic) (M.H. Compound) Opposite Alexandra Cinema, Boman Behram Marg, Mumbai-400 008 under Regulation 33(7) for Ashirwad Co-op. Hsg. Soc. Ltd., vide Memorandum of Understanding dated 11/10/2005 ("the said MoU", for brevity), from M/s. Excellent Realtor Developers (now, to the best of Mr. Chouhan's knowledge, being developed by M/s Chhunawala), which was free of all encumbrance during the execution of the said MoU.

It is hereby notified that at the instance of Mr. Shailesh Vimalchand Chouhan (the First Informant), pertaining to the said Flats and the said MoU, C.R. (F.I.R.) No. 351 of 2022 also came to be registered with Nagpada Police Station, Mumbai under the provisions of (i) Sections 465, 420 r/w 34 of I.P.C., 1860 and (ii) Sections 4 and 13 of the M.O.F.A., 1963.

The said MoU still stands valid and subsisting and is not annulled and/or rescinded by any Court of Law and any person who would hereafter deal with the said Flats would have to do so through Mr. Shailesh Vimalchand Chouhan and not in any other manner as any such dealing with respect to the said Flats would be illegal and invalid if done with any party other than Mr. Shailesh Vimalchand Chouhan and solely at his/her risks and consequences.

Sd/-
Adv. Harsh Patel,
Room No. 111, 24B,
Raja Bahadur Compound,
Ambalal Doshi Marg,
Fort, Mumbai-400023

Seal

Place: Mumbai
Date : 03/08/2022

TATA

TATA CAPITAL HOUSING FINANCE LTD.

Registered Address: 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai - 400013.
Branch Address: TATA CAPITAL HOUSING FINANCE LIMITED, Lodha I-Think Techno Campus, Building "A" 4th Floor, Off Pokhran Road No.2, Behind TCS, Thane(W) 400 607

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

(Under Rule 9(1) of the Security Interest (Enforcement) Rules 2002)

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 9(1) of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the below Borrower and/ Co- Borrower, or their legal heirs/representatives (Borrowers) in particular that the below described immovable property mortgaged to Tata Capital Housing Finance Ltd. (TCHFL), the Physical Possession of which has been taken by the Authorised Officer of TCHFL, will be sold on 25-08-2022 on "As is where is" & "As is what is" and "Whatever there is" basis for recovery of outstanding dues from below mentioned Borrower and Co-Borrowers. The Reserve Price and the Earnest Money Deposit is mentioned below. Notice is hereby given that, in the absence of any postponement/ discontinuance of the sale, the said secured asset / property shall be sold by E- Auction at 2.00 P.M. on the said 25-08-2022. The sealed envelope containing Demand Draft of EMD for participating in E- Auction shall be submitted to the Authorised Officer of the TCHFL on or before 23-08-2022 till 5.00 PM at Branch address TATA CAPITAL HOUSING FINANCE LIMITED, Lodha I-Think Techno Campus, Building "A" 4th Floor, Off Pokhran Road No.2, Behind TCS, Thane (W) 400 607.

The sale of the Secured Asset/ Immovable Property will be on "as is where condition is" as per brief particulars described herein below;

Sr. No	Loan A/c. No	Name of Borrower(s) / Co-borrower(s) Legal Heir(s) / Legal Representative/ Guarantor(s)	Amount as per Demand Notice and date of demand notice	Reserve Price	Earnest Money
1	9247440	MR. SUMIT NILKANTH NARANJE (Borrower) Mr. NILKANTH MANGAL NARANJE (Co-borrower)	Rs.1377427/- 03 Aug, 2016	Rs. 12,00,000/-	Rs. 1,20,000/-
Description of the Immovable Property: FLAT No. 309, 3RD FLOOR, SHREE SADGURU PLAZA, VILLAGE NANDIVALI, HAJI MALANG ROAD, KALYAN (EAST), THANE- 421301 On East By: Balaji Paradise, On West By: Sandip Vidyalaya, On North By: Relaxo Garden, On South By: Shiv Parvati Construction,					
2	10553362 & 10555393	MR. VINET LAXMINARAYAN PANDEY (Borrower) MRS. RAGINI VINET PANDEY (Co-borrower)	Rs. 21,93,706/- (Rupees Twenty One Lakh Ninety Three Thousand Seven Hundred Sixty Five Only) is due and payable under Agreement no. 10553362 and an amount of Rs. 1,41,189/- (Rupees One Lakh Forty One Thousand One Hundred Sixty Nine Only) is due and payable under Agreement no. 10553393 totalling to Rs. 23,34,895/- (Rupees Twenty Three Lakh Thirty Four Thousand Eight Hundred Seventy Five Only) 30-Oct-2019	Rs. 16,50,000/-	Rs. 1,65,000/-
Description of the Immovable Property: All that piece and parcel of being Flat No. 302 on Third Floor, having admeasuring area about 625+25 Sq. Ft. Built Up Totally area 650 Sq. Ft. With Open Terrace in the Building known as "Shree Ganesh Krupa Apartment" and in the society known as "Shree Ganesh Krupa Co-Operative Housing Society Ltd." Regn No. TNA/AMB/HSG/(TC)/26100/2013-2014/YEAR 2014 and constructed on Survey No. 1, Hissa No. 4 A 1, Plot No. 1, area about 392.98 Sq. Mtrs. situated at village Shirgaon, Badlapur (E), Tal- Ambemath, Dist. Thane and within the limits of Kulgao Badlapur Municipal Council.					
3	9560203 & 9568809	MR. MUDDASSAR SHAJI PATEL (Borrower) MRS. MADUSA M. PATEL (Co-borrower)	Rs. 7,04,165/- (Rupees Seven Lakh Four Thousand One Hundred Sixty Five Only) is due and payable under Agreement no. 9560203 and an amount of Rs. 1,78,197/- (Rupees One Lakh Seventy Eight Thousand One Hundred Ninety Seven Only) is due and payable under Agreement no. 9568809 totalling to Rs. 8,82,362/- (Rupees Eight Lakh Eighty Two Thousand Three Hundred Sixty Two Only) 31-July-2017	Rs. 6,00,000/-	Rs. 60,000/-
Description of the Immovable Property: FLAT NO 203 2ND FLOOR BUILDING NO A 31 SAMRUDHI COMPLEX VIII GARPOLI BHIWANDI ROAD KARJAT WEST 410210 BEARING SURVEY NO 63/5, 63/2A, 63/2B, 63/2C, 63/2D, 63/2E, 64/0, OF THE VILLAGE GARPOL TAL KARJAT DISTRICT RAIGAD The Said Property is Bounded As follows On or Towards East: Survey No 79, On or Towards West: Survey No 57, On or Towards North: Survey No 68.69, On or Towards South: 57.60.61					
4	10018290 & 10024372	MR. JITESHKUMAR GANGADHAR BARAL (Borrower)	Rs. 11,97,920/- (Rupees Eleven Lakh Ninety Seven Thousand Nine Hundred Twenty Only) is due and payable under Agreement no. 10018290 and an amount of Rs. 39,126/- (Rupees Thirty Nine Thousand One Hundred Twenty Six Only) is due and payable under Agreement no. 10024372 totalling to Rs. 12,37,046/- (Rupees Twelve Lakh Thirty Seven Thousand Forty Six Only) 16-Jan-2020	Rs. 9,40,000/-	Rs. 94,000/-
Description of the Immovable Property: Flat No. 402 on 4TH Floor, Wing "R2" building known as "Laxminarayan" which is to have total Carpet Area Admeasuring area 286 Sq. Ft. Situated at Village Badlapur Tal. Ambemath, Dist. Thane local limits of Kulgao Badlapur Municipal Council.					
5	10479738	MR. MOHD HYDER (Borrower), MRS. HEENA HAIDARALI KHAN (Co-borrower),	Rs. 17,05,225/- 30.10.2019	Rs. 12,50,000/-	Rs. 1,25,000/-
Description of the Immovable Property: Flat No. 201, Wing G admeasuring approximately carpet area 360 Sq. Ft. (i.e. 33.44 Sq. Mtrs.) on 2ND Floor, of the said Building "Sai Nirman" situated on bearing New Survey No. 34, H. No. 1C/1 & 2 (Old Survey No. 34, Hissa No. 1+3A+3B/3) at the Neral, Taluka Karjat, District Raigad, Panchayati Samiti Karjat, Gram Panchayat Neral.					
6	9790588	MR. PRAKASH CHANDRA (Borrower), MRS. USHA PRAKASHCHANDRA SHARMA (Co-borrower)	Rs. 18,88,604/- 14-June-2019	Rs. 15,00,000/-	Rs. 1,50,000/-
Description of the Immovable Property: Flat / Shop No. 504 admeasuring about 405 sq. Ft. (in carpet) area, on the 5TH Floor, in the Building No. D-4 in project known as Nirmal Nagar, Survey No. 5, Hissa No. 2 & Survey No. 3, Village Dawle, Shill Diva (E) Taluka & Dist. Thane, in the Registration District and Sub-District Thane, within the limits of Thane Municipal Corporation and bounded as follows: On or towards East: Property of Ramchandra Bama Patil, On or towards West: Property of Shaikh Nana Mhatre, On or towards North: Property of Ramchandra Bama Patil, On or towards South: Property of Ladku Alimkar,					
7	10526871	MR. RAJU JAMUNAPRASAD PRAJAPATI (Borrower) MRS. BABITA RAJU PRAJAPATI, MR. JAMUNAPRASAD MELU PRAJAPATI (Co-borrower)	Rs. 37,10,648/- 15-Jan-2020	Rs. 23,90,000/-	Rs. 2,39,000/-
Description of the Immovable Property: Flat bearing No. 501 area admeasuring 506 Sq. Ft. (Carpet) + 48 Sq. Ft. Open Terrace, on the Fifth Floor, in building known as Patel Prayashya Yogi Niwas, Building No. 9, standing on plot of land bearing S. No. 39 A, Old Hissa No. 1, New Hissa No. 1-A, situated at village Jawsai, Ambemath (W), Taluka - Ambemath, District - Thane, within the municipal limits of Ambemath Nagar Parishad, and situated within the Registration District - Thane & Sub-Registration District - Ulhasnagar - 3					
8	9153050	MR. PRASHANT DESHPANDE (Borrower), MRS. POONAM PRASHANT DESHPANDE, MRS. VASANTI SHANKARRAO DESHPANDE (Co-borrower)	Rs. 4,34,198/- 16-Sept-2019	Rs. 13,50,000/-	Rs. 1,35,000/-
Description of the Immovable Property: All that Piece or Parcel of the Flat No. 504 on the 5TH Floor, E Wing in the Building known as "Komal Apartment" situated at Sagon Nandivali Pada, Dombivli East, Survey No. 30, Hissa No. P, situated at Nandivali within the limits of Nandivali Gram Panchayat, and being bounded as follows: On or towards the East: Hanuman Temple, On or towards the West: Sirvi Bazar Store, On or towards the North: Jayanti Vihar, On or towards the South: Gondvi Society.					
9	9513242	MR. ABHISHEK SURENDRA SALIAN (Borrower), MRS. BHARATI SURENDRA SALIAN, (Co-borrower)	Rs. 20,55,744/- 07-Aug-2018	Rs. 13,50,000/-	Rs. 1,35,000/-
Description of the Immovable Property: All the piece & parcel of the immovable property bearing Flat No. A/04 Area 427 Sq. Ft. Carpet, building No. 1, Rameshwarim Palace - A, constructed on the portion of land admeasuring 1542.05 Sq. Meters forming a larger part of land bearing Survey No. 71 Hissa No. 4A admeasuring 2365.57 metres lying being and situate at village Manda, Taluka Kalyan District Thane within in the limits of the Kalyan Dombivli Municipal Corporation and bounded as follows: On or towards East: S. No. 71 H. N. 5 & 6, On or towards West: S. No. 71 H. N. 3, On or towards South: Property of Mhatre & Bajpayee, On or towards North: Remaining land of same S. No. 71 H. N. 4, Together with all easement right etc.					
10	9850302 & 10124457	Mr. Laxman Thakaji Gund (Borrower), Mrs. Savita Laxman Gund (Co-borrower)	Rs. 1447305/- (Rupees Fourteen Lakh Forty Seven Thousand Three Hundred Five Only) is due and payable under Agreement No. 9850302 and an amount of Rs. 324143/- (Rupees Three Lakh Twenty Four Thousand One Hundred Forty Three Only) is due and payable under Agreement no. 10124457 totalling to Rs. 1771448/- (Rupees Seventeen Lakh Seventy One Thousand Four Hundred Forty Eight Only) 02-Oct-2021	Rs. 14,10,000/-	Rs. 1,41,000/-
Description of the Immovable Property: ALL THAT the Flat Bearing No.002 in the Ground floor of the building known as "PREM PARADISE" with the built up area of 325 Sq.Ft. Land lying and being situated at Village Kopar admeasuring 02 gunthas, bearing Survey No. 5 Hissa No.9, Dombivli, within the limits of Kalyan Dombivli Municipal Corporation, within the Registration District Thane, Sub-Registration and Taluka Kalyan.					

Sr. No	Loan A/c. No	Name of Borrower(s) / Co-borrower(s) Legal Heir(s) / Legal Representative/ Guarantor(s)	Amount as per Demand Notice and date of demand notice	Reserve Price	Earnest Money
11	9602767 & 9627147	MR. MOHDAKHURDUDDIN BASHEER SAYED (Borrower), MRS. HUSNEARABANO FAKRUDIN AHMED (Co-borrower)	Rs. 17,20,163/- (Rupees Seventeen Lakh Twenty Thousand One Hundred Sixty Three Only) is due and payable under Agreement no. 9602767 and an amount of Rs. 2,24,718/- (Rupees Two Lakh Twenty Four Thousand Seven Hundred Eighteen Only) is due and payable under Agreement no. 9627147 totalling to Rs. 19,44,881/- (Rupees Nineteen Lakh Forty Four Thousand Eight Hundred Eighty One Only) 17th July, 2019	Rs. 14,80,000/-	Rs. 1,48,000/-
Description of the Immovable Property: All that piece and parcel of Residential premises known as of Flat No. 702, Seventh Floor, Building No. A/1, Panvelkar Homes, Kohoj Khuntavai, Ambemath (West), Tal. Ambemath, Dist. Thane, having area admeasuring 382 Sq. Fts. (Carpet area), in the building known as "Panvelkar Homes" in Ambemath West, lying situated and Constructed, at Survey No. 46, Hissa No. 2 Part, C.T.S. No. 6378, in the area known as Village Kohoj Khuntavai, Ambemath (West), Taluka Ambemath, Dist. Thane, assessed under Municipal Ward No. 7, House No. 702 fitted with separate Electric Meter, vide cons No. 02152 P.C. No. (As is where is basis) Taluka & Sub-Dist. Registration Ulhasnagar, Sub-Dist. Registration Thane, Dist. Thane and bounded within limits of Ambemath Municipal Council.					
12	10245927	MR. MAHESH KANHAYALAL SHUKLA (Borrower), MRS. VIBHA MAHESH SHUKLA (Co-borrower)	Rs. 18,14,219/- 14th November, 2019	Rs. 14,30,000/-	Rs. 1,43,000/-
Description of the Immovable Property: Flat No. 401 admeasuring about 32.954 Sq. Mtrs. Carpet Annexed thereto, on the Fourth Floor in 'E' with together with the common areas and facilities appurtenant thereto in proposed project scheme known as "Royale City" situated on land bearing Survey No. 183 situated at village Kalambhe Tal. Shahapur, Dist. Thane					
13	10414330 & 10431457	MR. HARESH VAROMAL VANWARI (BORROWER) MRS. SUNITA SHANKARLAL BAJAJ (CO-BORROWER)	Rs. 21,78,737/- (Rupees Twenty One Lakh Seventy Eight Thousand Seven Hundred Thirty Seven Only) is due and payable under Agreement no. 10414330 and an amount of Rs. 63,834/- (Rupees Sixty-Three Thousand Eight Hundred Thirty Four Only) is due and payable under Agreement no. 10431457 totalling to Rs. 22,42,571/- (Rupees Twenty Two Lakh Forty Two Thousand Five Hundred Seventy One Only) 06.12.2019	Rs. 16,20,000/-	Rs. 1,62,000/-
Description of the Immovable Property: All that the piece and parcel of land and / or Flat No. 904, A - Wing, 9TH Floor, "Patel's Elysium", constructed on Plot No. C of the property bearing Survey No. 58, Hissa No. 42, Survey No. 58, Hissa No. 6B, situated at Pale, Ambemath (East) - Dist. Thane, (M.S.), area admeasuring 273 Sq. Fts. (Carpet area) = 25.39 Sq. Mtrs. (Carpet Area), and it is situated in Taluka and Sub District Regn. Ulhasnagar and Dist. Regn. Thane (M.S.) and it is within the limits of Ambemath Municipal Council,					
14	10185091 & 10180811	MR. SONAL SHALIGRAM WAGH (Borrower) MRS. SAVITA SONAL WAGH (Co-borrower)	Rs. 13,63,281/- (Rupees Thirteen Lakh Thirty Three Thousand Two Hundred Eighty One Only) is due and payable by you under Agreement no. 10185091 and an amount of Rs. 45,456/- (Rupees Forty Five Thousand Four Hundred Fifty Six Only) is due and payable by you under Agreement no. 10181811 totalling to Rs. 14,08,737/- (Rupees Fourteen Lakh Eight Thousand Seven Hundred Thirty Seven Only) 28-Mar-19	Rs. 8,90,000/-	Rs. 89,000/-
Description of the Immovable Property: Schedule - A All that peace and parcel of land lying, being and situated at Village Mankvili, bearing Survey No. 43, Area admeasuring about 00-54-09 H-R-P. Waste Land 00-03-05, H-R-P-I.e. Taluka - Ambemath, District Thane. All that peace and parcel of land lying, being and situated at Village Mankvili, bearing Survey No. 44, Hissa No. 2, Area admeasuring about 00-01-00 H-R-P. Waste Land 00-00-80, H-R-P-I.e. approximately 180 Square meter Taluka - Ambemath, District Thane. All that peace and parcel of land lying, being and situated at Village Mankvili, bearing Survey No. 44, Hissa No. 3, Area admeasuring about 00-02-00 H-R-P. Waste Land 00-00-00, H-R-P-I.e. approximately 200 Square meter Taluka - Ambemath, District Thane. And the boundaries thereof are as under: On or towards East: Gut No. 50, On or towards West: Gut No. 44/1, On or towards South: Gut No. 42/2, On or towards North: Gut No. 45/2					
Schedule - B In a proposed project named as "Panvelkar Estate - Rockford" to be developed and constructed on the property mentioned Schedule I, the Purchaser herein agreed to purchase and promoter herein agreed to sale Residential Premises No. 213 on the Second Floor of the Wing No. Bldg No. 01, the said premises is admeasuring herein agreed to be about 17.88 Sq. Mtrs. (subject to fluctuation of area not more than 5%) on Second Floor in building / wing No. Bldg No. 01 as per the terms and conditions mentioned in this agreement to sale					
15	9028766	MR. MANOJ NATHALAL DODIA (Borrower) MR. UMESH NATHALAL DODIA (Co-borrower) MR. NATHALAL CHAGANLAL DODIA (Co-borrower) MR. SURESH NATHALAL DODIA (Co-borrower)	Rs. 32,92,876/- (Rupees Thirty Two Lakh Ninety Two Thousand Eight Hundred Seventy Six Only) 8th January 2019	Rs. 76,50,000/-	Rs. 7,65,000/-
Description of the Immovable Property: Schedule - A Share No. 2131 to 2135 (both inclusive) under Share Certificate No. 426, of Himalaya Parvatya Co-Op. Housing Society Limited, having address at Basement Bldg. "A", Govind Nagar, Netaji Park Marg, Asapha, Ghatkopar (West), Mumbai - 400084. (Registration no. BOM/HSG/311 to 1963). Schedule - B Flat No. B - 33, situate on Third Floor of the building, Himalaya Parvatya Co-Op. Housing Society Limited, Govind Nagar, Asapha, Ghatkopar (West), Mumbai - 400084. Admeasuring about 1000 Sq. Ft. Built - Up area constructed on the Plot of Land bearing C. T. S. No. 297/299, Asapha Taluka Kurla Registration and Sub - Registration District, Mumbai Upnagar Ziha at Chembur within the limits of "L" Ward of Mumbai Municipal Corporation, the building consisting ground + 4 Upper Floors without lift constructed in or above 1970 without the facility.					
At the Auction, the public generally is invited to submit their bid(s) personally. The Borrower(s)/Co-Borrower (s) are hereby given last chance to pay the total dues with further interest within 15 days from the date of publication of this notice, failing which the Immovable Property will be sold as per schedule. The E auction will be stopped if, amount due as aforesaid, with interest and costs (including the cost of the sale) are tendered to the Authorised Officer or proof is given to his satisfaction that the amount of such secured debt, interest and costs has been paid before the date of the auction. No officer or other person, having any duty to perform in connection with this sale shall, however, directly or indirectly bid for, acquire or attempt to acquire any interest in the Immovable Property sold. The sale shall be subject to the conditions prescribed in the Security Interest (Enforcement) Rules, 2002 and to the following further conditions: NOTE: The E-auction of the properties will take place through portal https://bankauctoins.in/ on 25-08-2022 between 2.00 PM to 3.00 PM with limited extension of 10 minutes each. Terms and Condition: 1. The particulars specified in the Schedule herein below have been stated to the best of the information of the undersigned, but the undersigned shall not be answerable for any error, misstatement or omission in this proclamation. In the event of any dispute arising as to the amount bid, or as to the bidder, the lot shall at once again be put up to auction subject to the discretion of Secured Creditor. 2. The property shall not be sold below the Reserve Price. 3. Bid Increment Amount will be: Rs.10,000/- (Ten Thousand Only) 4. All the Bids submitted for the purchase of the property shall be accompanied by Earnest Money as mentioned above by way of a Demand Draft favoring the "TATA CAPITAL HOUSING FINANCE LTD." payable Branch Address. For payment of EMD through NEFT/RTGS/IMPS, kindly contact Authorised Officer. The Demand Drafts will be returned to the unsuccessful bidders after auction. 5. The highest bidder shall be declared as successful bidder provided always that he/she is legally qualified to bid and provided further that the bid amount is not less than the reserve price. It shall be in the discretion of the "Authorized Officer" to decline acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so. 6. For reasons recorded, it shall be in the discretion of the Authorised Officer to adjourn/discontinue the sale. 7. Inspection of the Immovable Property can be done on 17-08-2022 between 11 AM to 5.00 PM with prior appointment. 8. The person declared as a successful bidder shall, immediately after such declaration, deposit twenty-five per cent of the amount of purchase money/bid which would include EMD amount to the Authorised Officer within 24hrs and in default of such deposit, the property shall forthwith be put to fresh auction/Sale by private treaty. 9. In case the initial deposit is made as above, the balance amount of the purchase money payable shall be paid by the purchaser to the Authorised Officer on or before the 15th day from the date of confirmation of the sale of the property, exclusive of such day, or if the 15th day be a Sunday or other holiday, then on the first office day after the 15th day. 10. In the event of default of any payment within the period mentioned above, the property shall be put to fresh auction/Sale by private treaty. The deposit including EMD shall stand forfeited by TATA CAPITAL HOUSING FINANCE LTD and the defaulting purchaser shall lose all claims to the property. 11. Details of any encumbrances, known to the TATA CAPITAL HOUSING FINANCE LTD, to which the property is liable: as mentioned in property details above. Claims, if any, which have been put forward to the property and any other known particulars bearing on its nature and value: as mentioned in property details above. The Intending Bidder is advised to make their own independent inquiries regarding encumbrances on the property including statutory liabilities areas of property tax, electricity etc. 12. For any other details or for procedure online training on e-auction the prospective bidders may contact the Service Provider, M/s. 4closure, Block No.605 A, 6th Floor, Matirivanam Commercial Complex, Amerpet, Hyderabad - 500038 through its coordinators Mr. U.Subbarao, Mob. No.8142000061, subbarao@bankauctoins.in or Manish Bansal, Email id Manish.Bansal@tatacapital.com Authorised Officer Mobile No 8588983696. Please send your query on WhatsApp Number - 9999078669 13. TDS of 1% will be applicable and payable by the highest bidder over the highest declared bid amount. The payment netted to be deposited by highest bidder in the PAN of the owner/ borrower(s) and the copy of the challan shall be submitted to our company 14. Please refer to the below link provided in secured creditor's website https://bit.ly/3bvtMvD for the above details. Please Note - TCHFL has not engaged any broker/agent apart from the mentioned authorised partner for sale/auction of this property. Interested parties should only contact the undersigned or the Authorised officer for all queries and enquiry in this matter.					
Place: - Thane Date: - 05/08/2022					
Sd/- Authorized Officer Tata Capital Housing Finance Ltd.					

IN THE COURT OF SMALL CAUSES AT MUMBAI

L. E. & C. SUIT NO. 05 OF 2020

G.E.T. & D India Ltd.)
A Company registered under the Provision of the Indian)
Companies Act, 195, having its registered office at A 18,)
1st Floor, FIEE Complex, Okhla Industrial Area, Phase-II,)
New Delhi - 110020.)
And)
Office in Mumbai at Magnet House, N. M. Marg, Ballard)
Estate, Mumbai 400 001.)...Plaintiff

Versus)
1. Jaychandra Leasing & Investments Ltd.)
Mercantile Chamber, 3rd Floor, 14, R. Kamani Marg,)
Ballard Estate, Mumbai 400 001.)
2. Shree Vinodha Paper Mills Ltd.)
Soman Nagarushkheda Yawal Jalgaon