



JANA SMALL FINANCE BANK
(A scheduled commercial bank)

Registered Office: The Fairway, Ground & First Floor, Survey No.10/1, 11/2 & 12/2B, Old Dmlur, Koramangla Inner Ring Road, Next to EGL Business Park, Challaghatta, Bangalore-560071.

Regional Branch Office: Shop No.4 & 5,Ground Floor, Indiabulls Mint, Gladys Alvares Road, Hiranandani Meadows, Pokhran Road, Thane West, 400610


DEMAND NOTICE UNDER SECTION 13(2) OF SARFAESI ACT, 2002.

Whereas you the below mentioned Borrower/s, Co-Borrowers, Guarantors and Mortgagees have availed loans from **Jana Small Finance Bank Limited**, by mortgaging your immovable properties. Consequent to default committed by you, your loan account has been classified as **Non-performing Asset**, whereas **Jana Small Finance Bank Limited** being a secured creditor under the Act, and in exercise of the powers conferred under section 13(2) of the said Act read with rule 2 of Security Interest (Enforcement) Rules 2002, issued **Demand notice** calling upon the Borrower/s Co-Borrower/s Guarantor/s Mortgagees as mentioned in column No.2 to repay the amount mentioned in the notices with future interest thereon within **60 days** from the date of notice, but the notices could not be served on some of them for various reasons.

Sr. No.	Name of Borrower/ Co-Borrower/ Guarantor/ Mortgagee	Loan Account No. & Loan Amount	Details of the Security to be enforced	Date of NPA & Demand Notice date	Amount Due in Rs. / as on
1	1) Rahul Amar Rajput, 2) Vaishali Rahul Rajput	Loan Account No. 47619410000466 47618240000191 Loan Amount: Rs.56,586/-	Mortgaged Immovable Property - Schedule Property: All the piece and parcel of Property having House No.754, Area Admeasuring 109.29 Sq.mt. or Thereabouts situated at Ward No.6, Pashane Road, Phule Nagar, Rajput Niwas, Opp. Samaj Mandir at Vangani, Tal. Ambarnath, JPC Thane-421503 nd Bounded by: At East: House of Mehtab Khan, At West: House of Puja Rajesh Thakur, At North: House of Rushi Sawant, At South: Pashane Road.	Date of NPA: 01/09/2023 Demand Notice Date: 13/09/2023	Rs.5,41,917.68 (Rupees Five Lacs Forty One Thousands Nine Hundred and Seventeen and Sixty Eight Paise Only) as of 11/09/2023

Notice is therefore given to the Borrower/ Co-Borrower & Mortgagee as mentioned in Column No.2, calling upon them to make payment of the aggregate amount as shown in column No.6, against all the respective Borrower/ Co-Borrower within **60 days** of Publication of this notice as the said amount is found payable in relation to the respective loan account as on the date shown in Column No. 6. It is made clear that if the aggregate amount together with future interest and other amounts which may become payable till the date of payment, is not paid, **Jana Small Finance Bank Limited** shall be constrained to take appropriate action for enforcement of security interest upon properties as described in Column No. 4. Please note that this publication is made without prejudice to such rights and remedies as are available to **Jana Small Finance Bank Limited** against the Borrower/s Co-Borrower/s Guarantor/s Mortgagees of the said financials under the law, you are further requested to note that as per section 13(13) of the said act, you are restrained/prohibited from disposing of or dealing with the above security or transferring by way of sale, lease or otherwise of the secured asset without prior consent of Secured Creditor.

Date: 15.09.2023, Place: Mumbai
Sd/- Authorised Officer, For Jana Small Finance Bank Limited



State Bank of India

Stressed Assets Recovery Branch, Mumbai (05168) - The International Building, 6th Floor, 16 Maharashtra Karve Road, Churchgate, Mumbai – 400020.

Phone: 022-22053163/64/65, Email- sbi.05168@sbi.co.in

PUBLICATION OF NOTICE REGARDING PHYSICAL POSSESSION OF PROPERTY U/S 13(4) OF SARFAESI ACT 2002

Notice is hereby given under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of powers conferred under section 13 (12) read with rule 9 of the Security Interest (Enforcement) Rules, 2002, a demand notice was issued on the dates mentioned against each account and stated hereinafter calling upon them to repay the amount within 60 days from the date of receipt of said notice.

The Borrowers having failed to repay the amount, notice is hereby given to the Borrowers and the public in general that the undersigned has taken **physical possession** of the property described herein below in exercise of power conferred on him/her under section 13(4) of the said Act read with Rule 9 of the said Act on the dates mentioned.

The Borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the **STATE BANK OF INDIA** for an amount and interest thereon.

The borrower's attention is invited to provisions of sub-section (8) of section 13 of the Act, in respect of time available, to redeem the secured assets.

Name of Borrower	Name of the Owner of the property	Description of the property mortgaged/ charged	Date of Demand Notice	Date of Physical Possession	Amount outstanding as on date of demand Notice
Mr. Mobin Farooq Viranee, Mrs. Samra Viranee and Mrs. Meenaz Viranee	Mr. Mobin Farooq Viranee, Mrs. Samra Viranee and Mrs. Meenaz Viranee	Flat No. 402, Having Area Admeasuring About 615 Sq. ft. Built Up Area On the 4th Floor In The Building Known As 'Rock View Heights Co. Operative Housing Society Limited' Situated At 45/45A, Dockyard Road, Mazgaon, Mumbai - 400010 and Being Municipal E Ward No. 5678-79 (1), C. T.S. No. 147 Of Mazgaon Division.	30.07.2021	12.09.2023	Rs. 1,93,80,773/- (Rupees One Crore Ninety Three Lakh Eighty Thousand Seven Hundred Seventy Three Only) with further interest and incidental expenses.

Sd/-
Authorised Officer, State Bank of India

Date : 14.09.2023
Place : Mumbai

JM Financial Asset Reconstruction Company Limited Corporate identity number : U67190MH2007PLC74287 Registered Office : 7th Floor, Chembery, Appasaheb Marathe Marg, Prabhadevi, Mumbai 400025 T: +91 22 6630 3030 F: +911 22 6630 3223 www.jmfinancialarc.com					
E-AUCTION SALE NOTICE – FRESH SALE					
That Piramal Capital and Housing Finance Ltd (formerly known as Dewan Housing and finance corporation Ltd) have assigned a pool of Loan (including below mentioned Loans) together with underlying security interest created thereon along with all the rights, title and interest thereon under Section 5 (1) (b) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("SARFAESI ACT") vide an assignment agreement dated March 29, 2023 ("the Assignment Agreement") in favour of JMFAARC (JM) (herein referred as Assignee) acting in its capacity as trustee of JMFAARC – Aranya – Trust. It is to notify that PCMHFL is authorized and appointed to act as Service provider / Collection agent to facilitate all operational and procedures processes vide Assignment/ Service Agreement.					
Pursuant to taking possession of the secured asset mentioned hereunder by the Authorized Officer of Secured Creditor under the SARFAESI ACT, 2002 for the recovery of amount due from borrowers, offers are invited by the undersigned for purchase of immovable property, as described hereunder, which is in the physical possession, on 'As Is Where Is Basis', 'As Is What Is Basis' and 'Whatever Is There Is Basis'. Particulars of which are given below:					
Loan Code/Branch/ Borrower (s) / Co-Borrower (s) / Guarantor (s)	Demand Notice Date and Amount	Property Address_ final	Reserve Price	Earnest Money Deposit (EMD) (10% of RPD)	Outstanding Amount (22-08-2023)
Loan Code No. 00500003630, Fort (Branch), Subraman Jena (Borrower), Muk Subrat Jena (Co Borrower 1)	Dt: 26-07-2019, Rs. 1344565/- (Rs.Thirteen lakh Forty Four Thousand Five Hundred Sixty Five Only)	All the piece and Parcel of the Property having an extent - Flat No.201, 2nd Floor, A Wing, Bldg. No. 1, Vardhaman Resti, Part I I, Vill. Pashane, Tal - Karjat, Vangaani West Thane Maharashtra 421503 Boundaries As North : Road South : B wing East : Open Plot West : Open Plot	Rs.1020000/- (Rs. Ten lakh Twenty Thousand Only)	Rs. 1020000/- (Rs. One lakh Two Thousand Only)	Rs. 2180521/- (Rs. Twenty One lakh Eighty Thousand Five Hundred Twenty One Only)
Loan Code No. 11400003251, Boisar (Branch), Amol Achay Khedkar (Borrower), Ankush Abhay Khedkar (Co Borrower 1)	Dt: 22-05-2021, Rs. 1992431/- (Rs.Nineteen lakh Ninety Two Thousand Four Hundred Thirty One Only)	All the piece and Parcel of the Property having an extent - Flat No. 202, 2nd Floor, B Wing, Nest Woods, Near Tembhoje Rice Mill, Tembhoje Vill. Tembhoje Road, Palghar West, Thane Maharashtra - 401044 Boundaries As North : Open Plot South : Open Plot / Bunglow East : Open Plot West : Internal Road	Rs.1600000/- (Rs. Sixteen lakh Only)	Rs. 1600000/- (Rs. One lakh Sixty Thousand Only)	Rs. 2685308/- (Rs. Twenty Six lakh Eighty Five Thousand Three Hundred Eighty Only)
Loan Code No. 14000011558, Borivali West (Branch), Swapna Sachin Palande (Borrower),	Dt: 18-10-2021, Rs. 2470366/- (Rs. Twenty Four lakh Seventy Thousand Three Hundred Sixty Six Only)	All the piece and Parcel of the Property having an extent - Flat No 302, 3rd floor, Building No 02, Sai Complex, Nxt To Mann Grampanchayat Palghar Boisar Road, Mangron, Boisar East, Thane Maharashtra - 401501 Boundaries As North : By Bldg No 401 South : By Bldg No. 03 East : By Village Hutments West : By Internal Road	Rs.1220000/- (Rs. Twelve lakh Twenty Thousand Only)	Rs. 1220000/- (Rs. One lakh Twenty Two Thousand Only)	Rs. 3135442/- (Rs. Thirty One lakh Fifty Four Hundred Forty Two Thousand Two Only)
Loan Code No. 26000000349, Nalgonda (Branch), Chetan Avinash Shirke (Borrower), Anjusha Avinash Shirke (Co Borrower 1)	Dt: 16-06-2021, Rs. 1237998/- (Rs. Twelve lakh Thirty Seven Thousand Nine Hundred Ninety Eight Only)	All the piece and Parcel of the Property having an extent - Sector - 8, Dream City, Nr Dhanani Nagar Katkar Pada Road, Boisar Boisar East Boisar East Thane Maharashtra - 401501 Boundaries As North : By Road South : By Bldg No 2 East : By Bldg No 4 West : By Plot	Rs.1360000/- (Rs. Thirteen lakh Sixty Thousand Only)	Rs. 1360000/- (Rs. One lakh Thirty Six Thousand Only)	Rs. 1614604/- (Rs. Sixteen lakh Fourteen Thousand Six Hundred Four Only)
Loan Code No. 26500000080, Ulhasnagar (Branch), Tarun Gupta (Borrower), Priti Sharma (Co Borrower 1)	Dt: 18-02-2019, Rs. 2828951/- (Rs. Twenty Eight lakh Twenty Nine Thousand Eight Hundred Fifty One Only)	All the piece and Parcel of the Property having an extent - Flat No.302, 3rd Floor, wing B Ravira Residency, near T V Tower Ambedkar Chawk, Shirgaon Badlapur East Thane Maharashtra - 421503 Boundaries As North : Road South : Building East : Building West : Building	Rs.3350000/- (Rs. Thirty Three lakh Fifty Thousand Only)	Rs. 3350000/- (Rs. Three lakh Thirty Five Thousand Only)	Rs. 3905269/- (Rs. Thirty Nine lakh Five Thousand Two Hundred Sixty Nine Only)
Loan Code No. 23600000484, Palghar (Branch), Hemant Nagraj (Borrower), Shachi Nagraj (Co Borrower 1)	Dt: 27-12-2018, Rs. 2330024/- (Rs. Twenty Three lakh Thirty Thousand Twenty Four Only)	All the piece and Parcel of the Property having an extent - Flat No.603, 6th Floor, Bldg No.12, Pawalkar Heights, Near Swappa Nagar, Jadhav Colony, Belavali, Badlapur West, Thane-421503 Boundaries As North : Open Plot South : Other Building East : Internal Road West : Internal Road	Rs.2130000/- (Rs. Twenty One lakh Thirty Thousand Only)	Rs. 2130000/- (Rs. Two lakh Thirteen Thousand Only)	Rs. 4296504/- (Rs. Forty Two lakh Ninety Six Hundred Four Only)
Loan Code No. 23900000098, Badlapur (Branch), Sandeep Pawar (Borrower), Swapnil Pawar (Co Borrower 1)	Dt: 29-04-2021, Rs. 3279679/- (Rs. Thirty Two lakh Seventy Nine Thousand Nine Hundred Seventy Nine Only)	All the piece and Parcel of the Property having an extent - F N 503, 5th Flr. Bldg No 13 Viodhi Complex, Yodgham Nr.swiss Club, Gaurpada Kalw W, Thane Thane Maharashtra - 421301 Boundaries As North : Gurun Atham South : Amrut Dham/ Road East : Road/river West : Vastu Siddhi	Rs.3370000/- (Rs. Thirty Three lakh Seventy Thousand Only)	Rs. 3370000/- (Rs. Three lakh Thirty Seven Thousand Only)	Rs. 4324109/- (Rs. Forty Three lakh Twenty Four Thousand One Hundred Nine Only)
Loan Code No. 04500008339, Thane (Branch), Omprakash Zagdu Yadav (Borrower), Sushma Omprakash Yadav (Co Borrower 1)	Dt: 29-04-2021, Rs. 6007129/- (Rs.Sixty lakh Seven Thousand One Hundred Twenty Nine Only)	All the piece and Parcel of the Property having an extent - Flat No. 1704, 17 Th Floor, A Wing Casa Tritons, Upper Thane Anjur, Mankoli Bhiwandi, Thane Thane Maharashtra - 421302 Boundaries As North : Under CTN Bldg South : Under CTN Bldg East : Under CTN Bldg West : Under CTN Bldg	Rs.5970000/- (Rs. Fifty Nine lakh Seventy Thousand Only)	Rs. 5970000/- (Rs. Five lakh Ninety Seven Thousand Only)	Rs. 7933099/- (Rs. Seventy Nine lakh Thirty Three Thousand Ninety Nine Only)
Loan Code No. 04500007985, Thane (Branch), Md Shamim Taslim Shaikh (Borrower), Qamar Jahan Mohammed Kamaludin Shaikh (Co Borrower 1)	Dt: 14-06-2021, Rs. 0442690/- (Rs.Forty Four lakh Eighty Four Thousand Two Hundred Sixty Only)	All the piece and Parcel of the Property having an extent - Flat No.1103, 11 Th Floor, A Wing Casa Andriana, Lodha, Codeman Golden Tamarow, Kalyan Shil Rd Golden Tamarow, Kalyan Shil Rd Dombivali East Thane Maharashtra - 421201 Boundaries As North : Under CTN Bldg South : Under CTN Bldg East : Under CTN Bldg West : Under CTN Bldg	Rs.5010000/- (Rs. Fifty lakh Ten Thousand Only)	Rs. 5010000/- (Rs. Five lakh One Thousand Only)	Rs. 5793915/- (Rs. Fifty Seven lakh Ninety Three Thousand Nine Hundred Fifteen Only)
Loan Code No. 06900003270, Kalyan (Branch), Nikhil Suhans Mayekar (Borrower), Mayuri Nikhil Mayekar (Co Borrower 1)	Dt: 29-04-2021, Rs. 4723474/- (Rs. Forty Seven lakh Twenty Three Thousand Four Hundred Seventy Four Only)	All the piece and Parcel of the Property having an extent - Flat No. 1504, 15 Th Floor, B-2 Wing, Raunak City Near Don Bosco High School Wadeghar, Kalyan Kalyan West, Thane Maharashtra - 421301 Boundaries As North : Open Plot South : Open Plot East : Raunak City Road West : Open Plot	Rs.5240000/- (Rs. Fifty Two lakh Forty Thousand Only)	Rs. 5240000/- (Rs. Five lakh Twenty Four Thousand Only)	Rs. 5945186/- (Rs. Fifty Nine lakh Fifty Five Thousand One Hundred Eighty Six Only)
Loan Code No. 11200005331, Vashi (Branch), Ajit Chokhi Grodke (Borrower), Reekha Ajit Grodke (Co Borrower 1)	Dt: 09-03-2016, Rs. 716115/- (Rs.Seven lakh Sixteen Thousand Five Hundred Fifteen Only)	All the piece and Parcel of the Property having an extent - Ganesh Krupa Bldg, No 203, 2nd Floor, Plot No 8, Sector 15, Nr. Shankar Mandir & Talak, Kamothie, Navi Mumbai Raigad Maharashtra-410209	Rs.2530000/- (Rs. Twenty Five lakh Thirty Thousand Only)	Rs. 2530000/- (Rs. Two lakh Fifty Three Thousand Only)	Rs. 1793549/- (Rs. Seventeen lakh Ninety Three Thousand Five Hundred Forty Five Only)
Loan Code No. 11300006850, Panvel (Branch), Grameen Foods India Private Limited (Borrower), Sanjay Maruti Shende (Co Borrower 1) Mandar Janardan Kambl (Co Borrower 2)	Dt: 04-06-2016, Rs. 2904844/- (Rs. Twenty Nine lakh Four Thousand Eight Hundred Forty Four Only)	All the piece and Parcel of the Property having an extent - Roh House No 12, Matoshree Chsl, Plot No 23, Sector 13 Kalamboi, Panvel Raigad Raigad Maharashtra-410218 Boundaries As North : Road South : Plot East : Plot West : Bldg	Rs.3060000/- (Rs. Thirty lakh Sixty Thousand Only)	Rs. 3060000/- (Rs. Three lakh Sixty Thousand Only)	Rs. 7005452/- (Rs. Seventy lakh Five Thousand Four Hundred Fifty Two Only)
Loan Code No. 11300005812, Panvel (Branch), Sambhaji Chandrakant Naik (Borrower), Sushamita Sambhaji Naik (Co Borrower 1)	Dt: 19-12-2019, Rs. 3019920/- (Rs. Thirty lakh Nineteen Thousand Nine Hundred Twenty Only)	All the piece and Parcel of the Property having an extent - Flat No.202, 2nd Floor, Bldg No.04 Commander Resinacee Nr, Anhant Ahmar, Koprol Koprol, Panvel, Raigad Raigad Maharashtra - 410206 Boundaries As North : Internal Road South : Bldg East : Bldg West : Bldg	Rs.2690000/- (Rs. Twenty Six lakh Ninety Thousand Only)	Rs. 2690000/- (Rs. Two lakh Sixty Nine Thousand Only)	Rs. 4656735/- (Rs. Forty Six lakh Fifty Six Thousand Seven Hundred Fifty Only)
Loan Code No. 05000034141, Mumbai Metro (Branch), Piyush Dhirendra Thakkar (Borrower), Meena Dhirendra Thakkar (Co Borrower 1)	Dt: 28-08-2018, Rs. 9504056/- (Rs.Ninety Five lakh Four Thousand Fifty Six Only)	All the piece and Parcel of the Property having an extent - Shop No. B/10, 8 Road, Ground Floor, Sahyog Chsl, S V Road, Behind Central Bank Of India, Kandivali West, Mumbai, Mumbai Suburban-400067, Maharashtra.	Rs.12340000/- (Rs. One Crore Twenty Three lakh Forty Thousand Only)	Rs. 12340000/- (Rs. Twelve lakh Thirty Four Thousand Only)	Rs. 19045404/- (Rs. One Crore Ninety lakh Forty Five Thousand Four Hundred Four Only)
Loan Code No. 11300003047, Panvel (Branch), Gangadhar Ramaiya Gergila (Borrower), Laxmi Ramaiya Gergila (Co Borrower 1)	Dt: 23-08-2018, Rs. 2425174/- (Rs. Twenty Four lakh Twenty Five Thousand One Hundred Seventy Four Only)	All the piece and Parcel of the Property having an extent - Flat No 102, 1st Floor, B Wing Devyani Niwas, Plot No 26, Sector 10 Opp Talga Ry Station, Talajaha, Navi Mumbai, Raigad-410209, Maharashtra.	Rs.2580000/- (Rs. Twenty Five lakh Eighty Thousand Only)	Rs. 2580000/- (Rs. Two lakh Fifty Eight Thousand Only)	Rs. 4442791/- (Rs. Forty Four lakh Two Thousand Seven Hundred Ninety One Only)

Loan Code/Branch/ Borrower (s) / Co-Borrower (s) / Guarantor (s)	Demand Notice Date and Amount	Property Address_ final	Reserve Price	Earnest Money Deposit (EMD) (10% of RPD)	Outstanding Amount (22-08-2023)
Loan Code No. 23900000998, Badlapur (Branch), Nikhil Gonsalves (Borrower), Mychell Nikhil Gonsalves (Co Borrower 1)	Dt: 17-05-2021, Rs. 2409708/- (Rs. Twenty Four lakh Nine Thousand Seven Hundred Eight Only)	All the piece and Parcel of the Property having an extent - Flat No. 401, 4th Flr. Wing-A- Suresh Rubana Residency, Behind Petrol Pump, Katrap Road, Badlapur East Thane Maharashtra - 421503 Boundaries As North : Open Space South : Open Space East : Open Space West : Open Space	Rs.2290000/- (Rs. Twenty Two lakh Ninety Thousand Only)	Rs. 2290000/- (Rs. Twenty Two lakh Ninety Thousand Only)	Rs. 3175839/- (Rs. Thirty One lakh Seventy Five Thousand Eight Hundred Thirty Nine Only)
Loan Code No. 10900004797, Ambarnath (Branch), Amey Bakrishna Bagade (Borrower), Bakrishna Vasanti Bagade (Co Borrower 1)	Dt: 14-06-2021, Rs. 1891514/- (Rs.Eighteen lakh Ninety One Thousand Five Hundred Fourteen Only)	All the piece and Parcel of the Property having an extent - Flat No-304, 3rd Floor, Bldg No-136, Samruddhi Evergreen, Bldg Type B4, Karjat Rd, Opp Prime Water Co. Karjat Rd, Opp Prime Water Co. Sape, Badlapur West, Thane Maharashtra - 421503 Boundaries As North : Bldg No. 135 South : Ser Rd/ Club House East : Bldg No. 127 West : Bldg No. 137	Rs.1770000/- (Rs. Seventeen lakh Seventy Thousand Only)	Rs. 1770000/- (Rs. One lakh Seventy Seven Thousand Only)	Rs. 2533986/- (Rs. Twenty Five lakh Thirty Three Thousand Nine Hundred Eighty Six Only)
Loan Code No. 14300002925, Dombivli (Branch), Vikas Motiram Sakhare (Borrower), Manisha Motiram Sakhare (Co Borrower 1)	Dt: 17-05-2021, Rs. 1877702/- (Rs.Eighteen lakh Seventy Seven Thousand Seven Hundred Twenty One Only)	All the piece and Parcel of the Property having an extent - Flat No 01, ground Floor, bldg No. 55 Poddar Samruddhi Evergreen Karjat Kalyan Road, kharvai Badapur East Thane Maharashtra - 421503 Boundaries As North : Another Plot South : Bldg No 60 East : Internal Road West : Bldg No 56	Rs.1540000/- (Rs. Fifteen lakh Forty Thousand Only)	Rs. 1540000/- (Rs. One lakh Fifty Four Thousand Only)	Rs. 2444998/- (Rs. Twenty Four lakh Forty Four Thousand Nine Hundred Ninety Eight Only)
Loan Code No. 13900000248, Bhandup (Branch), Abdulhamid Jameel Shah (Borrower),Jameel Ahmad Shah (Co Borrower 1)	Dt: 29-04-2021, Rs.6467221/- (Rs.Sixty Four lakh Sixty Six Thousand Seven Hundred Twenty Two Only)	All the piece and Parcel of the Property having an extent - Flat No.404, 4th Floor, A Wing Dosti Emradd, Dosti Planet North, Near Kharaival Devi Temple, Shil Road, Mumbai Thane Maharashtra - 400612 Boundaries As North : Open Space South : Road East : U/C. Bldg West : Road	Rs.6240000/- (Rs. Sixty Two lakh Forty Thousand Only)	Rs. 6240000/- (Rs. Six lakh Twenty Four Thousand Only)	Rs. 8597956/- (Rs. Eighty Five lakh Ninety Seven Thousand Nine Hundred Fifty Six Only)
Loan Code No. 10900004238, Ambarnath (Branch), Prashant Vitho Dattaram V Narkar (Co Borrower 1)	Dt: 16-06-2020, Rs.1647403/- (Rs.Sixteen lakh Fourteen Thousand Four Hundred Three Only)	All the piece and Parcel of the Property having an extent - Flat No.504, 5th Floor, Building No.A/2 Panvelkar Sankul, Near Kharvai Naka Karjat Road, Badlapur East, Thane-421503 Boundaries As North : Siddhiti Building South : D/5 Building East : A/3 Building West : A/1 Building	Rs.1950000/- (Rs. Nineteen lakh Fifty Thousand Only)	Rs. 1950000/- (Rs. One lakh Ninety Five Thousand Only)	Rs. 2532605/- (Rs. Twenty Five lakh Thirty Six Thousand Six Hundred Fifty Only)
Loan Code No. 25300000216, Khopoli (Branch), Rupesh Ram Khandagale (Borrower),Rachana Rupesh Khandagale (Co Borrower 1)	Dt: 22-05-2021, Rs.1508963/- (Rs.Fifteen lakh Eight Thousand Nine Hundred Thirty Three Only)	All the piece and Parcel of the Property having an extent - Flat No. 101, 1st Floor, NA Shree Sai Siddhi Apartment, Shree Sai Siddhi Apartment, Village - Moghvala, Khopoli, Distapal Maharashtra IN 410203 Boundaries As North : Open Space South : road East : Property of Nandan West : Property of Patil	Rs.1090000/- (Rs. Ten lakh Ninety Thousand Only)	Rs. 1090000/- (Rs. One lakh Nine Thousand Only)	Rs. 2030110/- (Rs. Twenty lakh Thirty Thousand One Hundred Ten Only)
Loan Code No. 05000030148, Mumbai Metro (Branch), Samadhan Vishrant Gihra (Borrower), Govind Vishnu Joshi (Co Borrower 1) Madhuri Ganesh Joshi (Co Borrower 2) Mansi Govind Joshi (Guarantor 1) Umesh Vishnu Joshi (Guarantor 2)	Dt: 06-05-2021, Rs.4074293/- (Rs.Four Crore Seven lakh Forty Thousand Two Hundred Ninety Three Only)	All the piece and Parcel of the Property having an extent - Flat No.104,1St Floor,A Wing, Sitaran Plaza Chs, Hendre Pada, Near Bharat College, Near Bharat College, Badlapur W, Thane Thane Maharashtra - 421503 Boundaries As North : residential building South : nr hendre pada East : service road West : open plot	Rs.34890000/- (Rs. Three crore Forty Eight lakh Ninety Thousand Only)	Rs. 34890000/- (Rs. Thirty Four lakh Eighty Nine Thousand Only)	Rs. 58393476/- (Rs. Five crore Eighty Three lakh Ninety Three Thousand Four Hundred Seventy Six Only)
Loan Code No. 10900006406, Ambarnath (Branch), Sunil H Yadav (Borrower),Shubhadevi Harishankar Yadav (Co Borrower 1)	Dt: 14-06-2021, Rs.2055931/- (Rs. Twenty lakh Fifty Five Thousand Nine Hundred Thirty One Only)	All the piece and Parcel of the Property having an extent - Flat No.104,1St Floor,A Wing, Sitaran Plaza Chs, Hendre Pada, Near Bharat College, Near Bharat College, Badlapur W, Thane Thane Maharashtra - 421503 Boundaries As North : residential building South : nr hendre pada East : service road West : open plot	Rs.2090000/- (Rs. Twenty lakh Ninety Thousand Only)	Rs. 2090000/- (Rs. Two lakh Nine Thousand Only)	Rs. 2581818/- (Rs. Twenty Five lakh Eighty One Thousand Eight Hundred Eighteen Only)
Loan Code No. 11300004488, Panvel (Branch), Vijay Ramgade (Borrower), Ashwini Vijay Ramgade (Co Borrower 1)	Dt: 19-11-2019, Rs.2904930/- (Rs. Twenty Nine lakh Four Thousand Nine Hundred Thirty One Only)	All the piece and Parcel of the Property having an extent - Flat No 203, 2nd Floor, C Wing, Bldg No 2, Jijai Complex Near Talaja Phase II, Chitogao, Talaja Raigad Maharashtra - 410206 Boundaries As North : U/C Building South : Open Plot East : U/C Building West : Open Space	Rs.2760000/- (Rs. Twenty Seven lakh Sixty Thousand Only)	Rs. 2760000/- (Rs. Two lakh Seventy Six Thousand Only)	Rs. 4501659/- (Rs. Forty Five lakh One Thousand Six Hundred Fifty Nine Only)
Loan Code No. 05000036185, Mumbai Metro (Branch), Pankaj Rameshchandra Vyas (Borrower),Vaishali Pankaj Vyas (Co Borrower 1) Hitesh Parmanand Asrani (Co Borrower 2)	Dt: 06-05-2021, Rs. 104728611/- (Rs. Ten Crore Forty Seven lakh Twenty Eight Thousand Six Hundred Eleven Only)	All the piece and Parcel of the Property having an extent - Flat No.100/1A, 10th Floor, Ventakeshwara NA Chsl, Near Brama Kumari Garden, Kalpak Chsl, Near Brama Kumari Garden, Kalpak Gulistan, Perry Cross Road Default Maharashtra IN 400050 Boundaries As North : Perry Cross Road South : Building East : Internal Road West : Building	Rs.90000000/- (Rs. Nine crore Only)	Rs. 90000000/- (Rs. Ninety lakh Only)	Rs. 137162893/- (Rs. Thirteen Crore Seventy One lakh Sixty Two Thousand Eight Hundred Ninety Three Only)
Loan Code No. 26200000617, Dahanu (Branch), Dhananjay Vinayak Jadhav (Borrower),Roshma Dhananjay Jadhav (Co Borrower 1)	Dt: 07-11-2016, Rs.1292893/- (Rs. Twelve lakh Ninety Two Thousand Eight Hundred Ninety Three Only)	All the piece and Parcel of the Property having an extent - Flat No G4, Grd Flr, B Wing, Bldg No 04 Sector 8, Dream City, Near Dhani Nagar, Katkarpada Road Boisar East Boundaries As North : Bldg bo. 8-5 South : Internal Road East : Bldg bo. 8-6 West : Bldg bo. 8-1	Rs.930000/- (Rs. Nine lakh Thirty Thousand Only)	Rs. 930000/- (Rs. Ninety Three Thousand Only)	Rs. 2763900/- (Rs. Twenty Seven lakh Sixty Three Thousand Nine Hundred Only)
Loan Code No. 20500044488, Dahisar (Branch), Prakash Estates (Borrower), Prakash V Gidwani (Co Borrower 1) Jyoti Prakash Gidwani (Co Borrower 2) Sahil Prakash Gidwani (Guarantor 1)	Dt: 06-05-2021, Rs.5199714/- (Rs.Five Crore Fifty Nine lakh Ninety Nine Thousand Seven Hundred Fourteen Only)	All the piece and Parcel of the Property having an extent - Flat No.1001, 10th Floor, Palazzo Height NA 16th Road, Off 21st Road, Plot No.595 16th Road, Off 21st Road, Plot No.595 Near Mini Punjab Hotel, Khar, Maharashtra IN 400052	Rs.71462500/- (Rs. Seven crore Fourteen lakh Twenty Five Thousand Five Hundred Only)	Rs. 71462500/- (Rs. Seventy One lakh Forty Two Thousand Five Hundred Fifty Only)	Rs. 75236699/- (Rs. Seven crore Fifty Two lakh Six Thousand Six Hundred Ninety Nine Only)
Loan Code No. 05000035983, Mumbai Metro (Branch), Amanpreet Singh Saluja (Borrower), Gurcharansingh N Saluja (Co Borrower 1) Kuljeetkar G Saluja (Co Borrower 2) Royale King Fashion Private Limited (Guarantor 1)	Dt: 19-08-2020, Rs.48691433/- (Rs. Forty Eight lakh Eighty Six lakh Ninety One Thousand Four Hundred Thirty Three Only)	All the piece and Parcel of the Property having an extent - Flat No. 2101, 21st Floor, D Wing, Na Imperial Heights, Best Colony, Imperial Heights, Best Colony, Opp. Fire Brigade, Goregaon, Maharashtra IN 400062 Boundaries As North : Fire Brigade South : Building East : Best Colony West : Building	Rs.43802250/- (Rs. Four crore Thirty Eight lakh Two Thousand Two Hundred Fifty Only)	Rs. 4380225/- (Rs. Forty Three lakh Eighty Two Thousand Two Hundred Twenty Five Only)	Rs. 64195343/- (Rs. Sixty Four lakh One lakh Ninety Five Thousand Three Hundred Thirty Three Only)
Loan Code No. 05000036690 & 05000036691, Mumbai Metro (Branch), Kamal Krishan Singh (Borrower),	Dt: 23-05-2022, Rs. 283513169/- (Rs. Twenty Eight Crore Fifty Five lakh Thirteen Thousand One Hundred Sixty Nine Only)	All the piece and Parcel of the Property having an extent - Flat No. 161, 16th Floor, A Wing, NA Maker Tower A, D G Somani Road, Maker Tower A, D G Somani Road, Near World Trade Centre, Default Maharashtra IN 400005	Rs.220000000/- (Rs. Two crore Twenty Crore Only)	Rs. 220000000/- (Rs. Two Crore Twenty lakh Only)	Rs. 423576723/- (Rs. Forty Two Crore Thirty Five lakh Seventy Six Thousand Seven Hundred Twenty Three Only)


DATE OF E-AUCTION: 19-10-2023, FROM 11.00 A.M. TO 2.00 P.M (WITH UNLIMITED EXTENSION OF 5 MINUTES EACH), LAST DATE OF SUBMISSION OF BID: 18-10-2023, BEFORE 4.00 P.M.

For detailed terms and conditions of the Sale, please refer to the link provided in <https://www.jmfinancialarc.com/Home/Assetsforsale> OR <https://www.bankauction.in>

STATUTORY 30 DAYS SALE NOTICE UNDER SARFAESI ACT TO THE BORROWER/GUARANTOR / MORTGAGOR

The above mentioned Borrower/Guarantor are hereby notified to pay the sum as mentioned in section 13(2) notice in full with accrued interest till date before the date of auction, failing which property will be auctioned/sold and balance dues if any will be recovered with interest and cost from borrower/guarantor.

Date : 15.09.2023
Place : Mumbai
Sd/-
(Authorised Officer)
(Aranya - Trust)



Assets Care & Reconstruction Enterprise Limited

Regd. Office, 2nd Floor, Mohan Dev Building, 13, Tolstoy Marg, New Delhi 110001

SALE NOTICE

E-Auction Sale Notice for sale of Immoveable Secured Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower(s), Guarantor(s) and Security Provider(s) that the below described Immoveable Property mortgaged to **Assets Care & Reconstruction Enterprise Ltd.** [CIN: U65993DL2002PLC115769] (acting in its capacity as Trustee of India Real Estate 2021 Trust) ("Secured Creditor"), the physical possession of which has been taken by the Authorised Officer of the Secured Creditor on 26 May 2023, will be sold on "as is where is", "as is what is", "whatever there is" and "No Recourse" basis on 20 October 2023 from 11:00 a.m. to 01:00 p.m., for recovery of **Rs. 211,45,73,275/- (Rupees Two Hundred Eleven Crore Forty Five Lakh Seventy Three Thousand Two Hundred Seventy Five only) as on August 31, 2023** along with applicable future interest in terms of the Loan Agreement and other related loan document(s) due to the Secured Creditor from SSSC Escatics Private Limited (formerly known as Messrs. Shree Sai Sagar Consultants).

Name of Borrower, Guarantor & Mortgageor:
SSSC Escatics Private Limited (formerly Known as Shree Sai Sagar Consultants)
Sailson Developers

The Reserve Price for the Immoveable Property will be **Rs. 27,37,00,000 (Rupees Twenty Seven Crore Thirty Seven Lakhs only) and the Earnest Money Deposit ("EMD") will be Rs. 2,73,70,000 (Rupees Two Crore Seventy Three Lakh Seventy Thousand only).**

Date / Time of site inspection and Authorised Officer
At the request of the Intending purchaser/bidder
Contract Persons: Mr. Manish Kumar Manav (Mob. No. 8826480016) and Mr. Chinmay Satpatshi (Mob. No. 9870787822)

Date & Time of e-Auction
20 October 2023, Online / from 11:00 a.m. to 01:00 p.m. with auto extension of 10 minutes each
Last Date and Time for submission of request letter of participation, KYC Documents, PAN Card, Proof of EMD etc. On or before **19 October 2023 up to 04:00 p.m.** to the Authorised Officer either through e-mail to mk.manav@acreindia.in or to the following address: **Assets Care and Reconstruction Enterprise Limited, 2nd Floor, Mohan Dev Building, 13 Tolstoy Marg, New Delhi 110001**