

**MOTILAL OSWAL**  
HOME LOANS

**Motilal Oswal Home Finance Limited**  
Regd. Office: Motilal Oswal Tower, Rahimullah Sayani Road,  
Opp. Parel ST Depot, Prabhadevi, Mumbai - 400 025, CS : 829188998  
Website: www.motilaloswalh.com, Email: hfquery@motilaloswal.com

**POSSESSION NOTICE (FOR IMMOVABLE PROPERTY/IES)**

(UNDER RULE 8 (1) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002)

Whereas the undersigned being the authorized officer of Motilal Oswal Home Finance Limited, (Formerly known as Aspire Home Finance Corporation Ltd), under Securitisation 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 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notice dated mentioned hereunder calling upon the following borrowers to repay the amount mentioned in the notice being also mentioned hereunder within 60 days from the date of receipt of the said notice.

The following borrowers having failed to repay the amount, notice is hereby given to the following borrowers and the public in general that undersigned has taken possession of the properties described herein below in exercise of powers conferred on him under sub section (4) of section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 on the date mentioned hereunder:

Sr No.	Loan Agreement No. / Name of the Borrower/ Co Borrower/Guarantor	Date of Demand Notice and Outstanding	Date of possession Taken	Description of the Immovable Property
1	LXKAR00316-170036110 Narayan Ananda Nayak & Namita Narayan Nayak	30-10-2023 for Rs. 1260876/-	03-05-2024	Flat No 203, 2nd Floor, Shree Vakratund Apartment, S.No.72/12, Mouje-Kalher, Tal-Bhiwandi, Dist-Thane, Maharashtra 421302
2	LXPAL00315-160016461 Sancham Harihar Kanojia & Madhuri Devi Sancham Kanojia	11-05-2023 for Rs. 1203768/-	07-05-2024	Flat No -105, 1st Floor, Krushna Kuni, S.No.123, Hissa No.3C, Jaigandhadrapa, Puzur Talav Road, Vakipada, Naigaon, Nr. Vitthal Mandir, Vasai Palghar Maharashtra

The borrower in particular and the public in general are hereby cautioned not to deal with the property and any dealings with the property will be subject to the Charge of Motilal Oswal Home Finance Limited for an amount mentioned herein above 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.

Sd/-  
Authorized Officer  
(Motilal Oswal Home Finance Limited)

Date : Maharashtra  
Place : 10.05.2024

**ICICI Bank**

Branch Office: ICICI Bank Ltd, Ground Floor, Akruti Centre, MIDC, Near Telephone Exchange, Opp Akruti Star, Andheri East, Mumbai- 400093.

**PUBLIC NOTICE - TENDER CUM E-AUCTION FOR SALE OF SECURED ASSET**

[See proviso to rule 8(6)]  
Notice for sale of immovable assets

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 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) and Guarantor(s) 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 ICICI Bank Limited will be sold on "As is where is", "As is what is", and "Whatever there is" basis as per the brief particulars given hereunder:

Sr. No.	Name of Borrower(s)/ Co-Borrowers/ Guarantors/ Loan Account No.	Details of the Secured asset(s) with known encumbrances, if any	Amount Outstanding	Reserve Price Earnest Money Deposit	Date and Time of Property Inspection	Date & Time of E-Auction
(A)	(B)	(C)	(D)	(E)	(F)	(G)
1.	Mr. Balu Vilas Survas (Borrower) Mr. Vilas Dnyanu Survas (Co Borrowers) Loan Account No- LBMUM00005151395	Flat No. 405, 4th Floor, B Wing, Building No. 1 Type C, Aster, Nine Star Landmark, Makane, Mande Palghar Road, Saphale West, Survey No.198/1, Palghar, Thane 401102, Admeasuring An Area Of 24.45 Sq.mtr Carpet Area	Rs. 25,01,622/- As On May 08, 2024	Rs. 16,41,000/- Rs. 1,64,100/-	June 10, 2024 From 02:00 PM to 05:00 PM	June 20, 2024 From 11:00 AM to 01:00 PM

The online auction will take place on the website of e-auction agency M/s NexXen Solutions Private Limited (URL Link-<https://disposalhub.com>). The Mortgagors/ noticee are given a last chance to pay the total dues with further interest till June 19, 2024 before 05:00 PM failing which, these secured assets will be sold as per schedule.

The Prospective Bidder(s) must submit the Earnest Money Deposit (EMD) Demand Draft (DD) (Refer Column E) at ICICI Bank Limited, Level 3-5, 74 Techno Park, Opp SEEPZ Gate No. 02, Marol MIDC, Andheri East, Mumbai-400 093 on or before June 19, 2024 before 04:00 PM and thereafter they need to submit their offer through the above mentioned website only on or before June 19, 2024 before 05:00 PM along with scan image of Bank acknowledged DD towards proof of payment of EMD. Kindly note, in case prospective bidder(s) are unable to submit their offer through the website then signed copy of tender documents may be submitted at ICICI Bank Limited, Level 3-5, 74 Techno Park, Opp SEEPZ Gate No. 02, Marol MIDC, Andheri East, Mumbai-400 093 on or before June 19, 2024 before 05:00 PM. Earnest Money Deposit DD/PO should be from a Nationalised/Scheduled Bank in favour of "ICICI Bank Limited" payable at Mumbai.

For any further clarifications with regards to inspection, terms and conditions of the e-auction or submission of tenders, kindly contact ICICI Bank Limited on 8879770306/7304915594/9004392416.

Please note that Marketing agencies 1. M/s NexXen Solutions Private Limited 2. Augeo Assets Management Private Limited 3. Matex Net Pvt. Ltd., have also been engaged for facilitating the sale of this property.

The Authorised Officer reserves the right to reject any or all the bids without furnishing any further reasons. For detailed terms and conditions of the sale, please visit [www.icicibank.com/4p4s](http://www.icicibank.com/4p4s)

Date: May 10, 2024  
Place: Mumbai

Authorized Officer  
ICICI Bank Limited

**बैंक ऑफ महाराष्ट्र**  
Bank of Maharashtra  
A GOVT. OF INDIA UNDERTAKING  
एन ऑफिस एन अंडर

Versova Branch, Mumbai (0416)  
MAZDOCK A.BLDG J.P. RD 7 BUNGLOWS VARSOVA MUMBAI  
MUMBAI 400061 e-mail : bom416@mahabank.co.in  
Head Office: Lokmangal, 1501, Shivajinagar, Pune - 5

A017/PRETI MALHOTRA 13(2) Notice/204-25  
Date: 15/04/2024

**WITHOUT PREJUDICE**

To,  
1) Mrs. Preeti Ravi Malhotra w/o Ravi Kumar (Applicant)  
2) Mr. Ravi Kumar Malhotra S/o Yadu Nath Singh (Co-Applicant)

Address - 1) B-29 Park Avenue Building Markandeya Padmashali, CHS Plot No 34 RTO lane Near RTO Andheri West, Azad Nagar Mumbai Maharashtra 400053. And Also 2) Shop No 7 B Wing Manmandir CHS Limited D Nagar Off J.P. Road Near Andheri West. And Also 3) Flat No A2-23, 2nd Floor Building No A2 "Happiest-Boisar", New Gut No.50, Plot No1, Near Eklavya School Beteagan, Kambalgaoon Boisar East Maharashtra -401502.  
Dear Sir/Madam,  
Sub-Notice U/s 13 (2) of Securitization & Reconstruction Of Financial Assets and Enforcement of Security Interest Act 2002

1. That at your request, the following credit facilities have been sanctioned by Bank of Maharashtra, Versova Branch to No 1 & 2 of you.

2. That the details of the credit facilities, the securities charged in favour of the Bank and the present outstanding dues are as under:

Nature & Amt. Of Credit facility	Security	Present outstanding (as on 15/04/2024)
Housing Loan 60253548360	Primary- Equitable Mortgage of Flat No A-2-23, Admeasuring 38.39 sq. Meters. Of Carpet Area (including balcony) Bearing No.23, on the Second floor in the A-2 Building of A-2 Block, in the Project known as "Happiest-Boisar" Constructed on the freehold Non Agriculture land Bearing New gut No-50, Plot No.1 Village-Kambalgaoon, Taluka- Palghar, Dist-Thane.	Rs.9,58,939/-plus unapplied interest Rs.1,48,735/- as on 15/04/2024 plus interest rate @ 9.55% per annum with monthly rests plus 2% penal interest from 15/04/2024 till payment or realization
Housing top Up Loan 60428252377	Primary- Equitable Mortgage of Flat No A-2-23, Admeasuring 38.39 sq. Meters. Of Carpet Area (including balcony) Bearing No.23, on the Second floor in the A-2 Building of A-2 Block, in the Project known as "Happiest-Boisar" Constructed on the freehold Non Agriculture land Bearing New gut No-50, Plot No.1 Village-Kambalgaoon, Taluka- Palghar, Dist-Thane.	Rs. 7,65,325/- plus unapplied interest Rs. 42,997/- as on 15/04/2024 plus interest rate @ 10.45% per annum with monthly rests plus 2% penal interest from 15/04/2024 till payment or realization
	<b>Total</b>	Rs.17,24,264/- plus unapplied interest 1,91,732/- Total Rs.19,15,996/- (Rupees Nineteen lakhs Fifteen Thousands Nine Hundred Ninety Six Only)

\* With further interest and expenses payable by you to the Bank towards the facility sanctioned to you.

1. That in consideration of the credit facilities availed; you have executed the necessary documents in favor of the bank including the following documents and also created charges on securities in favor of the Bank as above mentioned.

(i) Housing Loan No 60253548360 for Rs. 15.00 Lakhs

Sr. No.	Description	Document date
1	RF 45 Request letter for making credit facility available	13/07/2016
2	F 260-Receipts	13/07/2016
3	RF-46 & RF-47 Demand Promissory Note	13/07/2016
4	Agreement For Housing Loan	13/07/2016
5	Mortgagor's Declaration For Proposed Equitable Mortgage	12/07/2016

Sr. No.	Description	Document date
6	Memorandum of Record of Equitable Mortgage	13/07/2016
7	Mortgagor's letter of Confirmation of Equitable Mortgage	14/07/2016
8	Balance And Security Confirmation	11/07/2019
9	Balance And Security Confirmation	08/07/2022

(ii) Housing Loan (Top Up) No 60428252377 for Rs. 8.50 Lakhs

Sr no	Name of Documents	Date of Execution
1	Demand Promissory Note	20/10/2022
2	F 260-Receipts	20/10/2022
3	Facility Agreement For Housing loan	20/10/2022
4	Mortgagor's Declaration For Proposed Equitable Mortgage	19/10/2022

Sr no	Name of Documents	Date of Execution
4	Memorandum of Record of Equitable Mortgage	20/10/2022
5	Mortgagor's letter of Confirmation of Equitable Mortgage	21/10/2022

(iii) The Details of Creations Charges are as under  
Name of Executants: Mrs. Preeti Ravi Malhotra w/o Ravi Kumar (Owner of property)  
Description of Property under Housing Loan No 60253548360 for Rs.15.00 Lakhs & Housing Top Up Loan No 60428252377 Amount 8.50 lakhs

Equitable Mortgage of Flat No A-2-23, Admeasuring 38.39 sq. Meters. Of Carpet Area (including balcony) Bearing No.23, on the Second floor in the A-2 Building of A-2 Block, in the Project known as "Happiest-Boisar" Constructed on the freehold Non Agriculture land Bearing New gut No-50, Plot No.1 Village-Kambalgaoon, Taluka- Palghar, Dist-Thane

1. That you have failed to adhere to the terms and conditions of sanction and made defaults and accordingly your account has been classified by the Bank as NPA on 29/03/2024 in accordance with the prescribed norms issued by Reserve Bank of India. In spite of our repeated demands, you have not paid the outstanding amount in your account.

2. You have still not repaid the dues of the bank and hence in exercise of powers conferred on the Bank under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act (SARFAESI) and without prejudice to the rights of the Bank, The Bank hereby calls upon you to repay in full amount of Rs.19,15,996/- (Rupees Nineteen lakhs Fifteen Thousands Nine Hundred Ninety Six Only) along with further interest and expenses within 60 days from the date of receipt of this notice; failing which, the Bank shall exercise any and/or all the powers under Sub-Sec.4 of sec. 13 of above Act, in respect of these securities/properties enforceable under the Act, in which case you shall also be liable to further pay all costs, charges and expenses or other incidental charges which please note.

The powers available under the Act inter alia includes- a. To take possession of the secured assets, wherein the security interest has been created as abovementioned together with the right to transfer by way of lease, assignment or sale. b. To take over the management of the secured assets including right to transfer by way of lease, assignment or sale. c. To appoint any person as Manager to manage the secured assets, the possession of which will be taken over by us and the Manager shall manage the secured assets and any transfer of secured assets shall vest in the transferee all rights in or in relation to, the secured assets, as if the transferee all rights in or in relation to, the secured assets, as if the transfer had been made by you. d. To write to or issue notice in writing to any person, who has acquired any of the secured assets against which security interest has been created from whom any money is due or may become due to you to pay us the money.

3. Please take a note that as per Sec.13 (13) of the Act, after receipt of this notice, you are restrained from disposing off or dealing with the securities without our prior written consent.

4. 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.

For Bank of Maharashtra  
Authorized Officer  
Versova Branch, Mumbai North Zone, CC- The Dy. Zonal Manager, Mumbai North Zone,

**SBI State Bank of India** SARB Thane (11697) Branch-1st floor Kerom Plot No A-112 Circle, Road No 22 Wagle Industrial Estate Thane (W) 400604 email id : sbi.11697@sbi.co.in

**POSSESSION NOTICE**

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 Borrower having failed to repay the amount, notice is hereby given to the Borrower and the public in general that the undersigned has taken 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 against account.

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.

Name of Account/ Borrower & address	Description of the property mortgaged/ charged	Date of Demand Notice	Date of Possession	Amount Outstanding as per Demand Notice
Shri Vinod Bhikam Chauhan & Smt Guddidevi Vinod Chauhan	Flat No.101, First Floor, Type B 1, in the building Daffodi, B Wing., Kalyan Nagari, Plot No.201, Village Kon, Tal Bhiwandi, Thane 421311	04.03.2024	07.05.2024	Rs.30,22,997.85 (Rupees Thirty Lakhs Twenty Two Thousand Nine Hundred Ninety Seven & Paise Eighty Five Only) as on 04.03.2024 and further interest thereon at contractual rate (s) and incidental expenses, costs, charges incurred / to be incurred, till date of payment.
a) Flat No.101, First Floor, Type B 1, in the building Daffodi, B Wing., Kalyan Nagari, Plot No.201, Village Kon, Tal Bhiwandi, Thane 421311				
b) Flat No.06, Shiv Bhavan Apt. Bindu Madhav Nagar, Near Talav, Digha, Airoli, Navi Mumbai 400708				
c) Thana-Nebjuwa Nourangi, Tehsil-Padrauna, Gram-Gohti Buzurg, Post Siswa Goilti, Gohti Buzurg, Siswa Goiti, Kushnagar, UP 274304.				

Date : 09.05.2024  
Place : Thane

Sd/-  
Chandrakumar Kamble  
Authorized Officer, SARB Thane

**KOTAK MAHINDRA BANK LIMITED**  
12-BKC, 6th Floor, Plot No. C-12, 'G' Block, Bandra Kurla Complex, Bandra (East), Mumbai 400 051.  
CIN NO. L65110MH1985PLC038137

**E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY OF SACHDEVA & SONS RICE MILLS LTD. UNDER THE PROVISIONS OF THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 ('SARFAESI ACT') READ WITH PROVISO TO RULE 8 (6) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002.**

Whereas, Centurion Bank of Punjab Limited (the successor of Bank of Punjab Limited) has assigned the debt due to it from Sachdeva & Sons Rice Mills Limited ("Borrower") along with the underlying securities in favour of Kotak Mahindra Bank Limited ("KMBL").

Whereas, the Authorised Officer of Bank of Punjab Limited had issued notice dated 17.02.2005 under the provisions of Section 13(2) of the SARFAESI Act and called upon the Borrower and the guarantors to pay the amounts mentioned therein, within 60 days of receipt of the said notice. The said demand was not complied with. Pursuant to the failure to pay the amount demanded, and pursuant to the assignment of debt by Centurion Bank of Punjab Limited to KMBL, the AO took Physical Possession of the property as detailed herein below, after complying with the provisions of the SARFAESI Act and Rules enacted therein. In exercise of the powers conferred under Section 13(4) of the SARFAESI Act read with the Rules therein, the undersigned has decided to sell the said property by E-Auction.

Notice is hereby given to the public in general and in particular to the Borrower and Guarantors that the below described Immovable Property mortgaged to KMBL, the physical possession of which has been taken by the Authorised Officer of KMBL on 12.02.2024, will now be sold on "AS IS WHERE IS", "AS IS WHAT IS", and "WHATSOEVER THERE IS" basis on 30.05.2024 between 11.00 a.m. to 12.00 noon, for recovery of a sum of Rs.247,61,17,629.33 (Rupees Two Hundred Forty Seven Crores Three One Lakhs Seventeen Thousand Six Hundred Twenty Nine and Paise Thirty Three Only) as on 17-4-2024 with further interest thereon @11.50% per annum at monthly rests from 18-04-2024 till payment or realization, due to KMBL from the Borrower viz. Sachdeva & Sons Rice Mills Ltd. and the Guarantors namely Mr. Ashok Sachdeva, Mrs. Indu Sachdeva, Mr. Vinod Sachdeva and Mrs. Vanesha Sachdeva.

Sr No.	Name of Borrower/ Mortgagor	Description of Immovable and movable properties put for auction (Secured Asset)	Last date for Bid Submission	Reserve Price (Rs.)	Earnest Money Deposit (EMD) (Rs.)	Encumbrances
1	Sachdeva & Sons Rice Mills Ltd	Flat/Unit No. 9, Mashrike Building, Friends Union Premises Co-op. Society Ltd., 2nd Floor, 227, P.D. Mello Road, Fort, Mumbai 400 001 admeasuring approximately - 850 Sq.Ft.	29-05-2024 till 5.00 p.m.	2,00,00,000 (Rupees Two Crores Only)	20,00,000 (Rupees Twenty Lakhs Only)	Society dues of Rs.30,57,16 as of June 2024

**Terms & Conditions:**

- The date of inspection for Property is on 22-05-2024 between 10:00 a.m. to 1:00 p.m.
- The auction will be conducted only through "On Line Electronic Bidding" through website <https://kotakbank.auctiontiger.net> on 30-05-2024 from 11.00 a.m. to 12.00 noon. The end time of auction will be extended by 5 minutes each time a bid is made within last 5 minutes of E-auction.
- The intending bidders shall hold valid E-mail id. For details with regard to E-Auction, the intending bidders may contact M/s E. Procurement Technologies Ltd (Auction Tiger), Mr. Ramprasad Sharma - 9265562818/9265562821/079-68113842/6868 email id: [support@auctiontiger.net](mailto:support@auctiontiger.net) & [ramprasad@auctiontiger.net](mailto:ramprasad@auctiontiger.net). The duly filled and signed terms and conditions along with the bid documents and the KYC documents shall be sent to the Bank on email id [harish.acharya@kotak.com](mailto:harish.acharya@kotak.com). The terms and conditions shall be binding on the bidders who participate in the bidding process. The terms and conditions and the bid documents of the said auction is also available on the website of the bank <https://www.kotak.com/en/bank-auctions.html>
- The sale is subject to the terms and conditions dated 09-05-2024 and shall be binding on the bidders.
- Earnest Money Deposit (EMD) shall be deposited through RTGS/NEFT/Fund Transfer to the credit of Account No. 8411307138, Kotak Mahindra Bank Ltd. A/c E-Auction, Malad (East) Branch, Mumbai, IFSC Code: KKBK0000646, on or before 29-05-2024 upto 5:00 p.m. Any bid documents submitted without depositing the EMD amount shall stand automatically rejected.
- Duly filled and signed copy of the bid documents and terms and conditions dated 9-05-2024 along with EMD details and the KYC documents are to be submitted online on the portal <https://kotakbank.auctiontiger.net>.
- The Authorised Officer has the absolute right and discretion to accept or reject any bids or adjourn/ cancel the sale/ modify any terms and conditions of the sale without any prior notice and assigning any reason;
- This publication is also a notice under rule 8 (6) of Security Interest (Enforcement) Rules to the Borrower/Guarantors of the above said holding of auction sale on the above mentioned date / place if the entire outstanding dues are not paid in full before the date of E-Auction.
- It may be noted that in case of any discrepancy/inconsistency between the notices published in English and in Marathi then the contents of the notice published in English will prevail.

Place : Mumbai,  
Date : 09-05-2024

Authorized Officer  
Kotak Mahindra Bank Ltd.

**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

**NOTICE FOR SALE OF IMMOVABLE PROPERTY**

(Under Rule 8(6) read with Rule 9(1) of the Security Interest (Enforcement) Rules 2002)

E-Auction Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rule 8(6) and 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 Possession of which has been taken by the Authorised Officer of TCHFL, will be sold on 12-06-2024 on "As is where is" & "As is what is" and "Whatever there is" and without any recourse 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 12-06-2024. 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 11-06-2024 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. Loan A/c. No	Name of Borrower(s) / Co-borrower(s)/Legal Heir(s) / Legal Representative/ Guarantor(s)	Amount as per Demand Notice	Reserve Price	Earnest Money	Type of possession
1	9329898 Mrs. Kapila Gopal Solanki, Mr. Gopal Mohan Solanki	Rs. 3,61,292/- (Rupees Three Lakh Sixty One Thousand Two Hundred Ninety Four Only)	Rs. 19,50,000/- (Rupees Nineteen Lakh Fifty Thousand Only)	Rs. 1,95,000/- (Rupees One Lakh Ninety Five Thousand Only)	Symbolic
2	9158537 AVINASH PRABHAKAR MORE, MRS SARIKA AVINASH MORE	Rs. 4,28,585/- (Rupees Four Lakh Twenty Eight Thousand Five Hundred Eighty Five Only)	Rs. 18,20,000/- (Rupees Eighteen Lakh Twenty Thousand Only)	Rs. 1,82,000/- (Rupees One Lakh Eighty Two Thousand Only)	Symbolic

**Description of the Immovable Property:** All that piece and parcel of the Flat No. 105, on the First Floor, in the Building known as "Sai Plaza", admeasuring built up area of 325 Sq. Ft. constructed on the land situated, lying and being at Village Old Dombivali, within the limits of Kalyan Dombivali Municipal Corporation, Dombivali Division, Within Registration District Thane, and Sub-Registration Taluka Kalyan.

**Description of the Immovable Property:** All that piece and parcel of the Flat No. 201, on the second floor, in Wing "A", in the building known as Meera Apartment admeasuring built up area of 455 Sq. Ft. Survey No. 219, Bhopar, Dombivali East, Thane-421201

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 30 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 in 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 <http://bankauctions.in/> on 12-06-2024 between 2.00 PM to 3.00 PM with limited extension of 10 minutes each.

**Terms and Condition:**

- 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 Immovable Property shall at once again be put up to auction subject to the discretion of the Authorised Officer. 2. The Immovable Property shall not be sold below the Reserve Price. 3. Bid Increment Amount will be: Rs. 10,000/- (Rupees 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 at Branch address. The Demand Drafts will be returned to the unsuccessful bidders after auction. For payment of EMD through NEFT/RTGS/IMPS, kindly contact Authorised Officer. 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 Authorised 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 04-06-2024 between 11.00 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 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 per table 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. Closure, Block No.605 A, 6th Floor, Malivivan Commercial Complex, Ameerpet, Hyderabad - 500038 through its coordinators Mr. Arijit Kumar Das, 8142000725, 8142000066, 8142000662 Email - arijit@bankauctions.in and Email : [info@bankauctions.in](mailto:info@bankauctions.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 needs 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 <http://url.li/tbhww> for the above details. 15. Kindly also visit the link: <https://www.tatacapital.com/property-disposal.html>

**Please Note** - TCHFL has not engaged any broker/agent apart from the mentioned auctioning 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: Mumbai  
Date: 10-05-2024

Sd/- Authorized Officer  
Tata Capital Housing Finance Ltd.

**PUBLIC NOTICE**

Redevelopment of property having C. S. No 486 bearing cess No.D-2807(1), situated at Building No.10 & Non-cessed structure bearing Ward No. D-2807(1A) situated at Building No. 10A at Malabar Cumbala Hill Division at Laburnum Road, building Known as "Pratap Mansion", Gamdevi, Mumbai-400007 known as "Pratap Mansion", "Mr. Sanjay P. Badiani & Mrs. Madhavi P. Badiani" are the Owners of the said property. The list of tenants/ occupants of the above mentioned structure is as follows.

Sr.No.	Name of Tenant	Name of Occupant	Floor	Shop/Rm No.
GROUND FLOOR				
1.	M/s. Sadhana Textile Mills Pvt. Ltd.	M/s. Sadhana Textile Mills Pvt. Ltd.	GR	1
			GR	Garage No.1
2.	M/s. Hardik Pperties Pvt. Ltd.	M/s. Hardik Pperties Pvt. Ltd.	GR	2
			GR	Garage (Non Cess)
FIRST FLOOR				
3.	M/s. PSK Properties Pvt. Ltd.	M/s. PSK Properties Pvt. Ltd.	FIRST	R
				Garage No.2
SECOND FLOOR				
4.	M/s. Madhavi P. Badiani (Owner)	M/s. Madhavi P. Badiani (Owner)	SECOND	R
				Garage No.3
THIRD FLOOR				
5.	Mr. Sanjay P. Badiani (Owner)	Mr. Sanjay P. Badiani (Owner)	THRD	R

If anyone has objections/suggestions regarding Eligibility/Non Eligibility of tenancy/ Occupancy, you may submit your "Objections" with relevant documents to the Chief Officer/M.B.R & R. Board, Room No.401, 3rd floor, Griha Nirman Bhavan, Bandra (East), Mumbai 400051 within 30 days from the date of publication of the said notice.

**BEFORE THE CENTRAL GOVERNMENT**  
(The Regional Director, Western Region, Mumbai)

In the matter of the Companies Act, 2013, Sub-Section (4) of Section 13 of Companies Act, 2013 and clause (a) of Sub-Rule (5) of Rule 30 of the Companies (Incorporation) Rules, 2014

AND

In the matter of GAGANDEEP EXPORTS PRIVATE LIMITED having its registered office at 609, Floor-6, Plot-212, West Wing, Tulsiani Chambers, Free Street Jomali Marg Nariman Point, Nariman Point, Mumbai, Maharashtra, India, 400021

NOTICE is hereby given to the General Public that the Company (GAGANDEEP EXPORTS PRIVATE LIMITED) proposes to make application to the Central Government (Regional Director, Western Region, Mumbai) under section 13 of the Companies Act, 2013 for seeking confirmation of alteration of the Memorandum of Association of the Company in terms of the Special Resolution passed at the Extra ordinary general meeting held on Wednesday, 24<sup>th</sup> Day of April, 2024 to enable the company to change its Registered office from "State of Maharashtra" to the