

PUBLIC NOTICE

REVOCATION OF GENERAL POWER OF ATTORNEY

TO ALL PERSONS, let it be known that I, Mrs. Kanan Hernang Shah, residing at 1501, South Ridge, 54, Ridge Road, Mumbai – 400 006, do hereby REVOKE IN ITS ENTIRETY General Power of Attorney dated 14th July 2006 duly registered with Sub Registrar of Assurance vide No. 1594 of 2006, thereby appointed Mr Sanjay Damji Shah S/o Damji Lalji Shah and Mr. Mehul Jadavji Shah S/o Jadavji Lalji Shah as my Attorneys, to act as my authorised representative for all the acts specified therein.

Vide notice dated 6th September 2024 Power of Attorney dated 14th July 2006 granted in favor Mr. Sanjay Damji Shah and Mr. Mehul Jadavji Shah has been revoked with immediate effect. Thus, all authority, rights and power granted thereunder, & all authority, rights and power subsequently granted by them to the sub-agents in pursuance of the said Power of Attorneys, stand revoked/cancelled with effect from 6th September 2024.

Notice is hereby given that effective 6th September 2024 all the Power of Attorneys given to them and all power of attorneys subsequently executed by them in favor of the sub-agents will be null and void, and therefore no person should deal or carry out any transaction with them on the basis of the Power of Attorneys. Any person acting in pursuance of the same, shall be doing so at her/his/their own risk and for that the undersigned will not be liable/responsible.

Kanan H Shah
1501, South Ridge,
54, Ridge Road,
Mumbai – 400 006

Dated:- 11-09-2024

NOTICE

NOTICE is hereby given that the certificate(s) for the under mentioned securities of the company has/have been lost/misplaced and the holder(s) of the said securities/applicant(s) has/have applied to the Company to release the new certificate. The Company has informed the holders/applicants that the said shares have been transferred to IEPF as per IEPF Rules.

Any person who has a claim in respect of the said securities should lodge such claim with the Company as its Registered Office within 15 days from this date, else the Company will proceed to release the new certificate in the holders/applicants, without further intimation.

Name(s) of the holder(s)	Kind of Securities	No. of Securities	Distinctive No.	Face Value
Aniruddha Rameshwar Bhamburkar	Equity Shares	1200	64834051-64835250	Rs.1/- paid-up each
Sangeeta Aniruddha Bhamburkar				

Name of the holder(s)/applicant(s)
Place: Akola ANIRUDDHA RAMESHWAR BHAMBURKAR
Date: 10/09/2024 SANGHETA ANIRUDDHA BHAMBURKAR

NOTICE

ASIAN PAINTS LIMITED

REGD. OFFICE: 6 A, Shantinagar, Santacruz East, Mumbai - 400055

Notice is hereby given that the certificate[s] for the under mentioned securities of the company has/have been lost/mislaidd and the holder[s] of the said securities/applicant[s] has/have applied to the company to release the new certificate. The company has informed the holder[s]/applicant[s] that the said shares have been transferred to IEPF as per IEPF rules.

Any person who has a claim in respect of the said securities should lodge such claim with the company at its registered office within 15 days from this date, else the company will proceed to release the new certificate to the holder[s]/applicant[s], without further intimation.

Name of the Holder	Kind of securities & face value	No. of Securities	Distinctive Nos.
Kodiganti Kondaiah (Deceased)	Equity shares of Re. 1/- each	1160	3056261-3057420

Place: Bellary, Karnataka
Date : 11 September 2024

Applicants:
K Vasantha Kumari & Shyam Sundar K

PUBLIC NOTICE

REVOCATION OF GENERAL POWER OF ATTORNEY

TO ALL PERSONS, let it be known that I, Mr. Hemang Jadavji Shah, residing at 1501, South Ridge, 54, Ridge Road, Mumbai – 400 006, do hereby REVOKE IN ITS ENTIRETY General Power of Attorney dated 14th July 2006 duly registered with Sub Registrar of Assurance vide No. 1592 of 2006, thereby appointed Mr Sanjay Damji Shah s/o Damji Lalji Shah and Mr. Mehul Jadavji Shah s/o Jadavji Lalji Shah as my Attorneys, to act as my authorised representative for all the acts specified therein.

Vide notice dated 6th September 2024 Power of Attorney dated 14th July 2006 granted in favor Mr. Sanjay Damiji Shah and Mr. Mehl Jadavji Shah has been revoked with immediate effect. Thus, all authority, rights and power granted thereunder, & all authority, rights and power subsequently granted by them to the sub-agents in pursuance of the said Power of Attorneys, stand revoked/cancelled with effect from 6th September 2024.

Notice is hereby given that effective 6th September 2024 all the Power of Attorneys given to Mr. Sanjay Damji Shah and Mr. Mehul Jadavji Shah and all power of attorneys subsequently executed by them in favor of the sub-agents will be null and void, and therefore no person should deal or carry out any transaction with them on the basis of the Power of Attorneys. Any person acting in pursuance of the same, shall be doing so at her/his/their own risk and for that the undersigned will not be liable/responsible.

Hemang J Shah
1501, South Ridge,
54, Ridge Road,
Mumbai – 400 006

Dated:- 11-09-2024

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"



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 **28-09-2024** 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 **28-09-2024**. 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 **27-09-2024** 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 :

Sl. No	Loan A/c No and Branch	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	Sl. No	Loan A/c No and Branch	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	9689364	MR AJAY PRASAD MAHATO MRS NILAM AJAY MAHATO	Rs. 29,06,723/- (Rupees Twenty Nine Lakh Six Thousand Seven Hundred Twenty Three Only) 21-11-2022	Rs. 20,00,000/- (Rupees Twenty Lakh Only)	Rs. 2,00,000/- (Rupees Two Lakh Only)	Physical	10	10491701 & 10566280 & 10582098 & TCHIN068 700010009 7832	Mr. Manish Saktharam Tambe, Mrs. Varsha Ramesh Sapkal,	Rs. 48,3949/- (Rupees Four Lakh Eighty Three Thousand Nine Hundred Forty Nine Only) is due and payable by you under loan account No TCHIN0687 000100097832, and an amount of Rs. 2048036/- (Rupees Twenty Lakh Forty Eight Thousand Thirty Six Only) is due and payable by you under loan account No 10491701 and an amount of Rs. 271361/- (Rupees Two Lakh Seventy One Thousand Three Hundred Sixty One Only) is due and payable by you under loan account No 10586280 and an amount of Rs. 57976/- (Rupees Fifty Seven Thousand Nine Hundred Seventy Six Only) is due and payable by you under loan account No 10582098, totalling to Rs. 2861322/- (Rupees Twenty Eight Lakh Sixty One Thousand Three Hundred Twenty Two Only) 18-03-2023	Rs. 24,40,000/- (Rupees Twenty Four Lakh Forty Thousand Only)	Rs. 2,44,000/- (Rupees Two Lakh Forty Four Thousand Only)	Physical
Description of the Immovable Property: All the piece and parcel of the property bearing Flat No 518, admeasuring 225 sq ft carpet area and 280 sq ft built up area, and is consisting of Ground plus 7 upper floors with lift facilities. Thereabout located on the Fifth floor of the Building known as Mulund Sanghmitra Co-operative Housing Society Ltd situated at Dr P R Road, Bhimwadi Mulund West, Taluka Kuria District Mumbai Suburban within the limits of T' Ward of Mumbai Municipal Corporation 400080							Description of the Immovable Property: All that piece and parcel of Flat No. 6, on the First Floor, having an area admeasuring about 555 Sq. Ft Built Up + 300 Sq. Ft Open Terrace in the building known as "Shree Datta Shrut Co-Op. Housing Society Ltd., A Co-Op Society registered under MCS Act, 1960, bearing Registration Number TNAULRIHSC(TC)9679/1996-1999, Survey No. 31, Hissa No. 1 (Part) Area admeasuring 600 Sq. Mtrs, Village Katrap, Badalapur (East), Tal. Ambarnath, Dist. Thane, within limits of Kulgaon Badapur Municipal Council, and in the sub registration District Ulhasnagar and Registration District Thane.						
2	9778651	MRS. JAGDISH VASANJI VASANI MRS. RAKSHA JAGDISH VASANI	Rs. 11,44,400/- (Rupees Eleven Lakh Forty Four Thousand Four Hundred Only) 28-04-2021	Rs. 9,95,000/- (Rupees Nine Lakh Ninety Five Thousand Only)	Rs. 99,500/- (Rupees Ninety Nine Thousand Five Hundred Only)	Physical	11	10181063 & 10191627	MR. VAIBHAV VIJAY SALLI, MS. HARSHADA VAIBHAV SALLI	Rs. 1351887/- is due and payable by you under loan account No 10181063 and an amount of Rs. 64236/- is due and payable by you under loan account No 10191627 totalling to Rs. 1416123/- (Rupees Fourteen Lakh Sixteen Thousand One Hundred Twenty Three Only) 10-04-2023	Rs. 8,50,000/- (Rupees Eight Lakh Fifty Thousand Only)	Rs. 85,000/- (Rupees Eighty Five Thousand Only)	Physical
Description of the Immovable Property: Schedule - A All piece and parcel of Plot of Non Agriculture land bearing Survey No. 39/1 admeasuring about 2400 Sq. Mtrs. Area, situate lying and being at Village Wafe, Taluka Shahapur, within the limits of Grampanchayat Wafe, Sub Registration of Taluka Shahapur and Registration of District and Division Thane. Schedule - B All piece and parcel of Flat No. 301 admeasuring 424 Sq. Ft. Carpet area on the Third Floor in the Building No. D in 'Shiv Shakti Complex' project constructed on above plot of Non Agriculture land situate lying and being at village Wafe, Taluka Shahapur, within the limits of Grampanchayat Wafe, Sub Registration of Taluka Shahapur and Registration of District and Division Thane							Description of the Immovable Property: All that piece and parcel of the A Residential premises number 407, on the Fourth Floor, of the Building No. 01, in the building known as "Pannekari Estate Rockford" lying being and situated at Village Mankivali, Taluka Ambarnath, Kulgaon, Badalpur (East), District Thane, Maharashtra- 421503.						
3	9848407	ROHIDAS RAJARAM GADEKAR SHEETAL ROHIDAS GADEKAR	Rs. 5,64,058/- (Rupees Five Lakh Sixty Four Thousand Fifty Eight Only) 24-12-2021	Rs. 5,30,000/- (Rupees Five Lakh Thirty Thousand Only)	Rs. 53,000/- (Rupees Fifty Three Thousand Only)	Physical	12	10262512	Mr. Ajay Krishnakant Pimple	Rs. 11,11,040/- (Rupees Eleven Lakh Eleven Thousand Forty Only) 06-05-2021	Rs. 8,90,000/- (Rupees Eight Lakh Ninety Thousand Only)	Rs. 89,000/- (Rupees Eighty Nine Thousand Only)	Physical
Description of the Immovable Property: All That Piece And Parcel Of The Immovable Property Being A Flat Numbered As Flat Premises No. 306, Admeasuring About 248.98 Sq. Ft. Carpet Area On The 3rd Floor, Building No. 30, In B Wing, Building Named As Dost, In Sector 2, Of The Project Known As Karm Residence Constructed On Land Bearing Survey No.s 166/1/1, 166/1/2, 166/2, 167/1, 167/2, 169/2, 170, 172/1, 172/2(p), 172/2(3), 172/2/4, 172/2/5, 172/2/6, 172/2/7, 172/2/8, 173/1/1, 173/1/2, 178/15 And 179/5 Lying And Situated At Village Dhasai, Taluka Shahpur, District Thane, In The State Of Maharashtra.							Description of the Immovable Property: All That Piece & Parcel Of Immovable Property Bearing Flat Premises No.101, Admeasuring About 452.24 Sq. Fts Carpet, On The 1 St Floor, Building No.74, C Wing In The Building Name "Suraj" In Sector-3, Project Known As "Karma Residency", To Be Constructed On The Land Bearing Survey No.166/1/1, 166/1/2, 166/2, 167/1, 167/2, 169/2, 170, 172/1, 172/2(1), 172/2/2 Part, 172/2/3, 172/2/4, 172/2/5, 172/2/6, 172/2/7, 172/2/8, 173/1/1, 173/1/2, 173/1/2, 178/15, And 179/5 Lying And Situated At Village: Dhasai, Taluka: Shahapur, Dist: Thane.						
4	9882471	Mr. Salman Nizamuddin Ansari Mrs. Fenida Salman Ansari	Rs. 8,74,309/- (Rupees Eight Lakh Seventy Four Thousand Three Hundred Nine Only) 02-06-2021	Rs. 7,00,000/- (Rupees Seven Lakh Only)	Rs. 70,000/- (Rupees Seventy Thousand Only)	Physical	13	9883837	MR. SHANTARAM SHIVRAM KHADE. MRS. BHARATI SHANTARAM KHADE	Rs. 10,38,560/- (Rupees Ten Lakh Thirty Six Thousand Five Hundred Sixty Only) 21-09-2019	Rs. 9,25,000/- (Rupees Nine Lakh Twenty Five Thousand Only)	Rs. 92,500/- (Rupees Ninety Two Thousand Five Hundred Only)	Physical
Description of the Immovable Property: All that piece and parcel of property bearing Flat No. 606, on 6th Floor admeasuring 23.41 sq. meter., (Equivalent To 252 sq. Feet) Carpet Area, E1-Building of the said Complex to be Known as "Xrbia Vangani", Carpet Area And Totally admeasuring 76560 Sq. Meter., Survey No. 10/1, 18/2, 18/4, 19/1B, 19/3 (Part), 19/4 (Part), 23/1 (Part), 23/2, 23/4, 24/14, 24/17 of Vill:- Khadyachpada, Ta: Karjat, Dist: Raigad. Bounded :- East :- Open Plot, West :- Open Plot, North :- Khadyachpada, South :- Internal Road							Description of the Immovable Property: All that piece and parcel of the land and ground situated project known as "Xrbia Warai" within the Registration, Sub-Dist. Taluka Karjat, Dist. Raigad, and within the limits of the Sub Registrar Karjat bearing mentioned Survey Number of sanctioned layout, Mouje Tarfe Waredi, respectively admeasuring an area 09 H. 3.50 R. and as per the Building Plan. Schedule - B The Residential Flat admeasuring 23.88 Sq. Mtrs. (equivalent to 257 Sq. Ft.) carpet area bearing No. 105 situated on the Sixth in "A5" Building of the said Complex to be known as "Xrbia Warai" under construction on the land more particularly described in the First Schedule herein above written.						
5	9781608	Mr. Sushil Shankar Kurup. Mrs. Sushmita Sushil Kurup	Rs. 11,69,194/- (Rupees Eleven Lakh Sixty Nine Thousand One Hundred Ninety Four Only) 26-04-2021	Rs. 11,00,000/- (Rupees Eleven Lakh Only)	Rs. 1,10,000/- (Rupees One Lakh Ten Thousand Only)	Physical	14	9957584	MRS. POOJA RAHUL MHATRE MR. RAHUL SHARAD MHATRE	Rs. 11,72,583/- (Rupees Eleven Lakh Seventy Two Thousand Five Hundred Eighty Three Only) 28-04-2021	Rs. 9,70,000/- (Rupees Nine Lakh Seventy Thousand Only)	Rs. 97,000/- (Rupees Ninety Seven Thousand Only)	Physical
Description of the Immovable Property: All That Piece And Parcel Of Immovable Property Bearing Flat No.106, First Floor, Building No. C/8, Admeasuring 42.92 Sq. Meters (Equivalent Admeasuring 462.00 Sq. Feet) Along With Undivided Share In The Land Of Road & C.O.P. In The Scheme Known As "Xrbia Warai", Situate At R.S. No. 6/2, 6/3, 9/1, 9/2, 10/2A/1, 10/4A/2, 10/6, 12/1A/1, 12/6A, 12/5, 10/9 Totally Admeasuring 90350 Sq. Meters, of Vill:- Warai, Ta:- Karjat, Dis:- Raigad.							Description of the Immovable Property: All that piece and parcel of the land and ground situated project known as "Xrbia Warai" within the registration, Sub-Dist. Taluka Karjat, Dist. Raigad and within the limits of the Sub Registrar Karjat bearing mentioned Survey Number of sanctioned layout, Mouje Tarfe Waredi, respectively admeasuring an area 09 H. 3.50 R. and as per the Building Plan. Schedule - B The Residential Flat admeasuring 23.88 Sq. Mtrs. (equivalent to 257 Sq. Ft.) carpet area bearing No. 601 situated on the Sixth in "A5" building of the said complex to be known as "Xrbia Warai" under construction on the land more particularly described in the First Schedule herein above written.						
6	9991853 & 10014921	Mr. ARUN KUMAR SHRIVASTAVA MRS. MANISHA ARUNKUMAR SHRIVASTAV	Rs. 729314/- is due and payable by you under Agreement no. 9991853 and an amount of Rs. 62964/- is due and payable by you under Agreement No. 10014921, totalling to Rs. 792278/- (Rupees Seven Lakh Ninety Two Thousand Two Hundred Seventy Eight Only) 19-10-2021	Rs. 6,40,000/- (Rupees Six Lakh Forty Thousand Only)	Rs. 64,000/- (Rupees Sixty Four Thousand Only)	Physical	15	TCHHL063 600010006 0683 & TCHIN063 600010006 0769	Mr. Mayur Nagindas Shah Mrs. Hansa Nagindas Shah, Ms. DB Enterprises NX	Rs. 80,56,113/- (Rupees Eighty Lakhs Fifty Six Thousand One Hundred and Thirteen Only) is due and payable by you under loan account No TCHHL0636000100060683, and an amount of Rs. 3,89,277 -/- (Rupees Three Lakhs Eighty Nine Thousand Two Hundred and Seventy Seven Only) is due and payable by you under the loan account number TCHIN0636000 100060769 i.e totalling to an amount of Rs. 84,45,390 -/- (Rupees Eighty Four Lakhs Forty Five Thousand Three Hundred and Ninety Only) 03-06-2023	Rs. 1,00,70,000/- (Rupees Ten Crore Seventy Thousand Only)	Rs. 10,07,000/- (Rupees Ten Lakh Seven Thousand Only)	Physical
Description of the Immovable Property: All that piece and parcel of the FLAT NO.206, (ADMEASURING 411.09 SQ.FT. I.E. 38.20 SQ. MTRS. BUILTUP AREA) ON 2ND FLOOR, B WING, BUILDING NO. 3, SAI RACHINA COMPLEX, CONSTRUCTED ON LAND BEARING GAT NO.153, SITUATED AT VILLAGE PADAGHA, SAMLEPADA, STATION RAOD, TAL. & DIST. PALGHAR THANE 401404							Description of the Immovable Property: Property 1 1 A Flat bearing Flat No. 501, admeasuring about 375 Sq. Ft. Built Up area on the Fifth Floor in the building known as Samarth Kripa of Mulund Sant Ramdas S.R.A. Co-Op. Hsg. Soc. Ltd., constructed in the year 2018, situated at Sant Ramdas Road, Mulund (East), Mumbai-400081, bearing CTS Nos. 890, 890/1, to 890/11 of Village Mulund East, Taluka Kuria, District Mumbai Suburban Registration District, and Sub District of Mumbai City and Mumbai Suburban District within the limit of T' Ward. Property 2 2 A Flat bearing Flat No. 502, admeasuring about 325 Sq. Ft. Built Up Area on the Fifth Floor, in the Building known as Samarth Kripa of Mulund Sant Ramdas S.R.A. Co-Op. Hsg. Soc. Ltd., constructed in the year 2018, situated at Sant Ramdas Road, Mulund (East), Mumbai- 400081, bearing CTS Nos. 890, 890/1, to 890/11 of Village Mulund East, Taluka Kuria, District Mumbai Suburban Registration District, and Sub District of Mumbai City and Mumbai Suburban District within the limit of T' Ward						
7	10547927 & TCHIN068 700010010 3874	Mrs. Maya Santosh Wadhane, (Legal Heir of Late Mr. Santosh Wadhane). Mr. Sameer Anand Wadhane	Rs. 944696/- (Rupees Nine Lakh Forty Four Thousand Six Hundred Ninety Six Only) is due and payable by you under loan account No TCHIN0687000 100103874, and an amount of Rs. 5725301/- (Rupees Fifty Seven Lakh Twenty Five Thousand Three Hundred One Only) is due and payable by you under loan account No 10547927 , totalling to Rs. 6669997/- (Rupees Sixty Six Lakh Sixty Nine Thousand Nine Hundred Ninety Seven Only) 14-03-2023	Rs. 64,00,000/- (Rupees Sixty Four Lakh Thousand Only)	Rs. 6,40,000/- (Rupees Six Lakh Thousand Only)	Physical	16	10200269	MR. VINAYAK ISHWAR PUJARI. MRS. SWAPNALI VINAYAK PUJARI	Rs. 36,32,997/- (Rupees Thirty Six Lakh Thirty Two Thousand Nine Hundred Ninety Seven Only) 29-10-2018	Flat No. 201 - Rs. 9,40,000/- And Flat No. 202 - Rs. 9,40,000/- And Flat No. 203 - Rs. 9,40,000/-	Flat No. 201 - Rs. 94,000/- And Flat No. 202 - Rs. 94,000/- And Flat No. 203 - Rs. 94,000/-	Physical
Description of the Immovable Property: All that piece and parcel of the property Flat No.306, 3rd floor, B Wing, in the building Known as "Sai Rachana Apartment" Building No. 3, built up area /carpet area admeasuring 411.9 Sq.ft. i.e. 38.20 sq.mtrs., (which inclusive of the area of balconies) , land bearing Gate No.153, area admeasuring about 2386.45 Sq.mtrs., lying being and situated at Village Padaghe, wthin the limits of Padaghe Grampanchayath, Taluk Padaghar, District Palghar 401404 Maharashtra.							Description of the Immovable Property: All that piece and parcel of the Flat No. 201, 202, 203, on 2ND Floor, in the building known as 'Studio Apartment' in 'Montag Greens' on the land bearing S. No. 19, H. No. 8, Plot No. 20, situated at Village Kashele, Taluka Karjat and District Raigad.						
9	TCHHL063 600010007 2440 & TCHHF063 600010007 2493 & TCHHF062 700010007 5735 & 10005508	Mr. Joseph Perumal Ramaswamy., Mr. Gilbert Joseph Ramaswamy, Mrs. Mary Joseph Ramaswamy	Rs. 2144538 -/- (Rupees Twenty One Lakh Forty Four Thousand Five Hundred Thirty Eight Only) is due and payable by you under loan account No TCHHL0636000100072440 and an amount of Rs. 615117 -/- (Rupees Six Lakh Fifteen Thousand One Hundred Seventeen Only) is due and payable by you under loan account No TCHHF0627000100075735 and an amount of Rs. 308696 -/- (Rupees Three Lakh Eight Thousand Six Hundred Ninety Six Only) is due and payable by you under loan account No TCHHF0636000100072493 and an amount of Rs. 73641 -/- (Rupees Seventy Three Thousand Six Hundred Forty One Only) is due and payable by you under loan account No 10005508, totalling to Rs. 3141592 -/- (Rupees Thirty One Lakh Forty One Thousand Nine Hundred Ninety Two Only) 13-02-2023	Rs. 24,75,000/- (Rupees Twenty Four Lakh Seventy Five Thousand Only)	Rs. 2,47,500/- (Rupees Two Lakh Forty Seven Thousand Five Hundred Only)	Physical	17	10433895 & 10435349	MR. AJAY BALKRISHNA & UTEKAR MRS. ASMITA AJAY UTEKAR	Rs. 2660342/- (Rupees Twenty Six Lakh Sixty Thousand Three Hundred Forty Two Only) is due and payable by you under Agreement no. 10433895 and an amount of Rs. 108697/- (Rupees One Lakh Eight Thousand Six Hundred Ninety Seven Only) is due and payable by you under Agreement no. 10435349, totalling to Rs. 2769039/- (Rupees Twenty Seven Lakh Sixty Nine Thousand Thirty Nine Only) 03-06-2023	Rs. 22,50,000/- (Rupees Twenty Two Lakh Fifty Thousand Only)	Rs. 2,25,000/- (Rupees Two Lakh Twenty Five Thousand Only)	Physical
Description of the Immovable Property: All that piece and parcel of the Flat Being Flat No. 401, On the 4th Floor of the building known as "Clover", In the Complex "Royal Flora", Building No. 3, having carpet area of 567 Sq. Ft, lying being and situated at Village Pal, Taluka Ambarnath, District Thane, within the limits of Ambarnath Municipal Corporation, and within the Jurisdiction of Joint Sub Registrar and Registration District Thane, Ambarnath (east), Thane, Maharashtra- 421503.							Description of the Immovable Property: All that piece and parcel of the Premises bearing Flat No.403, on Fourth Floor, A wing, in type A building known as "HARIKRUPA RESIDENCY" carpet area admeasuring 41.07 Sq. Mtrs., lying and being at Village Khardi, Taluka Shahapur, Mouje- Khardi, District- Thane						
Description of the Immovable Property: All that piece and parcel of the property bearing Flat No. 403, on the Fourth Floor, in the building known as "Shree S R Homes" admeasuring 29.55 Sq. Mtrs carpet area, constructed on the Non-Agricultural land bearing Survey No. 191, Hissa No. 1, lying being and situate at Village Makane, Taluka Palghar, District Palghar, within area of Sub- Registrar Palghar, Maharashtra- 401102.							Description of the Immovable Property: Flat No. 002, on the Ground Floor, Wing- H of the building SAI NIRMAN, admeasuring 373 Sq. Ft. (Carpet Area) [34.65 Sq. Mtrs. or thereabouts], situated at Neral, Taluka Karjat, District Raigad, Gram Panchayat Neral, Maharashtra- 410101.						
Description of the Immovable Property: Schedule - A All piece and parcel of Plot of Non Agriculture land bearing Survey No. 39/1 admeasuring about 2400 Sq. Mtrs. Area, situate lying and being at Village Wafe, Taluka Shahapur, within the limits of Grampanchayat Wafe, Sub Registration of Taluka Shahapur and Registration of District and Division Thane. Schedule - B All piece and parcel of Flat No. 301 admeasuring 424 Sq. Ft. Carpet area on the Third Floor in the Building No. D in 'Shiv Shakti Complex' project constructed on above plot of Non Agriculture land situate lying and being at village Wafe, Taluka Shahapur, within the limits of Grampanchayat Wafe, Sub Registration of Taluka Shahapur and Registration of District and Division Thane							Description of the Immovable Property: All the parcel and piece of the Residential Flat Premises no 202, admeasuring about 660.7 sq.ft carpet, on the 2nd floor, building no 10, A- Wing, in the building name Sanrnat, in Sector 1, project known as Karm Residency, to be constructed on the land bearing Survey No 166/1/1, 166/1/2, 166/2, 167/1, 167/2, 169/2, 170, 172/1, 172/2(1), 172/2(2) Part, 172/2/3, 172/2/4, 172/2/5, 172/2/6, 172/2/7, 172/2/8, 173/1/1, 173/1/2, 178/15, and 179/5, lying and situated at Village Dhasai, Taluka Shahpur, District Thane						
Description of the Immovable Property: All That Piece And Parcel Of The Immovable Property Being A Flat Numbered As Flat Premises No. 306, Admeasuring About 248.98 Sq. Ft. Carpet Area On The 3rd Floor, Building No. 30, In B Wing, Building Named As Dost, In Sector 2, Of The Project Known As Karm Residence Constructed On Land Bearing Survey No.s 166/1/1, 166/1/2, 166/2, 167/1, 167/2, 169/2, 170, 172/1, 172/2(p), 172/2(3), 172/2/4, 172/2/5, 172/2/6, 172/2/7, 172/2/8, 173/1/1, 173/1/2, 178/15 And 179/5 Lying And Situated At Village Dhasai, Taluka Shahpur, District Thane, In The State Of Maharashtra.							Description of the Immovable Property: All that piece and parcel of the Flat bearing No. 401 in 'D' Wing, on the Fourth Floor, admeasuring an area 36.05 sq. Mtrs. (Carpet Area), in Building known as "Jivdani Complex" constructed on land bearing Survey No. 2, lying being and situate at village Achole, Nallasopara (East), Tal. Vasai, Dist. Palghar, within the area of Sub Registrar of Assurances at Vasai - III, Nallasopara, Maharashtra						
Description of the Immovable Property: All that piece and parcel of property bearing Flat No. 606, on 6th Floor admeasuring 23.41 sq. meter., (Equivalent To 252 sq. Feet) Carpet Area, E1-Building of the said Complex to be Known as "Xrbia Vangani", Carpet Area And Totally admeasuring 76560 Sq. Meter., Survey No. 10/1, 18/2, 18/4, 19/1B, 19/3 (Part), 19/4 (Part), 23/1 (Part), 23/2, 23/4, 24/14, 24/17 of Vill:- Khadyachpada, Ta: Karjat, Dist: Raigad. Bounded :- East :- Open Plot, West :- Open Plot, North :- Khadyachpada, South :- Internal Road							Description of the Immovable Property: All that piece and parcel of the land and ground situated project known as "Xrbia Warai" within the Registration, Sub-Dist. Taluka Karjat, Dist. Raigad, and within the limits of the Sub Registrar Karjat bearing mentioned Survey Number of sanctioned layout, Mouje Tarfe Waredi, respectively admeasuring an area 09 H. 3.50 R. and as per the Building Plan. Schedule - B The Residential Flat admeasuring 23.88 Sq. Mtrs. (equivalent to 257 Sq. Ft.) carpet area bearing No. 105 situated on the Sixth in "A5" Building of the said Complex to be known as "Xrbia Warai" under construction on the land more particularly described in the First Schedule herein above written.						
Description of the Immovable Property: All that piece and parcel of the property Flat No.306, 3rd floor, B Wing, in the building Known as "Sai Rachana Apartment" Building No. 3, built up area /carpet area admeasuring 411.9 Sq.ft. i.e. 38.20 sq.mtrs., (which inclusive of the area of balconies) , land bearing Gate No.153, area admeasuring about 2386.45 Sq.mtrs., lying being and situated at Village Padaghe, wthin the limits of Padaghe Grampanchayath, Taluk Padaghar, District Palghar 401404 Maharashtra.							Description of the Immovable Property: All that piece and parcel of the Flat bearing No. 401 in 'D' Wing, on the Fourth Floor, admeasuring an area 36.05 sq. Mtrs. (Carpet Area), in Building known as "Jivdani Complex" constructed on land bearing Survey No. 2, lying being and situate at village Achole, Nallasopara (East), Tal. Vasai, Dist. Palghar, within the area of Sub Registrar of Assurances at Vasai - III, Nallasopara, Maharashtra						
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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 <http://bankauctions.in/> on 28-09-2024 between 2.00 PM to 3.00 PM with limited extension of 5 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 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 JATA CAPITAL

HOUSING FINANCE LTD., Payable at Branch address. The Demand Drafts will be returned to unsuccessful bidders after auction. For payment of EMD through NEFT/RTGS/IMPS kindly contact Auctioneer's office. The Demand Draft shall be provided to successful bidder (if any) as per the schedule of the auction. The bidder shall be liable to pay the amount of the Demand Draft 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 to be inadequate as to make it advisable to do so. 6. For reasons mentioned above, the bidder shall be liable to the decision of the Authorised Officer to annul/discontinue the sale. 7. Cancellation of the Improbable Priority can be done on 18-09-2024

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 which would include E.R.D. payable to the Authorised Officer within 24hrs and in default of such deposit, the property shall forthwith be put to fresh auction/Sale by private tender. In case the initial deposit is made as above, the balance amount of the purchase money balance shall be paid by the purchaser to the Authorised Officer, or before the 15th day from the date of confirmation of the sale of the property, exclusive of such tax/rate or if the 15th day falls on a Sunday or on a holiday, then on the first office day after the 15th day. 10. In the event of default of payment,

[illegible][illegible][illegible]

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.

Sd/- Authorized Officer
Tata Capital Housing Finance Ltd