

POSSESSION NOTICE
(for immovable property)

Whereas,
The undersigned being the Authorized Officer of **SAMMAAN CAPITAL LIMITED (CIN:L65922DL2005PLC136029) (formerly known as INDIABULLS HOUSING FINANCE LIMITED)** under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 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 **22.04.2024** calling upon the Borrower(s) **PANELIYA BHAVESH VITTHALBHAI ALIAS BHAVESH VITTHALBHAI PANELIYA AND PANELIYA ARTI BHAVESH** to repay the amount mentioned in the Notice being **Rs.10,64,563.22 (Rupees Ten Lakhs Sixty Four Thousand Five Hundred Sixty Three and Paise Twenty Two Only)** against Loan Account No. **HLSLRM00507380** as on **10.04.2024** and interest thereon within 60 days from the date of receipt of the said Notice.

The Borrower(s) having failed to repay the amount, Notice is hereby given to the Borrower(s) and the public in general that the undersigned has taken **Symbolic Possession** of the property 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 **28.08.2024**.

The Borrower(s) 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 **SAMMAAN CAPITAL LIMITED (formerly known as INDIABULLS HOUSING FINANCE LIMITED)** for an amount of **Rs.10,64,563.22 (Rupees Ten Lakhs Sixty Four Thousand Five Hundred Sixty Three and Paise Twenty Two Only)** as on **10.04.2024** and interest thereon.

The Borrowers' 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.

DESCRIPTION OF THE IMMOVABLE PROPERTY

ALL THAT PIECE AND PARCEL OF IMMOVABLE PROPERTY BEARING PLOT NO.368, AS PER 7/12 ADMEASURING 40.18 SQ. MTRS., I.E. 48.40 SQ. YARDS, WITH GROUND FLOOR CONSTRUCTION ADMEASURING 40.18 SQ. MTS. BUILT-UP AREA ALONGWITH 47.16 SQ. MTRS., UNDIVIDED SHARE IN THE LAND OF ROAD & C.O.P. IN "SHUBHSHANTI RESIDENCY-1", SITUATE AT NEW BLOCK NO. 133, 184/A & 184/B, AFTER CONSOLIDATION NEW BLOCK NO. 133 ADMEASURING 44617 SQ. MTRS., OF MOJUE VILLAGE UMRA, TALUKA OLPAD, DISTRICT SURAT - 394150, GUJARAT AND WHICH IS BOUNDED AS FOLLOWS:-
EAST : ADJ SOCIETY ROAD WEST : ADJ PLOT NO. 351
NORTH : ADJ PLOT NO. 367 SOUTH : ADJ PLOT NO. 369

Date : 28.08.2024 Authorised Officer
Place: SURAT **SAMMAAN CAPITAL LTD.**
(FORMERLY KNOWN AS INDIABULLS HOUSING FINANCE LIMITED)

POSSESSION NOTICE
(for immovable property)

Whereas,
The undersigned being the Authorized Officer of **SAMMAAN CAPITAL LIMITED (CIN:L65922DL2005PLC136029) (formerly known as INDIABULLS HOUSING FINANCE LIMITED)** under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 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 **27.08.2020** calling upon the Borrower(s) **KISHOR LALAJI POPTANI ALIAS POPTANI KISHORBHAI LALAJIBHAI AND POPTANI JYOTIBEN ALIAS POPTANI JYOTIBEN KISHORBHAI ALIAS JYOTIBEN KISHORBHAI POPTANI** to repay the amount mentioned in the Notice being **Rs.2,73,129.85 (Rupees Two Lakhs Seventy Three Thousand One Hundred Twenty Nine and Paise Eighty Five Only)** against Loan Account No. **HLSLRM00367805** as on **25.08.2020** and interest thereon within 60 days from the date of receipt of the said Notice.

The Borrower(s) having failed to repay the amount, Notice is hereby given to the Borrower(s) and the public in general that the undersigned has taken **Possession** of the property 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 **29.08.2024**.

The Borrower(s) 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 **SAMMAAN CAPITAL LIMITED (formerly known as INDIABULLS HOUSING FINANCE LIMITED)** for an amount of **Rs.2,73,129.85 (Rupees Two Lakhs Seventy Three Thousand One Hundred Twenty Nine and Paise Eighty Five Only)** as on **25.08.2020** and interest thereon.

The Borrowers' 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.

DESCRIPTION OF THE IMMOVABLE PROPERTY

PROPERTY BEING FLAT NO. 103 ON THE FIRST FLOOR ADMEASURING 823 SQ. FT. I.E. 76.487 SQ. MTS. SUPER BUILT UP AREA AND 45.911 SQ. MTS. BUILT-UP AREA, ALONGWITH 30.576 SQ. MTS. WHICH IS INCLUSIVE OF UNDIVIDED SHARE IN THE LAND OF COP, STAIR, TERRACE ETC. AND 24.48 SQ. MTS., UNDIVIDED SHARE IN THE LAND OF "RAMESHWAR RESIDENCY" OF BUILDING NO. "C", SITUATE AT REVENUE SURVEY NO. 37, BLOCK NO. 54/A ADMEASURING 4964 SQ. MTS., DRAFT T. P. SCHEME NO. 41 (VAV), FINAL PLOT NO. 43 ADMEASURING 2994 SQ. MTS. OF MOJUE VAV, TALUKA KAMREJ, DISTRICT SURAT, WHICH IS BOUNDED AS UNDER:
EAST : ADJOINING LAND OF OTHER PROPERTY.
WEST : ADJOINING COMMON ROAD
NORTH : ADJOINING LAND OF OTHER PROPERTY
SOUTH : ADJOINING BUILDING NO. B

Date : 29.08.2024 Authorised Officer
Place: SURAT **SAMMAAN CAPITAL LTD.**
(FORMERLY KNOWN AS INDIABULLS HOUSING FINANCE LIMITED)

POSSESSION NOTICE
(for immovable property)

Whereas,
The undersigned being the Authorized Officer of **SAMMAAN CAPITAL LIMITED (CIN:L65922DL2005PLC136029) (formerly known as INDIABULLS HOUSING FINANCE LIMITED)** under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 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 **27.08.2020** calling upon the Borrower(s) **KISHOR LALAJI POPTANI ALIAS POPTANI KISHORBHAI LALAJIBHAI, JYOTIBEN KISHORBHAI POPTANI ALIAS POPTANI JYOTIBEN ALIAS POPTANI JYOTIBEN KISHORBHAI AND BATUKBHAI BALASHANKAR BHATT ALIAS BHATT BATUKBHAI BALASHANKAR (GUARANTOR)** to repay the amount mentioned in the Notice being **Rs.12,25,279.31 (Rupees Twelve Lakhs Twenty Five Thousand Two Hundred Seventy Nine and Paise Thirty One Only)** against Loan Account No. **HLSLRM00289163** as on **25.08.2020** and interest thereon within 60 days from the date of receipt of the said Notice.

The Borrower(s) having failed to repay the amount, Notice is hereby given to the Borrower(s) and the public in general that the undersigned has taken **Possession** of the property 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 **29.08.2024**.

The Borrower(s) 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 **SAMMAAN CAPITAL LIMITED (formerly known as INDIABULLS HOUSING FINANCE LIMITED)** for an amount of **Rs.12,25,279.31 (Rupees Twelve Lakhs Twenty Five Thousand Two Hundred Seventy Nine and Paise Thirty One Only)** as on **25.08.2020** and interest thereon.

The Borrowers' 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.

DESCRIPTION OF THE IMMOVABLE PROPERTY

PROPERTY BEING FLAT NO. 103 ON THE FIRST FLOOR ADMEASURING 823 SQ. FT. I.E. 76.487 SQ. MTS. SUPER BUILT UP AREA AND 45.911 SQ. MTS. BUILT-UP AREA, ALONGWITH 30.576 SQ. MTS. WHICH IS INCLUSIVE OF UNDIVIDED SHARE IN THE LAND OF COP, STAIR, TERRACE ETC. AND 24.48 SQ. MTS. UNDIVIDED SHARE IN THE LAND OF "RAMESHWAR RESIDENCY" OF BUILDING NO. "C", SITUATE AT REVENUE SURVEY NO. 37, BLOCK NO. 54/A ADMEASURING 4964 SQ. MTS., DRAFT T. P. SCHEME NO. 41 (VAV), FINAL PLOT NO. 43 ADMEASURING 2994 SQ. MTS. OF MOJUE VAV, TALUKA KAMREJ, DISTRICT SURAT, WHICH IS BOUNDED AS UNDER:
EAST : ADJOINING LAND OF OTHER PROPERTY.
WEST : ADJOINING COMMON ROAD
NORTH : ADJOINING LAND OF OTHER PROPERTY
SOUTH : ADJOINING BUILDING NO. B

Date : 29.08.2024 Authorised Officer
Place: SURAT **SAMMAAN CAPITAL LTD.**
(FORMERLY KNOWN AS INDIABULLS HOUSING FINANCE LIMITED)

POSSESSION NOTICE
(for immovable property)

Whereas,
The undersigned being the Authorized Officer of **SAMMAAN CAPITAL LIMITED (CIN:L65922DL2005PLC136029) (formerly known as INDIABULLS HOUSING FINANCE LIMITED)** under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 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 **21.02.2022** calling upon the Borrower(s) **VINUBHAI HARDASBHAI LAKKAD AND REKHABEN VINUBHAI LAKKAD** to repay the amount mentioned in the Notice being **Rs. 15,61,296.52 (Rupees Fifteen Lakhs Sixty One Thousand Two Hundred Ninety Six And Paise Fifty Two Only)** against Loan Account No. **HLSLRM00431927** as on **09.02.2022** and interest thereon within 60 days from the date of receipt of the said Notice.

The Borrower(s) having failed to repay the amount, Notice is hereby given to the Borrower(s) and the public in general that the undersigned has taken **Symbolic Possession** of the property 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 **30.08.2024**.

The Borrower(s) 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 **SAMMAAN CAPITAL LIMITED (formerly known as INDIABULLS HOUSING FINANCE LIMITED)** for an amount of **Rs. 15,61,296.52 (Rupees Fifteen Lakhs Sixty One Thousand Two Hundred Ninety Six And Paise Fifty Two Only)** as on **09.02.2022** and interest thereon.

The Borrowers' 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.

DESCRIPTION OF THE IMMOVABLE PROPERTY

PLOT NO. 407, RIDHI SIDHI RESIDENCY, NEAR RAJESHWARI RESIDENCY, KAMREJ CANAL ROAD, R.S. NO. 717, S. NO. 407, 417, BLOCK NO. 398, KAMREJ, SURAT, GUJARAT-395006.

Date : 30.08.2024 Authorised Officer
Place: SURAT **SAMMAAN CAPITAL LIMITED**
(FORMERLY KNOWN AS INDIABULLS HOUSING FINANCE LIMITED)

Maninagar Daxini Society Branch
Mukta Niwas, Swami Narayan
Mandir Road, Maninagar,
Ahmedabad 380008

POSSESSION NOTICE (For Immovable property)

Whereas, the undersigned being the Authorized Officer of **Canara Bank, Maninagar Daxini Society Branch, Ahmedabad** under the Securitisation and Reconstruction of Financial Asset and Enforcement of Security Interest Act, 2002 (Act 54 of 2002) (hereinafter referred to as "the Act") and in exercise of powers conferred under section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a Demand Notice dated **24.06.2024** calling upon the **M/s Heena Sales (through its Proprietor Shri Mehul Himmatbhai Gajjar) (Borrower), Shri Mehul Himmatbhai Gajjar (Borrower) & Smt. Chandrikaben Himmatbhai Gajjar (Guarantors & Mortgagor)** to repay the amount mentioned in the notice **Rs. 61,64,685.16 (Rupees Sixty-One Lac Sixty-Four Thousand Six Hundred Eighty-Five Paise Sixteen Only)** as on **23.06.2024** in **Cash Credit Loan, Rs. 5,92,132.02 Rupees Five Lac Ninety-Two Thousand One Hundred Thirty-Two Paise Two Only)** as on **02.06.2024** in **GECL 1.0 & Rs. 1,14,919.20 (Rupees One Lac Fourteen Thousand Nine Hundred Nineteen Paise Twenty Only)** as on **01.06.2024** in **GECL** together with further interest and incidental expenses and costs within 60 days from the date of notice.

The Borrower/ Guarantor having failed to repay the amount, notice is hereby given to the Borrower & Guarantor and the public in general that the undersigned has taken **Symbolic Possession** of the property being described herein below in exercise of powers conferred on him under section 13(4) of the said Act read with rule 8 & 9 of the Security Interest Enforcement Rules of the said Act on this on **02/09/2024**.

The Borrower/ Guarantor/Mortgagor in particular and the public in general is hereby cautioned not to deal with the property and any dealings with property will be subject to the charge of the **Canara Bank** for an amount of being **Rs. 61,64,685.16 (Rupees Sixty-One Lac Sixty-Four Thousand Six Hundred Eighty-Five Paise Sixteen Only)** as on **23.06.2024** in **Cash Credit Loan, Rs. 5,92,132.02 Rupees Five Lac Ninety-Two Thousand One Hundred Thirty-Two Paise Two Only)** as on **02.06.2024** in **GECL 1.0 & Rs. 1,14,919.20 (Rupees One Lac Fourteen Thousand Nine Hundred Nineteen Paise Twenty Only)** as on **01.06.2024** in **GECL** and further interest thereon.

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

DESCRIPTION OF IMMOVABLE PROPERTY

All that piece and parcel of Immovable property being Residential Tenement No. B/28, admeasuring 58 Sq. Yard construction in 78 Sq. Yard land in the Society known as Upasana Co-Op Housing Society Ltd. Constructed upon land bearing Survey No. 315 situated lying & being at Mouje Ghodasar, Taluka City in Registration Sub District Ahmedabad-5 (Narol) of District Ahmedabad owned by **Smt. Chandrikaben Himmatbhai Gajjar** and bounded as: **By East : Tenament No. 17, By West : After Marginal Land Tenament No. 33, By North : After Marginal Land Tenament No. 29, By South : Common Wall Tenament No. 27.**

Date : 02.09.2024 Authorised Officer
Place : Ahmedabad **Canara Bank**

POSSESSION NOTICE
(for immovable property)

Whereas,
The undersigned being the Authorized Officer of **SAMMAAN CAPITAL LIMITED (CIN:L65922DL2005PLC136029) (formerly known as INDIABULLS HOUSING FINANCE LIMITED)** under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 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 **27.08.2020** calling upon the Borrower(s) **KISHOR LALAJI POPTANI ALIAS POPTANI KISHORBHAI LALAJIBHAI, JYOTIBEN KISHORBHAI POPTANI ALIAS POPTANI JYOTIBEN ALIAS POPTANI JYOTIBEN KISHORBHAI AND BATUKBHAI BALASHANKAR BHATT ALIAS BHATT BATUKBHAI BALASHANKAR (GUARANTOR)** to repay the amount mentioned in the Notice being **Rs.12,25,279.31 (Rupees Twelve Lakhs Twenty Five Thousand Two Hundred Seventy Nine and Paise Thirty One Only)** against Loan Account No. **HLSLRM00289163** as on **25.08.2020** and interest thereon within 60 days from the date of receipt of the said Notice.

The Borrower(s) having failed to repay the amount, Notice is hereby given to the Borrower(s) and the public in general that the undersigned has taken **Possession** of the property 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 **29.08.2024**.

The Borrower(s) 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 **SAMMAAN CAPITAL LIMITED (formerly known as INDIABULLS HOUSING FINANCE LIMITED)** for an amount of **Rs.12,25,279.31 (Rupees Twelve Lakhs Twenty Five Thousand Two Hundred Seventy Nine and Paise Thirty One Only)** as on **25.08.2020** and interest thereon.

The Borrowers' 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.

DESCRIPTION OF THE IMMOVABLE PROPERTY
PROPERTY BEING FLAT NO. 103 ON THE FIRST FLOOR ADMEASURING 823 SQ. FT. I.E. 76.487 SQ. MTS. SUPER BUILT UP AREA AND 45.911 SQ. MTS. BUILT-UP AREA, ALONGWITH 30.576 SQ. MTS. WHICH IS INCLUSIVE OF UNDIVIDED SHARE IN THE LAND OF COP, STAIR, TERRACE ETC. AND 24.48 SQ. MTS. UNDIVIDED SHARE IN THE LAND OF "RAMESHWAR RESIDENCY" OF BUILDING NO. "C", SITUATE AT REVENUE SURVEY NO. 37, BLOCK NO. 54/A ADMEASURING 4964 SQ. MTS., DRAFT T. P. SCHEME NO. 41 (VAV), FINAL PLOT NO. 43 ADMEASURING 2994 SQ. MTS. OF MOJUE VAV, TALUKA KAMREJ, DISTRICT SURAT, WHICH IS BOUNDED AS UNDER:
EAST : ADJOINING LAND OF OTHER PROPERTY.
WEST : ADJOINING COMMON ROAD
NORTH : ADJOINING LAND OF OTHER PROPERTY
SOUTH : ADJOINING BUILDING NO. B

Date : 29.08.2024 Authorised Officer
Place: SURAT **SAMMAAN CAPITAL LTD.**
(FORMERLY KNOWN AS INDIABULLS HOUSING FINANCE LIMITED)

Union Bank of India
Museum Branch, Kshitij, Jay Bikhumar,
Raj Nagar Society Road, Paldi, Ahmedabad,
Email- ubin0531324@unionbankofindia.bank,
Ph. 9372131320

ANNEXURE - I (Rule - 8 (1)) POSSESSION NOTICE
(For immovable property)

Whereas The undersigned being the authorised officer of **Union Bank of India, Museum Branch, Kshitij, Jay Bikhumar, Raj Nagar Society Road, Paldi, Ahmedabad, email- ubin0531324@unionbankofindia.bank, Th. 9372131320** under the Securitisation and Reconstruction of Financial Assets and Enforcement Security Interest (Second) Act, 2002 (Act No. 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 a demand notice dated **28.05.2024** calling upon the borrower **Mr. Abbasi Badruddin Contractor And Co-borrower Mr. Alimohammad A Contractor** to repay the amount mentioned in the notice being **Rs. 19,97,406.22-as on 30.04.2024** (in words **Nineteen Lakhs Ninety-Seven Thousand Four Hundred Six And Twenty Two Paise Only**) within 60 days from the date of receipt of the 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 powers conferred on him under Section 13(4) of the said Act read with rule 8 of the said rules on this **30th day of August the year 2024**.
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 **Union Bank of India**, for an amount **Rs. 19,97,406.22-as on 30.04.2024** 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 the borrower to redeem the secured assets.

DESCRIPTION OF IMMOVABLE PROPERTIES

All that property being Flat No-S.F.4 on 2nd floor admeasuring 100 sq. yds approx. Construction of "Rajnagar Complex" built by Rajnagar Owners Association on the land bearing Final plot no-918 under T.P. Scheme No-3 Mouje Village Paldi Taluka City in Registration District Ahmedabad & Sub District Ahmedabad-4 (Paldi). In the name of **Mr. Abbasi Badruddin Contractor**. Which is bounded as under- Boundaries of the property : East: Boundary Wall + Other Flat. West: Main Road, North: Parking Space, South: Passage, Stairs + Flat no 3
Date : 30.08.2024 Authorised Officer
Place : Ahmedabad **Union Bank of India**

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 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 / Co-Borrower/ Mortgagor (s) that the below described immovable properties mortgaged to the Secured Creditor, the physical possession of which has been taken by the Authorized Officer of Vastu Housing Finance Corporation Limited, the same shall be referred herein after as Vastu Housing Finance Corporation Limited. The Secured Assets will be sold on "As is where is", "As is what is", and "Whatever there is" basis through E-Auction.

It is hereby informed to General public that we are going to conduct public E-Auction through website <https://sarfaesi.auctiontiger.net>

S/N	Account No. and Name of borrower, co-borrower, Mortgagors	Date & Amount as per Demand Notice U/s 13(2) & Date of Physical Possession	Descriptions of the Property/Properties	Reserve Price, Earnest Money Deposit (In Rs.)	E-Auction Date and Time, EMD Submission Last Date, Inspection Date
1	HL000000001221 Goudani Arakitha Nayak (Borrower), Nityananda Arakitha Nahak (Co-Borrower), Santoshkumar Arakshit Nahak (Co-Borrower)	Demand Notice Date 12-May-21 + Amt Rs. 696839 as on 30-Apr-21 + Interest Cost etc. & 21-Jul-24	Plot no 255 Sidhi Residency B/h Sunrise Industrial Park-2 Nr. Sayan Sugar Mill Sayan Kim Road Mouje KARELI Ta Olpad Dist surat Gujarat 394130	Rs.982089/- Rs.98209/-	04-Oct-24 Timings 11:00 AM to 4:00 PM., 03-Oct-24 up to 5:00 PM., 26-Sep-24

1. All interested participants / bidders are requested to visit the website <https://sarfaesi.auctiontiger.net>. For details, help, procedure and online training on e-auction, prospective bidders may contact M/S e-Procurement Technologies Pvt. Ltd. (AuctionTiger), Address : Head Office, B-705, Wall Street II, Opp. Orient Club, Near Gujrat College, Ellis Bridge, Ahmedabad - 380 006 Gujarat (India). Contact Person : Mr. Ram Sharma Contact number: 8000023297/9265562818/9265562821/079-68136842/6869. Email id: ramprasad@auctiontiger.net, support@auctiontiger.net
2. For further details on terms and conditions please visit <https://sarfaesi.auctiontiger.net> to take part in e-auction.
3. For more details about the property kindly contact to Authorized officer Surat - Karankumar Rajeshkumar Chauhan Contact no. 7948220856
THIS IS ALSO A STATUTORY 30 DAYS SALE NOTICE UNDER RULE 8(6) OF SECURITY INTEREST (ENFORCEMENT) RULES,2002
Date : 03.09.2024 Authorised Officer
Place : Surat **Vastu Housing Finance Corporation Ltd**

ARM Branch, 7th Floor, Gift One Building, Gift City, Gandhinagar-382355

Canara Bank
सिंडिकेट सिंडिकेट

E-AUCTION SALE NOTICE TO PUBLIC UNDER SARFAESI ACT, 2002

DETAILS FOR MEGA E-AUCTION ON 08.10.2024 (01:00 PM TO 03:00 PM)

LAST DATE OF EMD : 07.10.2024

The undersigned as Authorized officer of **CANARA BANK** has taken over possession of the following property/ies under section 13(4) of the SARFAESI Act. Public at large is informed that e-auction (under SARFAESI Act, 2002) of the charged property/ies in the below mentioned cases for realization of bank dues will be held on "AS IS WHERE IS, AS IS WHAT IS" BASIS Under Rule 8(6) & 9 (1) of Security Interest (Enforcement) Rules, 2002.

Sr. No.	NAME OF BORROWERS / GUARANTORS / MORTGAGORS	OUTSTANDING (RS)	DETAILS OF PROPERTIES / STATUS OF POSSESSION	RESERVE PRICE & EMD	ACCOUNT DETAILS & NAME, CONTACT DETAIL OF BRANCH
1	Mr. Romi Rajendra Morjaria (Borrower / Mortgagor), Mrs. Ameer Hinaben Ganatra (Borrower / Co-Borrower / Mortgagor)	Rs. 84,69,209.00 as on 30.06.2024 & further interest plus Charges thereon	All the piece and parcel of property Flat No. C-602 on 6th Floor admeasuring about 998 Sq.ft. (92.75 Sq.Mtrs.) carpet area together with undivided share of land admeasuring about 41.156 Sq. Mtrs. in a scheme known as : GINI LAKE GARDENZ constructed on Non Agriculture land bearing Survey No. 195/3, T.P. Scheme No. 84/B of F.P. No. 28/1 at situate lying and being at Mouje : Village - Makarba sim of Taluk-Vajapur in the District of Ahmedabad and Registration sub District of Ahmedabad-4 (Paldi) within the state of Gujarat at B/h. Adani CNG Station, Near D A V, School Makarba, Ahmedabad-380051 in the name of Mr. Romi Rajendra Morjaria (Borrower) and Mrs. Ameer Hinaben Ganatra (Co-Borrower). Boundaries of the property : North : Flat No. C-601, South : open plot, East: open plot, West: Flat No. D-602 Status of Possession : Physical Possession	RESERVE PRICE : Rs. 54,50,000.00 EMD : Rs. 5,45,000.00	ARM Branch Ph: 079 - 69027812 / 618 / 823 / 820 / 822 Mob : 8238091942 / 9680505055 Email : cb3966@canarabank.com A/C No.: 209272434 IFSC : CNRB0003966
2	Mr. Romi Rajendra Morjaria (Borrower / Mortgagor), Mrs. Ameer Hinaben Ganatra (Borrower / Co-Borrower / Mortgagor)	Rs. 89,01,918.00 as on 30.06.2024 & further interest plus Charges thereon	All the piece and parcel of property Flat No. D-1002 on 10th Floor admeasuring about 105.48 Sq.Mtrs. carpet area in together with undivided share of land admeasuring about 46.86 Sq. Mtrs.in a scheme known as : GINI LAKE GARDENZ constructed on Non Agriculture land bearing Survey No. 195/3, T.P. Scheme No.84/B of F.P. No. 28/1 at situate lying and being at Mouje : Village-Makarba Sim of Taluk-Vajapur in the District of Ahmedabad and Registration sub District of Ahmedabad-4 (Paldi) within the state of Gujarat in the name of Mr. Romi Rajendra Morjaria (Borrower) and Mrs. Ameer Hinaben Ganatra (Co-Borrower). Boundaries of the property : North : Open Plot, South : Open Plot, East : Flat No. C-1002, West: Flat No. D-1001 Status of Possession : Physical Possession	RESERVE PRICE : Rs. 62,00,000.00 EMD : Rs. 6,20,000.00	

Other Terms and Conditions : The sale shall be subject to the conditions prescribed in the Security Interest (Enforcement) Rules, 2002 and to the following conditions. (1) **Auction will be held on 08.10.2024 from 01:00 pm to 03:00 pm (2)** For all the properties The Auction Sale is conducted on "As is where is, As is what is and whatever there is" Basis. Bidder is not aware of any pending charges, taxes, etc. Purchasers are bound to verify the same and, if any, have to bare the same. (3) **Auction / bidding shall only through "Online Electronic Bidding" through the website <https://canarabank.auctiontiger.net>. Bidders are advised to go through the website www.canarabank.com under link E-Auction for detailed terms before taking part in the E-Auction Sale proceedings (4)** The Property can be inspected, with Prior Appointment with Authorized Officer, on **04.10.2024**. (5) The Property will not be sold below the Reserve Price and the participating bidders may improve their offer further during auction process. (6) **EMD amount of 10% of the Reserve Price is to be deposited by way of Demand draft in favour of Authorized Officer Canara Bank, OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank (Account details given for the concerned branches) (7)** Intending bidders should hold a valid signature certificate and e-mail address. For details with regard to digital signature please contact the service provider **M/s. e-Procurement Technologies Pvt. Ltd. (AuctionTiger) (For Contact Details please refer Point No 19)** immediately on the same date payment of the EMD amount the bidders shall approach the said service provider for obtaining digital signature (if not holding a valid digital signature) (8) **Last date for depositing the EMD is 07.10.2024** after payment of the EMD amount, the intending bidders should send a copy of the following documents/details on or before date of submission of the bid(s), to Canara Bank, Branch, concerned to the property, (A) Demand Draft/Pay order towards EMD amount if paid through RTGS/NEFT, acknowledgment receipt thereof with UTR No. (B) Photocopies of PAN Card, ID Proof and Address proof. However, successful bidder would have to produce these documents in original to the Bank at the time of making payment of balance amount of 25% of bid amount. (C) Bidders Name, Contact No., Address, E-mail (D) Bidder's A/c. details in original in form of EMD. (9) **Last Date for receipt of tender documents: 07.10.2024**. (10) The intending bidders should register their names at portal <https://canarabank.auctiontiger.net> to get their User ID and password free of cost. Prospective bidder may avail online training on E-auction from the service provider **M/s. e-Procurement Technologies Pvt**