

Jay SPEAKS

**"The
Fact
of
The
Matter."**

ICICI Bank Branch Office: ICICI Bank Towers, Near Chakli Circle, Old Padra Road Vadodara- 390007.

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

(See proviso to Rule 8 (6))
Notice for Sale of Immovable Asset(s)

This E-Auction Notice for Sale of Immovable Asset/ Assets is being issued by ICICI Bank Ltd. (on underlying pool assigned to ICICI Bank by Dewan Housing Finance Ltd. (DHFL)) in relation to the enforcement of security with respect to a Housing Loan facility granted pursuant to a Loan Agreement entered into between DHFL and the following Borrower/ Borrowers/ Co-Borrower/ Co-Borrowers/ Guarantor/ Guarantors 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. The Notice is hereby given to the public in general and in particular to the Borrower/ Borrowers/ Co-Borrower/ Co-Borrowers/ Guarantor/ Guarantors 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 Ltd. will be sold on 'As is where is', 'As is what is' and 'Whatever there is' basis as per the brief particulars given below:

Sr. No.	Name of the Borrower/ Borrowers/ Co-Borrower/ Co-Borrowers/ Guarantor/ Guarantors/ Loan Account No.	Details of the Secured Asset/ Assets with known encumbrances, if any	Outstanding amount	Reserve price	Date and time of property Inspection	Date and time of E-Auction
(A)	(B)	(C)	(D)	(E)	(F)	(G)
1.	Javid Aiyubsha Diwan (Borrower) / Sahin Javid Diwan (Co-Borrower) Loan A/c No. QZBRD00005038998	Plot No.145, Ekta Green Park, Near Balapur Dargah, Bharuch Amod Road, Amod, Bharuch, Gujarat 393001. Built up area 650 Sq Mtr. Free Hold Property.	Rs. 19,02,932/- (as on October 25, 2024)	Rs. 3,00,00/- (Rs. 30,00/-)	November 08, 2024 From 12:00 Noon To 01:00 PM	November 18, 2024 From 11:00 AM Onwards
2.	Javid Aiyubsha Diwan (Borrower) / Benjiranu Diwan (Co-borrower) Loan A/c no. QZBRD00005040458	Plot No. 146, Ekta Green Park, Nr. Balapur Dargah, Bharuch Amod Road, Amod, Bharuch, Gujarat- 393001. Built up area 456 Sq Mtr. Free Hold Property.	Rs. 13,54,692/- (as on October 25, 2024)	Rs. 5,88,00/- (Rs. 59,00/-)	November 08, 2024 From 12:00 Noon To 01:00 PM	November 18, 2024 From 11:15 AM Onwards

The online auction will take place on the website (URL Link- <https://disposalhub.com>). of the E-Auction agency M/s NexXen Solutions Private Limited. The recipients of this Notice are given a last chance to pay the total dues with further interest till November 15, 2024 before 04:00 PM failing which, the Secured Asset/ Assets will be sold as per schedule. The prospective Bidder/ Bidders must submit the Earnest Money Deposit (EMD) Demand Draft (DD) (Refer to column E) at ICICI Bank Towers, Near Chakli Circle, Old Padra Road Vadodara- 390007 on or before November 15, 2024 before 03.00 PM. Thereafter, he/ she/ they need to submit the offer/ offers through the website mentioned above on or before November 15, 2024 before 04:00 PM along with a scanned copy of the Bank acknowledged DD as a proof of payment of the EMD. In case, the prospective Bidder/ Bidders is/ are unable to submit the offer/ offers through the website then a signed copy of the tender documents may be submitted at ICICI Bank Towers, Near Chakli Circle, Old Padra Road Vadodara- 390007 on or before November 15, 2024 before 05:00 PM. The Earnest Money Deposit DD/ PO should be from a Nationalised/ Scheduled Bank in favour of 'ICICI Bank Limited' payable at Vadodara. For any further clarifications regarding the inspection, Terms and Conditions of the E-Auction or submission of tenders, contact ICICI Bank Employee Phone No. 7304914237. Please note that the Marketing agencies agencies 1. M/s NexXen Solutions Private Limited, 2. Augeo Assets Management Private Limited, have also been engaged in facilitating the sale. The Authorised Officer reserves the right to reject any or all of the bids without furnishing any further reasons. For detailed Terms and Conditions of the sale, please visit www.icicibank.com/n4p4s

Date: October 28, 2024
Place: Bharuch

Authorized Officer
ICICI Bank Limited

NIDO HOME FINANCE LIMITED
(formerly known as Edelweiss Housing Finance Limited) Registered Office Situated At Tower 3, 5th Floor, Wing 'B', Kohinoor City Mall, Kohinoor City, Kirod, Kuria (West), Mumbai - 400 070. Regional Office at: Office No. 301,302,303,304, 3rd Floor, 3rd Eye Vision Building, IM - Panjapole Road, Ahmedabad - 380015

E-AUCTION - STATUTORY 15 DAYS SALE NOTICE

Sale by E-Auction under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to borrower and guarantor that below mentioned property will be sold on "AS IS WHERE IS", "AS IS WHAT IS" AND "WHATEVER THERE IS" the recovery of amount as mentioned in appended table till the recovery of loan dues. The said property is mortgaged to M/s Nido Home Finance Limited (formerly known as Edelweiss Housing Finance Limited) for the loan availed by Borrower(s), Co-borrower(s) and Guarantor(s). The secured creditor is having physical possession of the below mentioned Secured Asset.

Sl. No.	Name of Borrower(s)/Co-Borrower(s)/ Guarantor(s)	Amount of Recovery	Reserve Price and EMD	Date & Time of the Auction
1.	MAHESHBHAI BHIKHABHAI DARJI (Borrower) & MINABER DARJI (Co-Borrower) FOR LAN NO. LAHMSTH0000084562	Rs. 6,74,14,88/- (Rupees Six Lakh Seventy Four Thousand Seven Hundred Fourteen and Eighty Eight Paisa Only) as on 26.10.2024 + Further Interest thereon+ Legal Expenses	Rs. 10,57,050/- (Rupees Ten Lakhs Fifty Seven Thousand Fifty Only) Earnest Money Deposit	20-11-2024 Between 11.am to 12 Noon (With 5 Minutes Unlimited Auto Extensions)
2.	KRISHAN KUMAR (Borrower) & RAVINA SAMANDAR (Co-Borrower) FOR LAN NO. LAHMSTH000008021	Rs. 12,55,699,90/- (Rupees Twelve Lakhs Ninety Five Thousand Six Hundred Ninety Nine and Ninety Paisa Only) as on 26.10.2024 + Further Interest thereon+ Legal Expenses	Rs. 4,96,012/- (Rupees Four Lakhs Ninety Six Thousand Twelve Only) Earnest Money Deposit	20-11-2024 Between 11.am to 12 Noon (With 5 Minutes Unlimited Auto Extensions)
3.	HARI PRAKASH (BORROWER) & KISHMATA HARI PRAKASH (CO-BORROWER) FOR LAN NO. LSURSTH0000092608	Rs. 4,51,302,66/- (Rupees Four Lakhs One Thousand Three Hundred Two and Sixty Six Paisa Only) as on 26.10.2024 + Further Interest thereon+ Legal Expenses	Rs. 4,25,153/- (Rupees Four Lakhs Twenty Five Thousand One Hundred Fifty Three Only) Earnest Money Deposit	20-11-2024 Between 11.am to 12 Noon (With 5 Minutes Unlimited Auto Extensions)
4.	RAMESHBHAI KALSARIYA (BORROWER) & GITABEN RAMESHBHAI KALSARIYA (CO-BORROWER) FOR LAN NO. LSURDH0000063401	Rs. 23,44,428,86/- (Rupees Twenty Three Lakhs Forty Four Thousand Four Hundred Twenty Eight and Sixty Eight Paisa Only) as on 26.10.2024 + Further Interest thereon+ Legal Expenses	Rs. 17,24,644/- (Rupees Seventeen Lakhs Forty Four Thousand Six Hundred Forty Four Only) Earnest Money Deposit	20-11-2024 Between 11.am to 12 Noon (With 5 Minutes Unlimited Auto Extensions)
5.	None	None	None	Physical Possession Date : 04-08-2023
6.	None	None	None	Physical Possession Date : 05-11-2024
7.	None	None	None	Physical Possession Date : 27-01-2024
8.	None	None	None	Physical Possession Date : 27-01-2024
9.	None	None	None	Physical Possession Date : 25-05-2024
10.	None	None	None	Physical Possession Date : 27-01-2024

Description of the secured Asset: An Immovable Property Bearing Property Bearing Flat No. C/301 On 3 Floor, In the Scheme Known As "Narayan Residency", Situated At Survey No. 188/1, Town Planning Scheme No. 3, Final Plot No. 41, Mouje: Bavla, Taluka: Bavla, Dist: Sub District: Ahmedabad (Admeasuring About 75 Sq. Mtrs. Shua + Uds 30 Sq. Mtrs.). **Bounded As Follows:-** North: Stairs, South: C/302, East: Block D, West: Block D.

Date & Time of the Inspection: 05-11-2024 between 11.00 am to 3.00 pm

Description of the secured Asset: All that Part And Parcel Of Property Bearing Flat No. C/214 On 2nd Floor, Block No. C, In the Scheme Known As "Uman Nar - I", Situated On Survey No. 153/1, Town Planning Scheme No. 60, Final Plot No. 69, Sub Plot No. 01, Mouje: Narol, Taluka: Maninagar, Dist. & Sub District: Ahmedabad (Admeasuring About 45.10 Sq. Mtrs. Shua + Uds Of Land 17.49 Sq. Mtrs.). **Bounded By :** North: Flat No. C-215, South: Flat No. C-207, East: Open Land, West: Flat No. C-218.

Date & Time of the Inspection: 05-11-2024 between 11.00 am to 3.00 pm

Description of the secured Asset: The Property Bearing Flat No. 201 On The 2nd Floor Admeasuring 540 Sq. Feet I.E. 50.17 Sq. Mts. Super Built Up Area & 324 Sq. Feet I.E. 30.10 Sq. Mts. Built Up Area, Along With Undivided Share In The Land Of "Shivkamal Residence, Building No. A Of Saideep Residency", Situate At Block No. 88/B (Block No. 88 Pali 101, 102) Admeasuring He. Ans. 5-21-29 Sq. Mts., Paiki Plot No. 218 To 229 Admeasuring 614.64 Sq. Mts. As Per K.J.P. Block No. 88/B/218 To 88/B/229 Admeasuring 562.6 Sq. Mts., Of Moj Village Jolwa, Ta: Palsana, Dist: Surat **Bounded As Under :-** North: Passage, South: Building No. B, East: Flat No. 208, West: Flat No. 202

Date & Time of the Inspection: 05-11-2024 between 11.00 am to 3.00 pm

Description of the secured Asset: All That Part And Parcel Of Property Bearing Flat No. C/214 On 2nd Floor, Block No. C, In the Scheme Known As "Uman Nar - I", Situated On Survey No. 153/1, Town Planning Scheme No. 60, Final Plot No. 69, Sub Plot No. 01, Mouje: Narol, Taluka: Maninagar, Dist. & Sub District: Ahmedabad (Admeasuring About 45.10 Sq. Mtrs. Shua + Uds Of Land 17.49 Sq. Mtrs.). **Bounded By :** North: Flat No. C-215, South: Flat No. C-207, East: Open Land, West: Flat No. C-218.

Date & Time of the Inspection: 05-11-2024 between 11.00 am to 3.00 pm

Description of the secured Asset: All That Part And Parcel Of Property Bearing Flat No. 201 On The 2nd Floor Admeasuring 540 Sq. Feet I.E. 50.17 Sq. Mts. Super Built Up Area & 324 Sq. Feet I.E. 30.10 Sq. Mts. Built Up Area, Along With Undivided Share In The Land Of "Shivkamal Residence, Building No. A Of Saideep Residency", Situate At Block No. 88/B (Block No. 88 Pali 101, 102) Admeasuring He. Ans. 5-21-29 Sq. Mts., Of Moj Village Jolwa, Ta: Palsana, Dist: Surat **Bounded As Under :-** North: Passage, South: Building No. B, East: Flat No. 208, West: Flat No. 202

Note:- 1) The auction will be conducted online through the website <https://sarfaesi.auctiontiger.net> and Only those bidders holding valid Email, ID PROOF & PHOTO PROOF, PAN CARD and have duly remitted payment of EMD through DEMAND DRAFT/ RTGS/NEFT to: Beneficiary Name: NIDO HOME FINANCE LIMITED, Bank: STATE BANK OF INDIA Account No. 56226845199, SARFAESI- Auction, NIDO HOME FINANCE LIMITED, IFSC code: SBIN001593. 3) Last date for submission of online application BID form along with EMD is 19-11-2024. 4) For detailed terms and condition of the sale, please visit the website <https://sarfaesi.auctiontiger.net> or Please contact Mr. Maulik Shrimali Ph. +91- 6351896643/9173528727, Help Line e-mail ID: Support@auctiontiger.net.

Mobil No. 9558536976
Date: 28.10.2024

Sd/- Authorized Officer
Nido Home Finance Limited
(formerly known as Edelweiss Housing Finance Limited)

TATA
TATA CAPITAL HOUSING FINANCE LIMITED
Registered Address: 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai 400013.
Branch Address: Office No. 208 to 212 | 2nd Floor, Eco Futurz, Nr. Khatu Shyamji Temple, New City Light Road, Surat- 395007.

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 29-11-2024 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 29-11-2024. 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 28-11-2024 till 5.00 P.M. at Branch address **TATA CAPITAL HOUSING FINANCE LIMITED, Office No 208 to 212 | 2nd Floor, Eco Futurz, Nr. Khatu Shyamji Temple, New City Light Road, Surat- 395007**. The sale of the Secured Asset/ Immovable Property will be on "as is where condition is" as per brief particulars described herein below:

Sr. No.	Loan A/c No.	Name of Borrower(s)/ Co-Borrower(s)/ Legal Representative / Guarantor(s)	Amount as per Demand Notice	Reserve Price	Earnest Money	Type of Possession
(A)	(B)	(C)	(D)	(E)	(F)	(G)
1.	96102992 & TCHIN021 60001000 89482 & TCHIN021 6L000010 0157864	Bharatbhai Zinabhai Makani Ranjanben Bharatbhai Makani	Rs.4,90,638/- (Rupees Four Lakh Ninety Thousand Six Hundred Thirty Eight Only) is due and payable by you under Agreement No. 9612992 and an amount of Rs.4,82,846/- (Rupees Four Lakh Eighty Two Thousand Eight Hundred and Forty Six Only) is due and payable by you under Agreement no. TCHIN0216BLO 000100157864 and an amount of Rs.3,91,330/- (Rupees Three Lakh Ninety One Thousand Three Hundred and Thirty Only) is due and payable by you under Agreement no. TCHIN0216000100089482 Totalling to Rs.13,64,814/- (Rupees Thirteen Lakh Sixty Four Thousand Eight Hundred and Fourteen Only) & 07-02-2024	Rs. 13,11,188/- (Rupees Thirteen Lakh Eleven Thousand One Hundred Eighty Eight Only)	Rs. 1,31,119/- (Rupees One Lakh Thirty One Thousand One Hundred Nineteen Only)	Physical

Description of the Immovable Property:- All the piece & parcel of Immovable property bearing Plot No. 41 admeasuring 48 sq. yard i.e., 40.15 sq. mts., along with 29.36 sq. mts. Undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as "RAJ NANDINI RESIDENCY PART-3", constructed on non-agricultural land for residential use bearing Block No. 116 admeasuring He. 1-17 Aare 36 sq. mts., of Moj Village Umra, Ta: Olpad Dist: Surat of Gujarat. **Bounded :-** East :- Adj. Plot No. 42, West :- Adj. Plot No. 40, North :- Adj. Plot No. 36, South :- Adj. Society Internal road.

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 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 29-11-2024 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 "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 20-11-2024 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/bid which would include EMD amount to the Authorised Officer within 24Hrs and in default of such deposit, the property shall forthwith be put to fresh auction/Sale by private treaty. 9. In case the initial deposit is made as above, the balance amount of the purchase money payable shall be paid by the purchaser to the Authorised Officer on or before the 15th day from the date of confirmation of the sale of the property, exclusive of such day, or if the 15th day is 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 arrears of property tax, electricity etc. 12. For any other details or for procedure online training on e-auction the prospective bidders may contact the Service Provider, M/s. 4Closure, Block No.605 A, 6th Floor, Matrivanam Commercial Complex, Ameerpet, Hyderabad 500