

**ROHA** Housing Finance  
Registered Office: JJT HOUSE, 44/45, Road No 2, MIDC,  
Mumbai, Maharashtra-400093, India  
Corporate Office: A-45, 2nd Floor, Civtech Building, Sector-04,  
Noida - 201301, Uttar Pradesh, India

**PUBLIC NOTICE FOR BRANCH SHIFTING**

We thank the customers of Roha Housing Finance Private Limited (Company) for their continued support. This notice serves to inform the customers of the Company that the branch office located at Shop no. 5, 6, 7, 8, 2nd Floor, Shreedev Complex, Opp. General Post Office, Railway Station road, Patan-384265, Gujarat ("Patan Branch") will be relocated. The operations of the Patan Branch shall be shifted and merged with the existing branch located at Office No. 603, 6th Floor, Sun Square Building, Off Cg Road, Near Regenta Hotel, Navrangpura, Ahmedabad - 380009, Gujarat ("Ahmedabad Branch") with effect from 22nd January, 2025.

Kindly note that all the existing branch operations being carried out from the above mentioned Patan branch would be managed from the Ahmedabad branch of the Company w.e.f. 22nd January, 2025.

You are requested to kindly go through the official website of RHFPL <https://rohahousing.com> or Dial Toll Free number (i.e) 1800 266 2111 or visit your nearest branch for any further assistance.

Sd/- Authorised Officer  
Roha Housing Finance Pvt. Ltd.  
(CIN: U65999MH2017PTC293277)

Date: 23rd, October 2024

**Vav Branch : Patel Falia, Po. Vav**  
Tal: Kamrej Dist: Surat -394626  
**Central Bank of India**

**POSSESSION NOTICE**

**APPENDIX IV (Rule-8(1))** (For immovable property)  
Whereas, the undersigned being the Authorized Officer of **Central Bank of India, Vav Branch, Surat** under the Securitizations 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 a demand notice dated 29/02/2024 calling upon the Borrower/Co-borrower/Mortgagor/Guarantor Mr. Sujeev Kumar Kedarnath Gupta (Borrower) Mrs. Ragini Sujeev Kumar Gupta (Co-Borrower) to repay the amount mentioned in the notice being Rs. 10,65,529/- (Rupees: Ten Lakh Sixty Five Thousand Five Hundred Twenty Nine only) within 60 days from the date of receipt of the said Notice.

The borrower/guarantor having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has taken **Physical Possession** of the property described herein below in exercise of powers conferred on him/her under Section 13(4) of the said Act read with rule 8 of the said rules on this 20th day of October, 2024.

The borrower/guarantor 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 **Central Bank of India, Vav Branch, Surat** for an amount Rs. 10,65,529/- (Rupees: Ten Lakh Sixty Five Thousand Five Hundred Twenty Nine only) and interest & other charges thereon with effect from 29/02/2024.

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.

**DESCRIPTION OF THE IMMOVABLE PROPERTY**

All That Piece And Parcel Of The Immovable Property Bearing Plot No. 43, Admeasuring About 48.00 Sq. Mtrs Of Silicon Residency, Moje: Jolvha, Taluka: Palsana, Dist: Surat-394305.

Bounded by : • East : Society Internal Road • West : Plot No. B/43  
• North : Plot No. 42 • South : Plot No. 44

Sd/-  
Date : 20.10.2024  
Place : Surat.

Authorised Officer,  
Central Bank of India

**Canara Bank** State Bank of India Syndicate Bank  
**Surat Parle Point Branch :**  
Samarth Sarathi Complex, Nr. Dhirajsons,  
Parle Point, Surat.

**DEMAND NOTICE**

To,  
1) Mr. Sharad Hansraj Salunke (Borrower)  
Add. 1) : 107, Vinobha Nagar, Limbavat, Surat-394210. (Gujarat)

Add. 2) : Plot No. 3, Khodiyar Nagar-2, Village-Godadara, Sub. Dist-Choryashi, Dist. Surat-395012. (Gujarat)  
2) Mr. Devendra Ratilal Trivedi (Guarantor),  
Add. 7, Khodiyar Nagar Society Vibhag-2, Dindoli, Surat-394210. (Gujarat)

Dear Sir,  
Sub : Notice issued under section 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002. You have availed following Loans/Credit Facilities from our **Surat Parle Point Branch**

Type of Loan	Loan Amount	Liability with interest as on 28.09.2024
Housing Loan (A/c No. 7177730002350)	Rs. 19,00,000/- Dt. 15.12.2014	Rs. 15,78,910.83

The above said loan/credit facilities are duly secured by way of mortgage of the assets more specifically described in the schedule hereunder, by virtue of the relevant documents executed by you in our favour. Since you had failed to discharge to our liabilities as per the terms and conditions stipulated, the Banks has classified the debts as NPA on **28.09.2024**. Hence, we hereby issue this notice to you under section 13(2) of the subject act calling upon you to discharge the entire liability of **Rs. 15,78,910.83** (Rupees Fifteen Lacs Seventy Eight Thousand Nine Hundred Ten & Eighty Three Paisa Only) as on 28.09.2024 with accrued and up to date interest and other expenses, within sixty days from the date of the notice, failing which we shall exercise all or any of the rights under Section 13(4) of the subject Act.

Further, you are hereby restrained from dealing with any the secured assets mentioned in the schedule in any manner whatsoever, without our prior consent. This is without prejudice to any other rights available to us under the subject act and / or any other law in force. Your attention is invited to provisions of sub section (8) of Section 13 of the SARFAESI Act, in respect of time available, to redeem the secured assets. The Demand Notice has also been issued to you by Registered Post Ack due to your last known address available in the branch record.

**SCHEDULE**

The specific details of the assets Mortgaged/Hypothecated are enumerated hereunder.

**Details Description to be given**

Name of the title holder : Mr. Sharad Hansraj Salunke.  
All that piece and parcel of the Immovable property of Plot No. 3, adm. 40.80 sq. mtrs in Khodiyar Nagar-2, with all Appurtenances pertaining thereto, standing on land bearing R.S. No. 139/3, Block No. 139, respectively, lying being & Situated at Village: Godadara, Sub. Dist. Choryasi, Dist. Surat.

Date : 01.10.2024, Place : Surat  
Sd/-, Authorised Officer, Canara Bank

**TATA CAPITAL LIMITED**  
Regd. Office: 11th Floor, Tower A, Peninsula Business Park,  
Ganpatrao Kadam Marg, Lower Parel, Mumbai-400013.

**POSSESSION NOTICE (FOR IMMOVABLE PROPERTY)**

(As per Rule 8(1) of the Security Interest Enforcement Rules, 2002)

Whereas, the undersigned being the Authorized Officer of the Tata Capital Ltd., (hereinafter referred to as "TCL" - Transferee) through Tata Capital Financial Services Ltd. (hereinafter referred to as TCFSL - Transferee) vide Dates ordered 24th November 2023 passed by National Company Law Tribunal, Mumbai vide scheme of arrangement agreed between the Tata Capital Financial Services Limited ("TCFSL") as Transferees and Tata Capital Limited ("TCL") as transferee under the provisions of Sections 230 to 232 of Section 06 and other applicable provisions of the Companies Act, 2013 ("said Scheme") having our registered office at 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai 400 013, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under section 13(2) read with rule 8 & 9 of the Security Interest (Enforcement) Rules, 2002, issued a Demand Notice as mentioned below calling upon the Borrowers to repay the amount mentioned in the notice within 60 days from the date of the said notice. 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.

The borrowers, having failed to repay the amount, notice is hereby given to the borrowers, in particular 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 9 of the said Rules.

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 the Tata Capital Limited, for an amount referred to below along with interest thereon and penal interest, charges, costs etc. from date of demand notice.

**Loan Account No.** Name of Obligor/s/ Legal Heir/s/ Legally Representative(s) **Amount & Date of Demand Notices**

TCFLA0272 1. M/s Sunrise Steel Through & Proprietor Sandip Natvar Patel having address at 13th Floor, 1323, I 03 & Square, Nr. Shukran Mall, Cross Road, Science City, Road, Sola, Ahmedabad, Gujarat - 380060. Also Add On/Off No. 6, on 4th Floor on Block No. 12, Taxshila Bunglows, Nr. Heliart Pant Plot, Science City, Road, Sola, Ahmedabad, Gujarat - 380060. Also Add At: 13th Floor, 1323, I Square, Nr. Shukran Mall, Cross Road, Science City, Road, Sola, Ahmedabad, Gujarat - 380060. Also Add At: Office No. 6, on 4th Floor, on Block No. E, Sartak Fortune Situated at Block No.261, 262 (Old Survey No.2012, 202) of Town Planning Scheme No.05, Final Plot No.169, 170 Moje: Kudasan, Taluka: Gandhinagar, Dist & Sub Dist: Gandhinagar.

**Sandipkumar Natvar Patel, 3, Rachna**

Sandipkumar Patel having address at 12, Taxshila Bunglows, Nr. Heliart Pant Plot, Science City, Road, Sola, Ahmedabad, Gujarat - 380060. Also Add At: 13th Floor, 1323, I Square, Nr. Shukran Mall, Cross Road, Science City, Road, Sola, Ahmedabad, Gujarat - 380060. Also Add At: Office No. 6, on 4th Floor, on Block No. E, Sartak Fortune Situated at Block No.261, 262 (Old Survey No.2012, 202) of Town Planning Scheme No.05, Final Plot No.169, 170 Moje: Kudasan, Taluka: Gandhinagar, Dist & Sub Dist: Gandhinagar.

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Rs. 72,59,976/- in  
Loan Account No.  
TCFLA02720000117559  
903 is due and  
Rs. 40,60,692/- in  
Loan Account No.  
TCFLA02720000117584  
480 as on 03-06-2024

Date of Demand  
Notice: 3rd June 2024

Date of Possession  
17.10.2024

Description of Property: i) Residential property bearing Office No. 6, on 4th Floor, on Block No. E, Admeasuring about 46.24 sq. mtrs carpet area and construction thereon undivided share of land 35.14 sq. mtrs. in the scheme known as "Sarthak Fortune" Situated at Block No.261, 262 (Old Survey No.2012, 202) of Town Planning Scheme No.05, Final Plot No.169, 170 Moje: Kudasan, Taluka: Gandhinagar, Dist & Sub Dist: Gandhinagar.

Boundaries as follows: East: Open Space, West: Passage, North: Stairs Area and Then Office No. 1/01, South: Open Terrace, ii) Residential property bearing Office No. 9, on 4th Floor, on Block No. E, Admeasuring about 74.20 sq. mtrs. carpet area and construction thereon undivided share of land 56.38 sq. mtrs. in the scheme known as "Sarthak Fortune" Situated at Block No.261, 262 (Old Survey No.2012, 202) of Town Planning Scheme No.05, Final Plot No.169, 170 Moje: Kudasan, Taluka: Gandhinagar, Dist & Sub Dist: Gandhinagar.

Boundaries as follows: East: Open Space, ii) Residential property bearing Office No. 9, on 4th Floor, on Block No. E, Admeasuring about 49.39 sq. mtrs. carpet area and construction thereon undivided share of land 37.38 sq. mtrs. in the scheme known as "Sarthak Fortune" Situated at Block No.261, 262 (Old Survey No.2012, 202) of Town Planning Scheme No.05, Final Plot No.169, 170 Moje: Kudasan, Taluka: Gandhinagar, Dist & Sub Dist: Gandhinagar.

Date: 23/10/2024 Place: Ahmedabad, Gujarat Sd/- Authorised Officer, Tata Capital Limited

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E-AUCTION NOTICE

JANA SMALL FINANCE BANK

(A scheduled commercial bank)

Registered Office: The Fairway, Ground & First Floor, Survey No.10/1, 11/2 & 12/28, Off Domlur, Koramangala Inner Ring Road, Next to EGL Business Park, Challaghatta, Bangalore-560071. Regional Branch Office: 208 to 213, 2nd Floor, Shangrila Arcade, Above Saraswat Bank, 100 Feet Anand Nagar Road, Shyamal, Ahmedabad, Gujarat-380015

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PUBLIC NOTICE FOR SALE THROUGH E-AUCTION UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT (SARFAESI ACT) 2002, READ WITH PROVISO RULE 8(6) & 9 OF SECURITY INTEREST (ENFORCEMENT) RULES 2002.

The undersigned as authorised officer of Jana Small Finance Bank Limited has taken possession of the following property in exercise of powers conferred under section 13(4) of the SARFAESI ACT. The Borrower in particular and public at large are informed that online auction (e-auction) of the mortgage property in the below mentioned account for realisation of dues of the Bank will be held on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" on the date as prescribed as here under.

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Sr. No. Loan Account Number Name of Original Borrower/ Co-Borrower/ Guarantor Date of 13-2 Notice Date of Possession Present Outstanding balance as on 03.09.2024 Date & Time of Inspection of the property Reserve Price in INR Earnest Money Deposit (EMD) in INR Date and Time of E-Auction Last date TIME & Place for submission of Bid

1 45189420005006 1) Patel Jaimikumar, 2) Patel Arunaben Jaimikumar 11/04/2023 21/04/2024 Rs.36,68,127.40 (Rupees Thirty Six Lakhs Sixty Eight Thousand One Hundred Twenty Seven and Forty Paise Only) 31.10.2024 Time: 09:30 AM to 05:00 PM Rs.20,20,00/- (Rupees Twenty Lakhs Twenty Two Thousand Only) Rs.2,02,000/- (Rupees Two Lakh Two Thousand Only) 08.11.2024 @ 02:00 PM 07.11.2024, Till 05:00 PM Jana Small Finance Bank Ltd., 208 to 213, 2nd Floor, Shangrila Arcade, Nr. Shyamal Cross Road, Satelite, Ahmedabad-380015

Mortgaged Immovable Property: All that piece and parcel of immovable property being on Third Floor Flat No.311 admeasuring 680.00 Sq.ft., i.e. 63.19 Sq.mtrs., Flat No.312 admeasuring 688.00 Sq.ft., i.e. 63.19 Sq.mtrs., Total admeasuring 1360.00 Sq.ft., i.e. 126.38 Sq.mtrs., situated on known as "OSCAR ORCHID", of land R.S. No.64 admeasuring 8292 Sq.mtrs., & R.S. No.10/5 admeasuring 9915 Sq.mtrs., Consolidated R.S. No.10/5 Total admeasuring 18211 Sq.mtrs., Paiki Unit-D admeasuring 1480 Sq.mtrs. of Mauje Karjan, Sub-District Karjan and District Vadodara.

2 31519610000185 1) Prince Sarvanand Singh, 2) Sangilaben Prince Singh 10/11/2023 06/03/2024 Rs.11,93,827.00 (Rupees Eleven Lakhs Ninety Three Thousand Eight Hundred Twenty Seven and Seven Only) 31.10.2024 Time: 09:30 AM to 05:00 PM Rs.7,49,00/- (Rupees Seven Lakhs Forty Nine Thousand Only) Rs.74,900/- (Rupees Seventy Four Thousand Nine Hundred Only) 08.11.2024 @ 02:00 PM 07.11.2024, Till 05:00 PM Jana Small Finance Bank Ltd., 208 to 213, 2nd Floor, Shangrila Arcade, Nr. Shyamal Cross Road, Satelite, Ahmedabad-380015

Mortgaged Immovable Property: At District Bharuch, Sub-Dist. Ankleshwar, Muje Jitali, R.S. No.183, Paiki Alashian City, Paiki Plot No.A-266 Area-40 sq.mtr, Varade-27.91 sq.mtr, Total- 68.08 sq.mtr.

3 45189420004492 & 45189800016727 1) Raju Sumantra Shrivastav, 2) Gauri Raju Shrivastav 13/04/2023 31/10/2023 Rs.14,36,790.60 (Rupees Fourteen Lakhs Thirty Six Thousand Seven Hundred Ninety Six Paise Only) 31.10.2024 Time: 09:30 AM to 05:00 PM Rs.6,69,00/- (Rupees Six Lakhs Sixty Nine Thousand Only) Rs.66,900/- (Rupees Sixty Six Thousand Only) 08.11.2024 @ 02:00 PM 07.11.2024, Till 05:00 PM Jana Small Finance Bank Ltd., 208 to 213, 2nd Floor, Shangrila Arcade, Nr. Shyamal Cross Road, Satelite, Ahmedabad-380015

Mortgaged Immovable Property: All that piece and parcel of immovable Property being Flat No.202 on Second Floor of Tower A Super Built up area Adm.450 Sq.ft. Built up area adm.321 Sq.ft. Situated on known as "BANSARI AVENUE" of Land R.S.No.1010/1 Mauje Bapod at Registration District & Sub District Vadodara, District Vadodara. Boundaries: East: Santram Co. Operative Houses, West: Tower A. Flat No.201, North: Tower A. Flat No.203, South: 7.50 Mr. Road.

4 45178240000132 1) Raval Ranachodhai, 2) Raval Gitaben Ranachodhai 25/03/2023 30/10/20