



Regional Office: Netaji Marg, Nr. Mithakhali Six Roads, Ellisbridge, Ahmedabad-6. Phone: + 91-79-26421671-75

### PHYSICAL POSSESSION NOTICE

NOTICE is hereby given under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in the exercise of powers conferred under section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, the Authorized Officer issued demand notice to the borrower(s) on the date mentioned against the account stated hereinafter calling upon them to repay the amount within 60 days from the date of receipt of said notice. The borrower(s), having failed to repay the amount notice is hereby given to the public in general and particular to the borrower(s) that the undersigned has taken physical possession of the property described herein below in exercise of the powers conferred on him under section 13(4) of the said Act read with Rule 8 of the said Rules on the date mentioned against the loan account. The borrower(s) in particular and the public in general is hereby cautioned not to deal with the property and any dealing with the property will be subject to the charge of the Bank for the amounts, interest, costs and charges thereon. The borrowers'/mortgagors' attention is invited to the provisions of sub-section (8) of section 13 of the Act, in respect of time available to redeem the secured asset.

| Name of borrower(s), & Loan Account No.  | Description of the property mortgaged (Secured Asset)  | Date of Demand Notice | Date of Physical Possession Notice | Outstanding Amt. as on Date of Demand Notice |
|--|--|-----------------------|------------------------------------|--|
| Mr.Jitendra Jayprakash Tiwari<br>Mr.Jayprakash Falinath Tiwari<br>Mrs.Pushpa Jayprakash Tiwari<br>20003120002333 | All that part and parcel of the immovable property situated at Plot No.7,13,House No.302, 3rd Floor, Krishna Kunj, Nr.Motiwada Fatak, Opp.Old Anchor Company, Motiwada Pardi, Valsad, Gujarat-396020 and bounded by: North: Passage and Duct, East: Passage and Duct, West: Flat No.303, South: Open Space | 23.05.2024            | 08.12.2024                         | Rs.5,59,396.19                               |
| Mrs.Nasim Noorani Shaikh<br>Mrs. Maryam Noorani Shaikh<br>Mr.Rasidbhai Noorani Shaikh<br>20003050006705          | All that part and parcel of the immovable property situated at Survey No.161/41/Paiki 36, 161/41/Paiki 37, Flat No.01, Ground Floor, Om Sai Apartment, Koparli Road, Chharwada Vapi, Valsad, Gujarat-396191 and bounded by: North: Parking, East: Compound, West: Passage, South: Other Property           | 23.05.2023            | 08.12.2024                         | Rs.2,88,325.58                               |

Place: Valsad  
Date: 13/12/2024

Authorised Officer  
Bandhan Bank Limited

**यूको बैंक**  
(भारत सरकार का उपक्रम)



**UCO BANK**  
(A Govt. of India Undertaking)

सम्मान आपके विश्वास का

Honours Your Trust

UCO BANK, AMB Branch Mumbai , UCO Bank Building, Fourth Floor, 359, D. N. Road, Fort, Mumbai - 400001

### PUBLIC NOTICE FOR E-AUCTION SALE OF IMMOVABLE PROPERTIES

**DATE OF E-AUCTION 30-DECEMBER-2024**

Property can be inspected on or before **28-DECEMBER-2024 between 11.00 A.M. IST and 04.00 P.M. IST with prior appointment**  
E-Auction Sale notice for Sale of immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable properties mortgaged/ charged to UCO Bank, the **Constructive/Physical Possession** (as specified against each property) of which has been taken by the Authorized Officer of UCO Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" basis on **30-DECEMBER-2024**, for recovery of amounts due to UCO Bank from the following Borrower(s)/Guarantor(s). The reserve price and the earnest money deposit amount are as mentioned in the table below

| Name of the Branch and the Borrower   | Amount Due   | Details of the Property   | Date of Demand Notice                   | Reserve Price ----- Earnest Money Deposit | Name of the Contact Person and Contact no. |
|---|--|---|---|---|--|
| <b>Borrower:</b><br><b>M/s Shree Narmada Architectural System Ltd. (Borrower) [under NCLT Liquidation]</b><br>69, Princess Street, Devkaram Mansion, Mumbai- 400002 & Plot No.95/1, Opp. Apna Ghar, Co-op Society, Opp. Gujarat Karve Road, Bholav, Bharuch – 392001. Gujarat.<br><b>Guarantor(s):</b><br><b>1. Mr. Deepak Patel:-</b> 28, Apna Ghar Society, B/h, Nandevar Road, Bharuch -392001, Gujarat<br><b>2. Mr. Hiren Deepak Patel:-</b> Kohliar House, 5, Dhuswadi, Dhobi Talao, Marine Lines, Mumbai-400002<br><b>3. Mr. Pravin B Patel:-</b> 11, Pearl Mansion, 6th Floor, 91, Maharshi Karve Road, Marine Lines, Mumbai – 400020<br><b>4. Mr. Raju B Patel:-</b> 11, Pearl Mansion, 6th Floor, 91, Maharshi Karve Road, Marine Lines, Mumbai – 400020<br><b>5. Mr. Madan M Patel:-</b> Flat No. 6 II Floor, Udyog Bhawan Complex, Shivaji Nagar, Latur, Maharashtra – 4135 31 | Rs. 54,17,65,926.39/- (Rupees Fifty Four Crores Seventeen Lakh Sixty Five Thousand Nine Hundred Twenty Six and Thirty Nine Paise Only) as on 30.11.2024. | All that piece and parcel of office premises no. 08 & 12, Ground Floor, Pearl Mansion Co-operative Housing Society Limited, 91, Maharshi Karve Road, Near Kalanketan Marine Lines, Mumbai-400020, admeasuring 292.00 sq. ft., Owned by- Mr. Raju Patel & Mr. Pravin Patel. <b>Bounded on the North by:</b> Queen Chambers <b>South by:</b> Joravar Bhavan <b>East by:</b> Liberty Cinema. <b>West by:</b> Maharshi Karve Road | 14.03.2016<br><br>10.04.2023 (PHYSICAL) | Rs. 88.03 Lacs<br><br>Rs. 8.80 Lacs       | Meenor V Bhivgade<br><br>Mob: 8928909653   |

The auction sale will be "online e-auction" bidding through website <https://baanknet.com> on **30-12-2024 from 1:00 PM to 5:00 P.M.** with unlimited extensions of ten minutes each and Bidders shall improve their further offers in **multiple of Rs.1,00,000/- (Rupees One Lac only)**. The sale is subject to conditions prescribed in the SARFAESI Act/Rules 2002 and the conditions given on Bank's [website](https://www.ucobank.com) – [www.ucobank.com](https://www.ucobank.com) and <https://baanknet.com>. Interested Bidders are advised to view the detailed terms and conditions of the auction sale, creation of Login ID & Password to bid online, upload KYC, other data, submission of Bid, Training/ Demonstration, modalities for deposit of Earnest Money in the virtual wallet. Detailed terms and condition of the sale are available in the [website https://baanknet.com](https://baanknet.com). Modifications in, or corrigendum to, the terms and conditions of the sale will be intimated by uploading on [www.ucobank.com](https://www.ucobank.com) & <https://baanknet.com>.

Place: Mumbai  
Date: 12.12.2024

Sd/-  
Authorised Officer  
UCO Bank

**\* In case of discrepancy in translation, the English version shall prevail.**



## GIC HOUSING FINANCE LTD.

Corporate Office / Head Office : Gichfl, National Insurance Building 6<sup>th</sup> Floor, 14, Jamshedji Tata Road, Churchgate, Mumbai – 400020. Tel No- 022-43041900. Email: Investors@Gichf.com, Corporate@Gichf.com Website : [www.gichfindia.com](http://www.gichfindia.com)  
Panvel Branch: Shop No 2-6, Suryakiran Chs Ltd, Plot No : 05, Sec No :05 Behind D'mart,Opp Neel Vardhaman, New Panvel (East), Raigad District- 410 206. Phone: 022-27450853/27455815 | Email: [Panvel@gichfindia.com](mailto:Panvel@gichfindia.com) | Website: [www.gichfindia.com](http://www.gichfindia.com)  
Mumbai Branch : Choksey Mension, Bldg No.303, 4th Flr, Nr. Universal Café, Opp. National Hindu Hotel, Shahid Bhagat Singh Marg, Fort, Mumbai -400001. [mumbai@gichfindia.com](mailto:mumbai@gichfindia.com)

## E-AUCTION SALE NOTICE

**E-AUCTION DATE : 15-01-2025 / Last Date for Bid Submission : 14-01-2025**

WHEREAS the undersigned being the Authorized Officer of GIC Housing Finance Ltd. (GICHLF), under Securitization & Reconstructions of Financial Assets and Enforcement of Security Interest Act, 2002 & in exercise of powers conferred under section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 had issued Demand Notice to following Borrowers/Mortgagors calling upon them to repay the outstanding due amount mentioned in the said notices. However, The Borrower/Mortgagor having failed to repay the said due amount, the undersigned has taken **PHYSICAL POSSESSION** of the following property in exercise of powers conferred U/s 13(4) and U/s 14 of the said Act read with the Rule 8 of the said Rules.

| Sr. No. | Name Of Borrower/ Co-Borrower/ File No/ Branch Name                           | Property Address & Area Of Property Details(Built Up)  | Demand notice issued date | Date of Physical Possession | Total Outstanding as on 11.12.2024 (Incl.PDS, Interest and Other charges) (In Rupees) | Reserve Price (In Rupees) |
|---------|---|--|---------------------------|-----------------------------|---|---------------------------|
| 1       | <b>Rahul Satyawan Valanjun/Janavi Rahul Valanjun/ MH0170610005252/ Panvel</b> | Gut No: 14/5,6 7 &15/1-A, Sarvodya Orchid,House No: 603/C-Wing, Floor No: 6th Flr,Plot No: S.no.14,5,6 7 &15/1-Land Mark: Nr.nandivali Tekadi,Village: Nandivali-Dombivali-East,Location: Dombivali I.A.,Taluka: Ambemath,State: Maharashtra,Pin Code: 421203. (Aear Of The Property - Built Up Area 1152 Sq Ft) | 16.02.2018                | 20.08.2024                  | 10472970/-  | 7540000/-                 |
| 2       | <b>Manohar Yashwant Patil/ MH0170610007537/ Panvel</b>                        | Gut No: 6, 8 & Others,Building Name: Linden- Rosalie Chs,House No: D- 304,Floor No: 3rd Flr,Plot No: .Na,Street Name: .Na,Sector Ward No: .Na,Land Mark: Godrej Hill,Village: Kalyan,Location: Kalyan City,Taluka: Kalyan,State: Maharashtra,Pin Code: 421301. (Aear Of The Property - Built Up Area 540 Sq Ft)  | 23.07.2021                | 24.08.2024                  | 5656678/-   | 3700000/-                 |
| 3       | <b>Amritrao Puna Rathod/Anita Amrutrao Rathod/ MH0030610003976/ Mumbai</b>    | Ekdantay Apt,House No: Flat No 04,Floor No: 1st Flr,Plot No: 23, Street Name: H.no 9,Land Mark: Ganesh Mandir,Village: Kulgaon,Location: Badlapur E.d.,Taluka: Thane,State: Maharashtra,Pin Code: 421503. (Aear Of The Property - Built Up Area 534 Sq Ft)   | 27.08.2021                | 03.09.2024                  | 1616812/-   | 2040000/-                 |

DATE OF E-AUCTION & TIME : 15-01-2025 at the Web-Portal (<https://www.bankauctions.in>) from 3.00 PM TO 04:00 PM. with unlimited extensions of 5 minutes each.

Last date of submission of Tender/Sealed Bid in the prescribed tender form along with EMD & KYC either through online mode or at the above mentioned GICHF Office at 14-01-2025 before 5.00 PM.

Further to this **PUBLIC NOTICE** for E-Auction Sale of the above said Assets / properties (in terms and conditions of the SARFAESI, Act 2002 and rules thereunder) GICHLF invites **OFFERS EITHER** in sealed covers/ or in Online mode to purchase the said properties on **"AS IS WHERE IS BASIS"** and **"AS IS WHAT IS BASIS"**.

#### TERMS & CONDITIONS OF THE AUCTION SALE ARE AS FOLLOWS:-

- E-Auction is being held on "As is where is Basis", "As is what is Basis", "Whatever there is" And "Without Any Recourse Basis", and will be conducted "Online". The E-Auction will be conducted through GICHF approved Euction service provider "M/s.4 closure"
- The intending bidders should register their names at portal <https://bankauctions.in/> and get their user-id and password free of cost. Prospective bidders may avail online training on E-Auction from the service provider M/s. 4closure, # 605 A, 6<sup>th</sup> Floor Maitrivanam, Ameerpet, Hyderabad – 500038, Telangana. Office Land Line No: 040-23736405; Backend team : 8142000662 / 66, Mr. Prakash - 8142000064 / 8142000725, prakash@bankauctions.in, Mr. Nitesh Pawar, Manager, Mumbai, No:8142000725, mail id: Nitesh@bankauctions.in. Property enquiries, CONTACT DETAILS : SHRADHESH DESAI- 9967042504, VISHNU SALGAONKAR-8767827551
- The E-auction Sale is subject to the conditions prescribed in the SARFAESI Act/Rules 2002 and the terms and conditions mentioned hereunder/website also subject to conditions in the offer/bid documents to be submitted by the intending/participating bidders.
- Every bidder is required to have his/her own email address in order to participate in the online E-auction.
- Once Intending Bidder** formally registers as a qualified tenderer before authorized officer of GICHF, will have to express his/her interest to participate through the E-auction bidding platform, by submitting document. It shall be the tenderer's/online bidder's sole responsibility to procure his/her login ID and password from the E-auction service provider.
- The aforesaid properties shall not be sold below the reserve price mentioned above.
- Intending bidders are required to deposit Earnest Money Deposit/s (EMD) @ 10% of the abovesaid respective reserve prices, by way of DD/RTGS/ NEFT favouring GIC Housing Finance Ltd. Bank details are as follows: **Bank Name: UNION BANK OF INDIA, A/c No: 005111010000039 - A/c Name: GIC HOUSING FINANCE LTD AUCTION A/c, Branch Name : LCB, FORT Address : UBI, 239 BACKBAY RECLAMATIO NARIMAN POINT MUMBAI MAHARASHTRA PINCODE 400021. IFSC Code - UBIN0800511.**
- The said Deposit/s shall be adjusted in the case of successful bidder/s, otherwise refunded. The said earnest money deposit/s will not carry any interest.
- The offer/s along with the aforesaid Earnest Money Deposit (EMD) can be submitted either "online" through the portal <https://bankauctions.in/> along with the EMD and scanned copy of KYC documents including PAN Card & address proof, to the service provider or through submitting sealed cover comprising bid form, EMD and KYC documents and it should reach the respective branch offices of GIC Housing Finance Ltd., mentioned above on or before EMD Submission due date.
- That, after opening the tenders, the intending bidders who have submitted their bids for not less than the reserve price will be given an opportunity at the sole discretion of the Authorized Officer to increase the bidding amount.
- The successful bidder/s shall deposit 25% of the amount of sale price, adjusting the EMD paid already, immediately on acceptance of offer by the Authorized officer in respect of the sale, failing which the earnest money deposited shall be forfeited. The balance 75% of the sale price is payable within 15 days from the date of confirmation of the sale solely at the discretion of the Authorized Officer. In case of failure to deposit the balance amount within the prescribed period, the amount deposited shall be forfeited. The Authorized Officer shall not be required to give any further notice to the successful bidder.
- Bidders are bound by the principle of "caveat emptor" (Buyer Beware) and advised to conduct their own due diligence to find any encumbrances, statutory liabilities, arrears of property tax, Income Tax, Excise Duty, Labour Dues, electricity and maintenance dues etc., of the firm or Secured Asset. The Successful bidders shall have to bear all outgoing i.e., municipal taxes, maintenance/society charges, electricity charges, water charges, stamp duty, registration charges, (if applicable), if any and all other incidentals charges, cost including all outgoing relating to the respective properties other than the sale price.
- The successful bidder should bear the charges/fees payable on sale certificate, such as registration fees, stamp duty, taxes, or any other duties payable for getting the secured asset transferred in his/her name.
- The Sale Certificate will be issued only in the name of the successful bidder and only after receipt of the entire /sale price.
- The notice is hereby given to the Borrower/s, Mortgagor/s and Guarantor/s that they can bring the intending buyer/purchaser for purchasing the properties mentioned above, as per the terms and Conditions of the EAuction Sale.
- Inspection of the above said properties can be given on request and as per convenience of Authorized Officer.
- The Authorized Officer is not bound to accept the highest offer or any or all offers and reserves the right to accept or reject any or all the tenders without assigning any reason thereof.
- GICHLF is not responsible for any liability whatsoever pending upon the properties as mentioned above. The property shall be auctioned on **"As is where is", "As is what is", "Whatever there is" and without any recourse basis.**
- In case the borrowers'/mortgagor approaches GICHLF before confirmation of sale, offering contractual dues + expenses + interest @ 15 % from date of proclamation of sale + 5% of the purchase money (in case after sale which is to be paid to successful bidder) and requests for cancellation of the sale, GICHLF shall accept the amount and hand over the possession to mortgagor
- The highest bidder has to pay 25% (inclusive of earnest money deposited) of the bid amount in terms of the sale notice immediately and the balance 75% of the bid amount is payable in 15 days or such other extended period as agreed upon between the parties (AO and the successful bidder). However, Authorized Office is to be confirmed sale certificate after expiry of 30 days from the date of sale and in no case the sale is to be confirmed before expiry of 30 days from the date of sale. Only after receipt of full payment, sale to be confirmed and the sale certificate to be issued.
- Minimum Bid increment value is Rs.10,000/-

#### STATUTORY 30 DAYS SALE NOTICE UNDER THE SARFAESI ACT, 2002

For detailed terms and Conditions of the sale and full description of the properties please refer to the website of approved e-auction service provider M/s.4 closure and website <https://bankauctions.in>.

Date : 13.12.2024  
Place : Panvel / Mumbai

Sd/-  
Authorised Officer

#### Public Notice

This is to notify by this Public Notice that the undersigned is appointed Receiver on the following scheduled property by the Order dated 20-11-2024, passed by the **Ld. Sole Arbitrator** in the Interim Application No.01 of 2024 in Arbitration Case No. ARB/06/2024 & the undersigned is in possession of the Property since 29-11-2024 and thus warned against any invasion thereon with legal consequences.

#### SCHEDULE

**Description of properties as follows:**  
Land at Narpoli, Sankheshwar Compound, Narpoli Village, Bhiwandi, Dist – Thane bearing survey No.23 and 22/7 admeasuring a total area of 3571.02 sq.mtr and 1220.73 sq.mtr, respectively.

**Date: 13-12-2024. -By Order:**  
**Advocate Shantanu Kalekar,**  
**Receiver-Arbitration Case No. ARB/06/2024**  
**Office at 18 CB, Raja Bahadur Mansion,**  
**2nd Floor, Homi Mohi Street, Fort,**  
**Mumbai-400001, Mob: 9595692818.**

#### SYMBOLIC POSSESSION NOTICE

**ICICI Home Finance** Registered Office: ICICI Bank Towers, Bandra-Kurla Complex, Bandra (East), Mumbai- 400051  
Corporate Office: ICICI HFC Tower, JB Nagar, Andheri Kurla Road, Andheri East, Mumbai- 400059  
Branch Office: Premises No. 201, 2nd floor, West View, Opp. ICICI Bank, Veer Savarkar Road, Thane-400602

Whereas  
The undersigned being the Authorized Officer of ICICI Home Finance Company Limited under the Securitisation, Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the powers conferred under section 13 (12) read with Rule 3 of the Security Interest (Enforcement) rules 2002, issued demand notices upon the borrowers mentioned below, to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice.

As the borrower 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/ her under Section 13(4) of the said Act read with Rule 8 of the said rules on the below-mentioned dates. 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 ICICI Home Finance Company Limited. 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.

| Sr. No. | Name of the Borrower/ Co-borrower/ Loan Account Number                                  | Description of property/ Date of Possession  | Date of Demand Notice/ Amount in Demand Notice (Rs.) | Name of Branch |
|---------|---|--|--|----------------|
| 1.      | Meghana Mangesh Gujar (Borrower), Mangesh Eknath Gujar (Co-Borrower), NHMUM00001276428. | Flat No 313 On 3Rd Floor Of Building No 03A Khoni Kalyan Survey No 162 Thane Maharashtra 421301/- Date of Possession- 10-12-2024 | 21-09-2024 Rs. 12,57,024.92/-                        | Thane-B        |

The above-mentioned borrowers(s)/ guarantors(s) are hereby given a 30 day notice to repay the amount, else the mortgaged properties will be sold on the expiry of 30 days from the date of publication of this Notice, as per the provisions under the Rules 8 and 9 of Security Interest (Enforcement) Rules 2002.

Date : December 13, 2024, Place: Thane  
Authorized Officer, ICICI Home Finance Company Limited

## SBI State Bank of India

**STRESSED ASSETS RECOVERY BRANCH, MUMBAI (05168):-**  
6<sup>th</sup> Floor, "The International", 16, Maharshi Karve Road, Churchgate, Mumbai-400 020.  
Phone : 022 – 22053163 / 22053164 / 22053165 E-mail : [sbi.05168@sbi.co.in](mailto:sbi.05168@sbi.co.in)

### E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES See Provisio to rule 8 6)

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provisio to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable properties mortgaged/charged to the Secured Creditor, the **Physical Possession** of which has been taken by the Authorised Officer of State Bank of India, the Secured Creditor, will be sold on "As is Where is", As is What is" and Whatever there is" basis on **31.12.2024 in between 11.00 am to 04.00 pm** for the recovery of respective amount, due to the State Bank of India (Secured Creditor) from the respective Borrower(s) and the Guarantor(s) as specified here under:

| Name ofBorrower/ Director/ Guarantor | Outstanding Dues for Recovery of which Property/ ies is/ are being sold  | Description of the immovable property   | Reserve Price (Rs. In INR)                       | Earnest Money Deposit (EMD) (Rs. In INR)                | Date & Time for inspection of the property |
|--------------------------------------|--|---|--|---|--|
| <b>Mr. Imtiyaz Nadaf</b>             | Rs.36,51,491/- ( Rs. Thirty Six Lakhs Fifty One Thousand Four Hundred Ninety One Only) as on 18.07.2019 and further interest, costs and expenses etc. thereon. | <b>Property ID: SBIN200000771065</b><br>All that part and parcel of property consisting of Flat "Flat No 05, Ground floor, B wing "Chandresh Mandir CHSL". In " Lodha Complex". S. No. 42/3 village Bhayandars Mira Road dist Thane-401107, Admeasuring 695 sq.ft. Built up, 2 BHK Flat | Rs.38,00,000/- (Rupees Thirty Eight Lakhs Only ) | Rs.3,80,000/- (Rupees Three Lakhs Eighty Thousand Only) | 21.12.2024 from 01.00 pm to 03.00 pm       |

The e-auction will be conducted through Bank's e-Auction service provider **M/s PSB Alliance Private Limited** at their web portal <https://baanknet.com>. The interested bidders shall ensure that they get themselves registered on the e-auction website and deposit earnest money in the virtual wallet created by service provider as per guidelines provided on <https://baanknet.com>

The interested bidders who require assistance in creating Login ID & Password, uploading data, submitting Bid documents, Training/Demonstartion, Terms & conditions on online Intense Bidding etc., may visit the website <https://baanknet.com>

For detailed terms and conditions of the sale, please refer to the link provided in State Bank of India the Secured Creditor **Website [www.sbi.co.in](http://www.sbi.co.in) , <https://bank.sbi>, <https://sbi.co.in/web/sbi-in-the-news/auction-notices/sarfaesi-and-others> and <https://baanknet.com>**

Statutory Notice under Rule 8(6) of the SARFAESI Act: This is also a notice to the Borrower/Guarantor of the above loan under Rule 8(6) of the SARFAESI Act 2002 about holding of Auction for the sale of secured assets on above mentioned date.

**Enquiry: Mr. Mahesh Choudhari, Authorised Officer, Mobile No.7875044195, Mr. Walmik Wagh, City Case Officer, Mobile No.8424998009.**

Date: 09.12.2024  
Place: Mumbai

Authorised Officer,  
State Bank of India

#### AUCTION CUM SALE BY INVITING TENDERS FROM PUBLIC

Pursuant to taking possession of the secured asset (Mortgaged Property, i.e., Flat No. 101, First Floor, Building A-22 (2), Area Admeasuring 575 Sq. Ft. Kalpvriksha Garden CHSL, Yashvasi Nagar, Balkum Dhokali Road, Thane, 400608, by the Authorized Officer of Capri Global Capital Limited (CGCL) under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 for the recovery of amount due from borrower/s, expression of interest/offer is invited from the public, offer can be given from any intended purchaser to purchase the Movable article find inside the aforementioned secured asset, after checking the inventory of movable article which is with undersigned and also after inspecting the movable article in person. The Movable article, is in the physical possession of the undersigned, sale is being made on **"AS IS WHERE IS & AS IS WHAT IS & Whatever There is" Basis**, particulars of which are given below:-

| Borrower(s) / Co-Borrower(s) Guarantor(s)  | Demand Notice Date and Amount  | Description of the Immovable property in which movable article is present for inspection  | Reserve price                                     | EMD  | Date of Inspection of property   |
|--|--|---|---|--|--|
| <b>1.M/s Mangalmurti Caterers &amp; Decorators ("Borrower")</b><br><b>2.Mr. Prashant Vishvanath Padwal</b> —<br><b>3.Mrs. Pramodini Prashant Padwal (Co-borrower)</b><br><b>LOAN ACCOUNT No. LNCGMUMTL0000006714</b> | <b>23-Feb-2023</b><br>Rs.61,69,510/- (Rupees Sixty-One Lakh Sixty-Nine Thousand Five Hundred and Ten Only) | <b>Flat No. 101, First Floor, Building A-22 (2), Area Admeasuring 575 Sq. Ft. Kalpvriksha Garden CHSL, Yashvasi Nagar, Balkum Dhokali Road, Thane, 400608</b> | <b>Rs. 20,000/-</b> (Rupees Twenty Thousand Only) | <b>Rs.2,000/-</b> (Rupees Two Thousand Only) | <b>27-12-2024 Between 11 PM to 2 PM</b><br><b>28-12-2024 EMD Last Date By 3:00 PM</b><br><b>30-12-2024 Date of Auction</b> |

#### Detail of Movable Item to be Sold in Auction- House Hold items.

- Date of inspection of the Movable article is 27–**Dec-2024** between **11.00 hrs - 14.00 hrs**.
- Last date of submission of sealed offers in the prescribed tender forms is 28–**Dec-2024** till 3 pm at the branch office 7th Floor, Above new passport office, Dosti Pinnacle , Wagale Estate , Road No. 22,Thane - 400604. Tenders that are not filled up or tenders received beyond last date will be considered as invalid tender and shall accordingly be rejected.
- Date of opening of the offers for Property is 30–**Dec-2024** at the above mentioned branch office address at **11.00 hrs** the tender will be opened in the presence of the Authorised Officer.
- Further interest will be charged as applicable, as per the Loan Agreement on the amount outstanding in the notice and incidental expenses, costs, etc., is due and payable till its realization.
- The payments shall be payable through DD in favour of "Capri Global Capital Limited" payable at Mumbai.
- The notice is hereby given to the Borrower and Guarantor, to remain present personally at the time of sale and they can bring the intending buyers/purchasers for purchasing the **movable article** as described herein above, as per the particulars of Terms and Conditions of Sale.
- The detail terms and conditions of the sale are incorporated in the prescribed tender form. Tender forms are available at the above branch office.
- The **movable article** will be sold to the highest bidder. However, the undersigned reserves the absolute discretion to allow inter se bidding, if deemed necessary.
- Company is not responsible for any liabilities upon the property which is not in the knowledge of the company.

For further details, Contact Authorised Officer: **Mr. Suneeat Ajay Patil @ 9930148607, E-mail ID: [suneeat.patil@capriglobal.in](mailto:suneeat.patil@capriglobal.in).**

**Branch office** 7th Floor, Above new passport office, Dosti Pinnacle , Wagale Estate , Road No. 22,Thane - 400604.

**Place: Thane Date:- 13-12-2024**  
Sd/- Authorised Officer Capri Global Capital Limited.



**बैंक ऑफ बड़ौदा**  
**Bank of Baroda**

Stressed Assets Management Branch: 17/B, First floor, Homji Street, Horniman Circle Fort, Mumbai-400023  
Phone: 022-68260010-33 Email: [sammum@bankofbaroda.co.in](mailto:sammum@bankofbaroda.co.in)

#### APPENDIX I-V-A and II-A (Proviso to Rule 8(6) and 9(1)) Sale Notice for Sale of Immovable Properties

E-Auction sale notice for sale of Immovable assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to rule 8(6) and 9(1) of the security interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower (through its Liquidator Mr. Mr. Pradeep Kumar Chakravarty), Guarantor(s) that the below described Immovable Mortgaged/ Charged to the Secured Creditors, possession of which has been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is", "Whatever there is" and "Without recourse basis" for recovery of dues of secured creditors below mentioned account/s. The details of Borrower/s / Guarantor/s/ Secured Asset/s / Dues / Reserve Price/ e-Auction date and time, EMD and Bid Increase Amount are mentioned below:-