

**IDFC FIRST Bank Limited**

(erstwhile Capital First Limited and amalgamated with IDFC Bank Limited)  
CIN : L65110TN2014PLC097792  
Registered Office: KRM Towers, 8<sup>th</sup> Floor, Harrington Road, Chetpet, Chennai-600031. TEL: +91 44 4564 4000 | FAX: +91 44 4564 4022.

**APPENDIX IV [Rule 8(1)]****POSSESSION NOTICE (For immovable property)**

Whereas the undersigned being the Authorised Officer of the IDFC FIRST Bank Limited (erstwhile Capital First Limited and amalgamated with IDFC Bank Limited) under the Securitization 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 a demand notice dated 18.01.2025 calling upon the borrower, co-borrowers and guarantors 1. VINYAK CERAMICS, 2. BHAVANA D JAISWAL, 3. DHARMESH SHANKARLAL JAISWAL, 4. SHANKERLAL BHAGWANDAS JAISWAL, 5. SHREE SANI TILES, to repay the amount mentioned in the notice being Rs. 73,30,938.91/- (Rupees Seventy Three Lac Thirty Nine Hundred Thirty Eight And Nine One Paise Only) as on 18.01.2025 within 60 days from the date of receipt of the said Demand notice.

The borrowers having failed to repay the amount, notice is hereby given to the borrower 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 Act read with rule 8 of the Security Interest (Enforcement) Rules, 2002 on this 22<sup>nd</sup> day of APRIL 2025.

The borrowers 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 IDFC FIRST Bank Limited (erstwhile Capital First Limited and amalgamated with IDFC Bank Limited) for an amount of Rs.73,30,938.91/- (Rupees Seventy Three Lac Thirty Nine Hundred Thirty Eight And Nine One Paise Only) 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 redeem the secured assets.

**Description of the Immovable properties**

All That Piece And Parcel Of Non-agricultural Plot Of Land In Maja: Sama, Lying Being Land Bearing R.S. No. 566a Paik 1, T. P. No. 2, F. P. No. 27, Admeasuring 14164 Sq. Mtrs., Known As "Baniyan City Phase- I" Plot No. 94, Plot Admeasuring 157.41 Sq. Mtrs., Common Plot Admeasuring 26 Sq. Mtrs., Road Admeasuring 61.71 Sq. Mtrs., Total Admeasuring 245.12 Sq. Mtrs., At Registration Sub-District Vadodara & District: Vadodara, Gujarat-390019, And Bounded As Under : East: 7.54 Mtr Road, West : Common Plot, North: Duplex No. 93, South: Open Space

Sd/-

Authorised Officer  
IDFC First Bank Limited  
(erstwhile Capital First Limited and amalgamated with IDFC Bank Limited)

Date : 22-04-2025  
Place : GUJARAT  
Account No : 14513582  
& 15304666

**CAPRI GLOBAL HOUSING FINANCE LIMITED**  
Registered & Corporate Office: 502, Tower-A, Peninsula Business Park, Senapati Bapat Marg, Lower Parel, Mumbai-400013.  
Circle Office Address : 9B, 2nd Floor, Pusa Road, New Delhi - 110060

**DEMAND NOTICE**

Under Section 13(2) of the Securitisation And Reconstruction of Financial Assets And Enforcement Of Security InterestAct, 2002 read with Rule 3 (1) of the Security Interest (Enforcement) Rules, 2002. The undersigned is the Authorised Officer of Capri Global Housing Finance Limited. (CGHFL) under Securitisation And Reconstruction Of Financial Assets And Enforcement Of Security Interest Act, 2002 (the said Act). In exercise of powers conferred under Section 13(12) of the said Act, read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, the Authorised Officer has issued Demand Notices under Section 13(2) of the said Act, calling upon the following Borrower(s) (the "said Borrower(s)"). To repay the amounts mentioned in the respective Demand Notice(s) issued to them that are also given below. Notice is hereby given, once again, to the said Borrower(s) to pay to CGHFL, within 60 days from the publication of this Notice, the amounts indicated herein below, togetherwith further applicable interest from the date(s) mentioned below till the date of payment and/or realisation, payable under the loan agreement read with other documents/writings, if any, executed by the said Borrower(s). As security for due repayment of the loan, the following assets have been mortgaged to CGHFL by the said Borrower(s) respectively.

S. Name of the Borrower N. (s) Guarantor(s)	Demand Notice Date & Amount	Description of Secured asset (Immovable property)
1. (Loan Account No. LNHLRSUR00084770 (O/d) 50 4 0 0 0 0 6 0 2 5 0 9 ( N e w ) (As on 04-04-2025)	25-04-2025 Date : 25-04-2025 For LAN : Rs. 20,48,211/- (Rupees Twenty Two Thousand Two Hundred and Eleven Only) as on 18.04.2025 & NPA Date : 04.04.2025	All That Piece And Parcel Of Property Being Flat No. 204, 2nd Floor of Building No. E/1 Paik (As per Approved Plan), and on the spot Flat No. 304, 3rd Floor Building G, Built Up Area admeasuring 51.59 Sq. Mts. Om Palace situated on Land Bearing Revenue Survey No. 43, Block No. 45, Area admeasuring 3'37-72, Sq. Mts Paik, TP Scheme No. 45, FP No. 28, Near Shaligram Residency, Shalibhadra Flora, Pasodara Patiya Chorasi Road, Village Navagam, Taluka Kamrej, District Surat, Gujarat-391485. Bounded As Follows: North: Society Open Land, South: Property of Flat No. G 303, East: Passage/ Stars, West: Society Open Land
If the said Borrowers shall fail to make payment to CGHFL as aforesaid, CGHFL shall proceed against the above secured assets under Section 13(4) of the Act and the applicable Rules, entirely at the risks of the said Borrowers as to the costs and consequences. The said Borrowers are prohibited under the Act from transferring the aforesaid assets, whether by way of sale, lease or otherwise without the prior written consent of CGHFL. Any person who contravenes or abets contravention of the provisions of the said Actor Rules made the reunder, shall be liable for imprisonment and/or penalty as provided under the Act.		

Place : Gujarat Date : 29-04-2025  
Sd/- (Authorised Officer), For Capri Global Housing Finance Limited (CGHFL)



Hiranandani  
Financial Services

**HIRANANDANI FINANCIAL SERVICES PRIVATE LIMITED**

Regd. Office: 514, Dalal Towers, 211 Free Press Journal Marg, Nariman Point, Mumbai-400021.

Corporate Office: 9th Floor, Sigma Towers, Hiranandani Business Park, Powai, Mumbai - 400076

Email: [wecare@hfs.in](mailto:wecare@hfs.in) | Website: [www.hfs.in](http://www.hfs.in) | Tel No.: 022-25763623 | CIN No.: U65999MH2017PTC291060

**DEMAND NOTICE**

UNDER THE PROVISIONS OF THE SECURITIZATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 ("the Act") AND THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002 ("the Rules") The undersigned being the Authorized Officer of Hiranandani Financial Services Pvt. Ltd. (hereinafter referred to as "HFS") under the Act and in exercise of the powers conferred under section 13(12) of the said Act read with section 13(2) of the Act, calling upon the following Borrower(s) to pay the amount mentioned in the respective notices within 60 days from the date of receipt of the said notice. The undersigned reasonably believes that borrower(s) is / are avoiding the service of the Demand Notice(s), therefore the service of notice is being effected by affixation and publication as per Rules. The contents of Demand Notice(s) are extracted herein below:

Loan Account No. & Name of the Borrower / Co-Borrowers / Address	Dt. of Demand Notice / Co-Borrower / Address	Description of Secured Assets / Mortgage Property
LAN : 4375012101025134 Customer ID : 73831		
1. P. Ranjith (Borrower) 2. Han Sanobal Dipakbhai (Co-Borrower) 3. Sachin Raheebhai Pomial (Co-Borrower)	Dated : 25-04-2025 For LAN : Rs. 20,48,211/- (Rupees Twenty Two Thousand Two Hundred and Eleven Only) as on 18.04.2025 & NPA Date : 04.04.2025	All That Pieces And Parcels Of One Residential House having totally built up area ad - measuring 120-58 sq. mtr. of built on total land admeasuring 237-51 sq. mtr. of City Survey Ward No. 1, City Survey No. 990 and Sheet No. 177, situated at Morbi municipal city area Khokhani Street, Ta. Morbi & Dist. Morbi and boundaries as follow: It is to say Boundaries of The Property Are As Under: By North : Property of S. No. 101/1, S. No. 101/2 & S. No. 101/3 & S. No. 102/1 & S. No. 102/2 & S. No. 102/3 & S. No. 102/4 & S. No. 102/5 & S. No. 102/6 & S. No. 102/7 & S. No. 102/8 & S. No. 102/9 & S. No. 102/10 & S. No. 102/11 & S. No. 102/12 & S. No. 102/13 & S. No. 102/14 & S. No. 102/15 & S. No. 102/16 & S. No. 102/17 & S. No. 102/18 & S. No. 102/19 & S. No. 102/20 & S. No. 102/21 & S. No. 102/22 & S. No. 102/23 & S. No. 102/24 & S. No. 102/25 & S. No. 102/26 & S. No. 102/27 & S. No. 102/28 & S. No. 102/29 & S. No. 102/30 & S. No. 102/31 & S. No. 102/32 & S. No. 102/33 & S. No. 102/34 & S. No. 102/35 & S. No. 102/36 & S. No. 102/37 & S. No. 102/38 & S. No. 102/39 & S. No. 102/40 & S. No. 102/41 & S. No. 102/42 & S. No. 102/43 & S. No. 102/44 & S. No. 102/45 & S. No. 102/46 & S. No. 102/47 & S. No. 102/48 & S. No. 102/49 & S. No. 102/50 & S. No. 102/51 & S. No. 102/52 & S. No. 102/53 & S. No. 102/54 & S. No. 102/55 & S. No. 102/56 & S. No. 102/57 & S. No. 102/58 & S. No. 102/59 & S. No. 102/60 & S. No. 102/61 & S. No. 102/62 & S. No. 102/63 & S. No. 102/64 & S. No. 102/65 & S. No. 102/66 & S. No. 102/67 & S. No. 102/68 & S. No. 102/69 & S. No. 102/70 & S. No. 102/71 & S. No. 102/72 & S. No. 102/73 & S. No. 102/74 & S. No. 102/75 & S. No. 102/76 & S. No. 102/77 & S. No. 102/78 & S. No. 102/79 & S. No. 102/80 & S. No. 102/81 & S. No. 102/82 & S. No. 102/83 & S. No. 102/84 & S. No. 102/85 & S. No. 102/86 & S. No. 102/87 & S. No. 102/88 & S. No. 102/89 & S. No. 102/90 & S. No. 102/91 & S. No. 102/92 & S. No. 102/93 & S. No. 102/94 & S. No. 102/95 & S. No. 102/96 & S. No. 102/97 & S. No. 102/98 & S. No. 102/99 & S. No. 102/100 & S. No. 102/101 & S. No. 102/102 & S. No. 102/103 & S. No. 102/104 & S. No. 102/105 & S. No. 102/106 & S. No. 102/107 & S. No. 102/108 & S. No. 102/109 & S. No. 102/110 & S. No. 102/111 & S. No. 102/112 & S. No. 102/113 & S. No. 102/114 & S. No. 102/115 & S. No. 102/116 & S. No. 102/117 & S. No. 102/118 & S. No. 102/119 & S. No. 102/120 & S. No. 102/121 & S. No. 102/122 & S. No. 102/123 & S. No. 102/124 & S. No. 102/125 & S. No. 102/126 & S. No. 102/127 & S. No. 102/128 & S. No. 102/129 & S. No. 102/130 & S. No. 102/131 & S. No. 102/132 & S. No. 102/133 & S. No. 102/134 & S. No. 102/135 & S. No. 102/136 & S. No. 102/137 & S. No. 102/138 & S. No. 102/139 & S. No. 102/140 & S. No. 102/141 & S. No. 102/142 & S. No. 102/143 & S. No. 102/144 & S. No. 102/145 & S. No. 102/146 & S. No. 102/147 & S. No. 102/148 & S. No. 102/149 & S. No. 102/150 & S. No. 102/151 & S. No. 102/152 & S. No. 102/153 & S. No. 102/154 & S. No. 102/155 & S. No. 102/156 & S. No. 102/157 & S. No. 102/158 & S. No. 102/159 & S. No. 102/160 & S. No. 102/161 & S. No. 102/162 & S. No. 102/163 & S. No. 102/164 & S. No. 102/165 & S. No. 102/166 & S. No. 102/167 & S. No. 102/168 & S. No. 102/169 & S. No. 102/170 & S. No. 102/171 & S. No. 102/172 & S. No. 102/173 & S. No. 102/174 & S. No. 102/175 & S. No. 102/176 & S. No. 102/177 & S. No. 102/178 & S. No. 102/179 & S. No. 102/180 & S. No. 102/181 & S. No. 102/182 & S. No. 102/183 & S. No. 102/184 & S. No. 102/185 & S. No. 102/186 & S. No. 102/187 & S. No. 102/188 & S. No. 102/189 & S. No. 102/190 & S. No. 102/191 & S. No. 102/192 & S. No. 102/193 & S. No. 102/194 & S. No. 102/195 & S. No. 102/196 & S. No. 102/197 & S. No. 102/198 & S. No. 102/199 & S. No. 102/200 & S. No. 102/201 & S. No. 102/202 & S. No. 102/203 & S. No. 102/204 & S. No. 102/205 & S. No. 102/206 & S. No. 102/207 & S. No. 102/208 & S. No. 102/209 & S. No. 102/210 & S. No. 102/211 & S. No. 102/212 & S. No. 102/213 & S. No. 102/214 & S. No. 102/215 & S. No. 102/216 & S. No. 102/217 & S. No. 102/218 & S. No. 102/219 & S. No. 102/220 & S. No. 102/221 & S. No. 102/222 & S. No. 102/223 & S. No. 102/224 & S. No. 102/225 & S. No. 102/226 & S. No. 102/227 & S. No. 102/228 & S. No. 102/229 & S. No. 102/230 & S. No. 102/231 & S. No. 102/232 & S. No. 102/233 & S. No. 102/234 & S. No. 102/235 & S. No. 102/236 & S. No. 102/237 & S. No. 102/238 & S. No. 102/239 & S. No. 102/240 & S. No. 102/241 & S. No. 102/242 & S. No.