

**सार्वजनिक न्यास नोंदी कार्यलय,**  
**बृहन्मुंबई विभाग, मुंबई**  
धर्मादाय आयुक्त भवन,  
१ ला मजला, सासमिर इमारत,  
सासमिर रोड, वरळी, मुंबई- ४०० ०३०  
दूरध्वनी क्र.- २४९३५४३४, २४९३५४९०

**Public Trusts Registration Office,**  
**Greater Mumbai Region, Mumbai,**  
Dharmadaya Ayukta Bhavan,  
1st Floor, Sasmira Building,  
Sasmira Road, Worli, Mumbai- 400 030  
Tel. No. 24935434, 24935490

**चौकशीची नोटीस**  
फेरफार अहवाल/ अर्ज क्रमांक : **ACC/ II / 2828 / 2025**  
न्यासाचे नाव व नोंदी क्रमांक : **“GURUPRADNYA ACADEMIC TRUST”**  
**P.T.R No. E- 23283 (Mumbai)**  
अर्जदार : **Mr. Shaheryar Vijay Govil**  
अर्जदार **Shaheryar Vijay Govil** यांनी या कार्यालयात बदल अर्ज क्र. **ACC/ II / 2828 / 2025** अन्वये संस्था नोंदीची रद्द करण्याकरीता अर्ज केलेला आहे. त्या अनुषंगाने सहाय्यक धर्मादाय आयुक्त-२, बृहन्मुंबई विभाग, मुंबई हे वर नमूद केलेल्या फेरफार अहवाल/ अर्ज यासंबंधी महाराष्ट्र सार्वजनिक विश्वस्त व्यवस्था अधिनियम, १९५० चे कलम २२ (३) (A) अन्वये खालील मुद्द्यावर चौकशी करणार आहेत.

२. न्यासाची नोंदीची रद्द करण्यासंबंधी कोणास काही आक्षेप आहेत काय ?  
सदस्या चौकशी प्रकरणांमध्ये कोणास काही हरकत घ्यावयाची असेल अगर पुरावा देणेचा असेल त्यांनी त्याची लेखी कैफियत ही मा. सहायक धर्मादाय आयुक्त-२, बृहन्मुंबई यांचेसमोर स्वतःहून नोटीस प्रसिध्द झाल्याच्या ताखेपासून तीस दिवसांचे आत या कार्यालयाचे दरील पत्त्यवर मिळेल अशा रीतीने पाववावी. त्यानंतर आलेल्या कैफियतीचा विचार केला जाणार नाही. तसेच मुदतीत कैफियत न आल्यास कोणास काही सांगावयाचे नाही असे समजून चौकशी पुरी केली जाईल व अर्जाबाबत योग्य ते आदेश दिले जातील.

सद नोटीस मागे सहीनिशी व मा. धर्मादाय सह आयुक्त, बृहन्मुंबई विभाग, मुंबई यांच्या शिक्क्यानिशी आज दिनांक ११ /०६ /२०२५ रोजी दिली.

**सही/-**  
**(प्र.) अधिक्षक (न्याय)**  
**सार्वजनिक न्यास नोंदी कार्यलय,**  
**बृहन्मुंबई विभाग, मुंबई.**

**शिक्का**

**PUBLIC NOTICE**

Shri. Harvinder Singh Sachdeo and Smt. Amarjeet Kaur Sachdeo are the Joint-owners of the Flat No. 206, 2nd Floor in the Building No. A-8 admeasuring 640 Sq. Ft. Built Up Area (referred as “the Said Flat”) situated in the Society named “Apna Ghar Unit No.2 Co-operative Housing Society Ltd.”, (Regn. No. BOM/HSGS/5776 of 1979 dated 6th March 1979) situated at Village Oshiwara, Andheri (W), Mumbai – 400 053, (referred as “the said Society”), a registered holder of Share Certificate No. 42. Whereas the co-owner Shri. Harvinder Singh Sachdeo holding 50% ownership in the said Flat has been deceased intestate on 17.03.2025 by leaving behind his following surviving legal heirs: 1) Smt. Amarjeet Kaur Sachdeo (Wife) and 2) Mrs. Deepinder Kaur Talreja (Daughter) as the only Legal Heirs. However, Smt. Amarjeet Kaur Sachdeo has given her no objection individually for transfer of membership in favour of Mrs. Deepinder Kaur Talreja (Daughter) who has approached the Society to obtain 50% membership of the society in lieu of Late Harvinder Singh Sachdeo on the basis of Nomination. The Society has invited claims or objections from the heirs/ or other claimants/ objectors to the transfer of the said shares and interest of the deceased Member in the capital/ property of the Society within a period of (14) fourteen days from the publication of this notice, with copies of such documents and other proofs in support of his / her / their claims / objections for transfer of shares and interest of the deceased Member in the capital / property of the Society. Therefore, now, all persons having any claim on the said flat or any part thereof by way of sale, exchange, mortgage, charge, lien, maintenance, possession, gift, trust, easement or otherwise pertaining to 50% right, title, interest & share of the said flat of Late Harvinder Singh Sachdeo are requested to inform the society about the same in writing at my Office, Gangan Legal Associates, at D-44, Gaganan Vijay CHS Ltd., Plot No. 437, Behind Saraswat Co-op. Bank Ltd., Sector 4, Charkop, Kandivali (West), Mumbai – 400 067, together with notarized true copies of the documents in support of such claim within 14 (fourteen) days from the publication hereof. Any claim received after the aforesaid period and/or without notarized true copies of the documents in support of such claim shall not be taken into consideration and any such claim shall be deemed to have been waived. Dated this 14th day of June, 2025.

**For Gangan Legal Associates**  
Sd/-  
Adv. Nikeeta V. Gangan  
Advocate High Court, Legal Advisors and Consultant  
Mob : 9819868452 | Email : nikeeta@ganganlegal.com

**PUBLIC NOTICE**

Notice is hereby given to the public that Mr. Anant Vasudeo Prabhugate & Mrs. Anita Anant Prabhugate were the Joint Owners of the Flat No. 112, admeasuring 623.94 Sq. Ft. Carpet + Area (“the Old Flat”) situated in the Society named as “CHARKOP SHWETAMBARA CHS LTD.” situated at Plot No. 107, RSC 11, Sector No.1, Charkop, Kandivali (W), Mumbai- 400067, & holding Share Certificate No. 5 with distinctive numbers from 0021 to 0025 issued by the said society.

Whereas one of the Co.-owner Mr. Anant Vasudeo Prabhugate holding 50% ownership in the said Flat has been deceased intestate on 01.03.2015 leaving behind him the following surviving legal heirs: (1) Mrs. Anita Anant Prabhugate – (Wife), (2) Mr. Amol Anant Prabhugate – (Son) and (3) Mr. Atul Anant Prabhugate – (Son) who have inherited 16.66% rights, title and interest of the said flat as per their proportionate share. It has been conferred and decided by all the above legal heirs to release their individually inherited rights in favour of Mrs. Anita Anant Prabhugate vide Registered Release Deed making her 50% owner of the said Flat in lieu of Late Anant Vasudeo Prabhugate. The said Society underwent Redevelopment and a new flat has been 100% allotted to Mrs. Anita Anant Prabhugate having address at Flat No. 1303, 13th Floor, admeasuring 1048.31 Sq. Ft. RERA Carpet Area, in the society known as “CHARKOP SHWETAMBARA CHS LTD.”, vide PAAA dated 4th September, 2023 having Regn. No. BRL-71/13647/2023 (“the New Flat”). Therefore, now, all persons having any claim on the said flat or any part thereof by way of sale, exchange, mortgage, charge, lien, maintenance, possession, gift, trust, easement or otherwise pertaining to 50% right, title, interest & share of the said old flat of Late Anant Vasudeo Prabhugate are requested to inform the undersigned about the same in writing at my Office, Gangan Legal Associates, at: D-44, Gaganan Vijay CHS Ltd., Plot No. 437, Behind Saraswat Co-op. Bank Ltd., Sector 4, Charkop, Kandivali (West), Mumbai – 400 067, together with notarized true copies of the documents in support of such claim within 14 (Fourteen) days from the publication hereof. Any claim received after the aforesaid period and/or without notarized true copies of the documents in support of such claim shall not be taken into consideration and any such claim shall be deemed to have been waived. Dated this 14th day of June, 2025.

**For Gangan Legal Associates**  
Sd/-  
Adv. Nikeeta V. Gangan  
Advocate High Court, Legal Advisors and Consultant  
Mob : 9819868452 | Email : nikeeta@ganganlegal.com

**OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED**  
Corporate Office: Kohinoor Square, 47th Floor, N.C Kelkar Marg, R. G. Gadkar Chowk, Dadar West, Mumbai – 400028. Contact No-9773406175.

**Sale notice for sale of immovable properties**  
**[See proviso to rule 8 (6) read with rule 9(1)]**

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 proviso to Rule 8 (6) read with Rule 9(1) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to the Borrower M/s. Kamaldham Vrudhishram and Kalyankari Santhra and Guarantors Mrs. Poonima Sudhir Kabre, Mr. Sudhir Mohan Kabre. That the below described immovable property mortgaged/charged to the Secured Creditor, the symbolic possession of which has been taken by the Authorised Officer of Omkara Assets reconstruction Private Limited being the Secured Creditor, will be sold on “As is where is”, “As is what is”, and “Whatever there is” and without recourse basis on 01.07.2025 at 11.00 am (last date and time for submission of bids is 30.06.2025 by 6.00 PM), for recovery of **Rs.1,06,46,285/- (Rupees One Crore Six Lakhs Forty Six Thousand Two Hundred Eighty-Five Only)** as on 30.04.2016, plus accrued interest/unrealized interest at the contractual rate(s) together with incidental expenses, costs, charges, etc.

The Omkara Assets Reconstruction Pvt.Ltd (acting in its capacity as Trustee of Omkara PS 17/2020-21 Trust) has acquired entire outstanding debts lying against above said borrower/guarantors vide Assignment Agreement dated 28.01.2021 along with underlying security from Thane Janta Sahakari Bank. Therefore, Omkara Assets Reconstruction Pvt. Ltd has step in the shoes of the Thane Janta Sahakari Bank and become entitled to recover entire outstanding dues and enforce the securities.

The description of the Immoveable Properties, reserve price and the earnest money deposit and known encumbrances (if any) are as under:

DESCRIPTION OF THE PROPERTY	Reserve Price	EMD
All that piece and parcel of the plot of land bearing Survey No. 84/Palke area measuring 2740 Sq. Mtrs Village Pale, MIDC Ambarnath, Taluka Ambarnath, District Thane, within the Jurisdiction of Sub-Registration District Uhasnagar, District Thane, within the limits of Ambarnath Municipal Council.	<b>Rs. 2,52,00,000/-</b>	<b>25,20,000/-</b>

**Date of E-Auction** **01.07.2025 at 11.00 A.M to 2.00 P.M**  
**Minimum Bid Increment Amount** **Rs. 50,000/- (Rupees Fifty Thousand only).**  
**Last date and time for submission of bid letter of participation/KYC Document/Proof of EMD :** **30.06.2025 by 6:00 pm**  
**Date of Inspection** **28.06.2025 between 01.00 pm to 04.00 pm**

**Known Liabilities:** To the best of our knowledge and information available on record, there is no known encumbrance on any property. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of properties put on auction.

This Publication is also a Fifteen Days’ notice to the borrowers/co-borrower under Rule 8(6) read with 9(1) of the Security Interest (Enforcement) Rules, 2002.

**For detailed terms and conditions of the sale please refer to the link provided in secured creditor website i.e., <http://omkararac.com/auction.php>, and the contact details of authorised officer Pratiksha Patel (Contact No. 9773406175 and Rajendra Dewarde – 9324546651 and Email- [pratiksha.patel@omkararac.com](mailto:pratiksha.patel@omkararac.com) Bidder may also visit website <http://www.bankauctions.com> or contact service provider M/s C1 India Pvt Ltd”, Tel. Helpline: +91-7291981124/25/26, Helpline E-mail ID: [support@bankauctions.com](mailto:support@bankauctions.com), Mr. Bhavik Pandya, Mobile :86666 62937 E-mail ID: [maharashtra@c1india.com](mailto:maharashtra@c1india.com). Intending bidders shall comply and give declaration under section 29A of insolvency and bankruptcy code 2016.**

**Sd/-Authorized Officer,**  
**Date: 14.06.2025** **(Pratiksha Patel)**  
**Place: Ambarnath,Thane** **Omkara Assets Reconstruction Pvt Ltd.**  
**(Acting in its capacity as a Trustee of Omkara PS 17/2020-21 Trust)**

**BAJAJ FINANCE LIMITED**

Registered Office: Bajaj Finance Limited, Off Pune-Ahmednagar Road, Viman Nagar, Pune – 411014  
Branch Office: Bajaj Finance Ltd, 271, Business Park, Ground Floor, Modern Industrial Estate, Near Virwani Industrial Estate, Off Western Express Highway, Goregaon East, Mumbai-400063

**POSSESSION NOTICE (For immovable property)**

(As per Appendix IV read with rule 8(1) of the Security Interest Enforcement Rules, 2002)

Whereas, the undersigned being the Authorized Officer of Bajaj Finance Limited (BFL), under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Sec. 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued demand by registered post (“Notice”) calling upon the Borrowers/Co-borrowers mentioned hereunder to repay the amount mentioned in the notice U/s.13(2) of the said Act within a period of 60 days from the date of receipt of the said notice.

The Borrowers/Mortgagors/Guarantors named below having failed to repay the said amount, notice is hereby given to the Borrowers/Mortgagors/Guarantors and public in general that the undersigned has taken Physical Possession of the property described herein below in exercise of powers conferred on me under Sec.13(4) of the said Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002.

The borrowers in particular and public in general are hereby cautioned not to deal with the said property and any dealing with this property will be subject to the charge of the Bajaj Finance Limited, for the amount mentioned herein below along with interest thereon at contracted rate.

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.

Loan Account No./Name of the Borrower(s) Mortgagor(s)/Guarantor(s)	Description of Secured Immoveable Property	Date of Notice U/s.13(2) and U/s.13(2) Notice Amount and Date of Possession
4050HL36904420, 4050HL36904463 & 4050HL36904556 VIJAY GANGADAS MOTWANI (Borrower) At: - OCEANIA A 503 CASA, RIO KALYAN SHIL ROAD, DOMBIVALI EAST THANE, MAHARASHTRA-421204 POOJA VIJAY MOTWANI (Co-borrower) At: - OCEANIA A 503 CASA, RIO KALYAN SHIL ROAD, DOMBIVALI EAST THANE, MAHARASHTRA-421204	ALL THAT PIECE AND PARCEL OF NON-AGRICULTURAL PROPERTY DESCRIBED AS: FLAT NO 503 5TH FLOOR A WING OCEANIA, CASA RIO VILLAGE NILJE KALYAN SHILL, ROAD DOMBIVALI (EAST) DIST. THANE – 421201	20/12/2023 Rs.50,17,583/- (Rupees Fifty Lakh Seventeen Thousand Five Hundred and Eighty-Three Only) as on 07/12/2023

**POSSESSION DATE : 11/06/2025**  
**Date: 14.06.2025 Place:MUMBAI Sd/- Authorised Officer, Bajaj Finance Limited**

**Equitas Small Finance Bank Ltd**  
(FORMERLY KNOWN AS EQUITAS FINANCE LTD)  
Registered Office : No.769, Spencer Plaza, 4th Floor, Phase-II, Anna Salai, Chennai - 600002.

**DEMAND NOTICE - NOTICE UNDER SECTION 13 (2) OF THE SARFAESI ACT, 2002**

NOTICE is hereby given that the following borrower/s have availed loan from Equitas Small Finance Bank Ltd (ESFB). The said borrower/s had/have failed to pay installments and their loan account has been classified as Non-Performing Asset as per the guidelines issued by RBI. The details of the secured immovable property/ties, loan and the amounts outstanding as on date payable by the borrower/s are mentioned below. The borrower(s) and the public in general are informed that the undersigned being the Authorized Officer, the secured creditor has initiated action against the following borrower(s) under the provisions of the SARFAESI Act, 2002 and not to deal with the said property, on failure to repay the outstanding dues indicated against their names within 60 (Sixty) days of this notice, the undersigned will exercise any one or more of the powers under sub-section (4) of Section 13 of the SARFAESI Act, including power to take possession of the property/ies and sell the same.

SR NO	Name of the Borrower(s) / Guarantor(s)	Demand Notice Date and Amount	Description of Secured Asset (Immovable Property)
1	Loan / Facility Account No.'s - 200002420394 1. Mr. Asif Nazir Khan (Borrower), Proprietor - M/s Prompt Services S/o - Mr. Najir Dost Khan Residing at - Shreerang Society, Unit No 16, A74, Shalun Bungalow, Nikam Gurni Marg, Thane, Maharashtra-400601 Also at: R/O - Flat Number 2803, A Wing Aziano Building, Rustomjee Arbania Majiwada, Thane West, Near Saket Complex, Thane, Maharashtra-400601	05.06.2025 & Rs 1,28,15,321/- (Rupees One Crore Twenty-Eight Lacs Fifteen Thousand Three Hundred Twenty-One Only) due as on 28/05/2025 & NPA on 28/05/2025	Industrial Property owned Mr. Asif Nazir Khan, S/o Mr. Najir Dost Khan All that piece and parcel of industrial property bearing Industrial Unit No.255 area adm. 2400 sq. ft. Carpet area on 2nd floor of the R.C.C. Building No.07 known as 'BHUMI WORLD' situate on the land bearing Survey No.72/2/A at Village Pimpals, Taluka Bhiwandi & District Thane along with its ownership rights to and bounded on:- Four corners of the Said Property:- (As per Valuation) North: Internal Road, South: Road, East: Building No. D8, West: Building No. D6

**Date - 14.06.2025, Place - Thane Authorized officer, Equitas Small Finance Bank Ltd**

**BAJAJ HOUSING FINANCE LIMITED**

Corporate Office: Cerebrum II Park B2 Building, 5th Floor, Kalyan Nagar, Pune, Maharashtra-411014, Branch Office Lotus Building 3rd floor Plot No 5, Gore Path Layout, WMC Road beside Times Of India, Charampeth Nagar 440010 Authorized Officers Details: Name Ruturaj Surve / EMAIL ID: ruturaj.surve@bajajhousing.co.in MOB No. 8806011411 & 9970097432

**APPENDIX IV -A (Rule 8(6)) SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY**

E-Auction Sale notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of the Security Interest Act 2002 read 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(s) and Guarantor(s) that the below described immovable property mortgaged/charged to the Secured Creditor, the physical possession of which has been taken over by the Authorized Officer of the Bajaj Housing Finance Ltd (Secured Creditor), will be sold on “As is where is”, “As is what is”, “Whatever there is” and “Without Recourse Basis” for recovery of the loan dues, applicable interest, charges and costs etc., payable to Bajaj Housing Finance Ltd as detailed below:

DETAILS OF BORROWER/CO BORROWERS & LOAN DETAILS	DESCRIPTION OF THE IMMOVABLE PROPERTY	DETAILS OF E AUCTION
<b>LAN:- 406HSL80728231</b> <b>1. VICKY GATFANE (Borrower)</b> At 301 Ganadish Apartment II, N/R Medi Sure Hospital, Manish Nagar, Nagpur-440015 <b>Outstanding amount - Rs. 34,67,572 /- (Rupees Thirty Four Lakhs Sixty Seven Thousand Five Hundred Seventy Two Only) as on 24/05/2025 along with future interest and charges accrued w.e.f. 24/05/2025</b>	All That Piece And Parcel Of The Immoveable Property Bearing Greenfield Flat No.211, Second Floor Kh No.87, 88, 88a/2, 88b Ph No 46, Mz Wagdara Tah Hingna, Nagpur, Maharashtra-441110, East Bx: 25 M Wide Road, West Bx: 9 M Wide Road, North Bx: 9 M Wide Road, South Bx: 12 M Wide Road	<b>E-AUCTION DATE :18/07/2025 BETWEEN 11:00 AM TO 12:00 PM WITH UNLIMITED EXTENSION OF 5 MINUTES</b> <b>LAST DATE OF SUBMISSION OF EARNEST MONEY DEPOSIT (EMD) With Kyc IS:- 17/07/2025 up to 5:00P.M. (IST).</b> <b>DATE OF INSPECTION:- 16/06/2025 to 17/07/2025 BETWEEN 11:00 AM TO 4:00 PM (IST).</b> <b>RESERVE PRICE:- For Immoveable property Rs. 28,69,000/- (Rupees Twenty Eight Lakhs Sixty Nine Thousand Only)</b> <b>THE EARNEST MONEY DEPOSIT WILL BE RRS. 2,86,900/- (Rupees Two Lakh Eighty Six Thousand Nine Hundred Only) ONLY 10% of Reserve Price.</b> <b>BID INCREMENT – RS. 25,000/- (RUPEES TWENTY FIVE THOUSAND ONLY) &amp; IN SUCH MULTIPLES.</b>

**Terms and Conditions of the Public Auction are as under:**  
The Secured asset will not be sold below the Reserve price.  
The Auction Sale will be online through e-auction portal.  
The e-Auction will take place through portal <https://bankauctions.in>, on 18/07/2025 from 11:00 AM to 12:00 PM with unlimited auto extension of 5 minutes each.  
For detailed terms and conditions please refer company website URL <https://www.bajajhousingfinance.in/auction-notices> or for any clarification please connect with Authorized officer.

**DATE:14/06/2025 PLACE:- NAGPUR Authorized Officer (Ruturaj Surve) Bajaj Housing Finance Limited**

**KOKAN MERCANTILE CO-OP BANK LIMITED** Multi State Bank  
Registered Office: 1st Floor, Harbour Crest, Mazgaon T.T. Mumbai 400010 | Phone : 23732753, 23729969, 23729970, 23729971, 23734202 23734311. Fax: 23748589 | W: [www.kokanbank.in](http://www.kokanbank.in).

**SALE NOTICE**

Notice is hereby given to the public in general and to the Borrower, Mortgagor & Guarantors in particular by the Authorised Officer that the under mentioned property mortgaged to Kokan Mercantile Co-operative Bank Limited has taken possession under the provision of Securitisation and Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002 will be sold by tender cum public auction as mentioned below for recovery of secured debt amounting to Rs.1,61,08,348.79 & 1,81,88,638.13 towards account no.9701/7359 & 1301/3599 of M/S Supreme Logistics- prop Samra Mobin Viranee and Rs 21,97,268.94 (Rupees Two Crore One Lac Ninety Seven Thousand Two Hundred Sixty Eight and paise ninety four only) towards loan account no.1801/3831 of M/S.V&S Enterprises and further interest @ 13.50% p.a. p.a. as detailed below :  
The property will be sold without furniture and fixtures on “as is where is and as is what is” basis/condition.

Sr. No.	Name	Description of properties	Status of the properties	Reserve Price	E.M.D. (in Rs.)	Inspection date and time	Sale date and time
1.	Loan A/C NOS. :1J5071/7359 21/301/3599 3) 1801/3831 MAZGAON BRANCH	Factory land and building adm. Area 1000 sq.mtr & building adm.2880 sq.ft (built up) on plot no.22, bearing house no.554 at village Algoan, Algoan Industries Complex, Mumbai Nasik Highway, Tal. Shahpur, District Thane lying and being at new N.A. survey no.232, at new survey no.584, 57/1, 2 3 & 56/1 & Old S.No.219, H.No.4, S.No.220, Hissa no.1, 2 and 3, and S.No.221, Hissa no.1 of village Algoan in the registration district and sub district Shahpur, Dist. Thane	Actual possession with bank	Rs. 55,00,000/-	Rs. 5,50,000/-	18.06.2025 from 9 a.m. to 4 p.m.	30.06.2025 at 11 a.m.
1.	M/S.Supreme Logistic – Prop Samra M.Viranee – Borrower/Mortgagor.						
2.	Mr.Mubin F.Viranee – Mortgagor/Surety						
3.	Mrs.Zeenat M.Sayed Chikite – Surety						
4.	Mr.M.Sayed Chikite – Surety						
5.	Mr.Naved Ahmed Shaikh – Surety						
6.	Mr.Riyaz Ahmed Ali Shaikh –Surety						
1.	V & S Enterprises - Prop.Mubin F.Viranee -Borrower/Mortgagor						
2.	Mrs.Samra Mubin -Viranee - Surety						
3.	Mr.Shamsheer -Viranee -Surety						
4.	Mr.Farhan Gafoor Malim -Surety						

Intending buyers may inspect the property on the date and time as mentioned above.

The particulars in respect of the immovable secured property specified hereinabove have been stated to the best of the information and knowledge of the undersigned who shall however not be responsible for any error,misstatement or omission in the said particulars. Terms and Conditions of public auction :-

- 1) Sale is strictly subject to the terms and conditions mentioned hereunder.
- 2) The property will be sold without furniture and fixture on “As is where is and “As is what is” condition.
- 3) The property under auction can be inspected on the date & time specified above. For any queries with regards to the inspection of property or submission of tenders, kindly contact: The Authorised Officer –Kokan Mercantile Co-Op Bank Ltd, 1st floor Harbour Crest, Mazgaon T.T., Mumbai –400010. Phone: 9820547700/993657955. The interested buyers may send their offers for the above property in a sealed cover along with the Demand Draft of earnest money, deposit (EMD) at the Office of the Authorised Officer, Kokan Mer. Co-op Bank Limited, 1st floor Harbour Crest Mazgaon, T.T.Mumbai –400010, on or before 25.06.2025. The sealed cover will be opened by the Authorised Officer at 1st floor, Harbour Crest,Mazgaon,Mumbai –400010 in the presence of available intending bidders, Borrower, Mortgagors & Sureties on 30.06.2025 at 11 a.m. the time of sale.
- 4) Offers or conditional offers that are not filled up or offers not accompanied by the EMD or offers received after the above date and time prescribed herein will not be considered/treated as valid offers and accordingly shall be rejected. The earnest money deposit shall not carry any interest.
- 5) Along with offer document, the interested intending bidder shall also attach a copy of the KYC Document (Pan Card, & Address Proof).
- 6) In no eventuality the property would be sold below the reserve price.
- 7) property shall be sold to the highest bidder/offeree subject to acceptance of the bid by the secured creditor i.e. Kokan Mer.Co-op Bank Ltd. However the undersigned has the absolute discretion to allow inter –se-bidding if deemed necessary which will take place at the said place, date and time.
- 8) The Auction/Inter Se Biddings will also take place at the same place when the intending bidder may remain present and submit their offers directly and revise their offers upwards.
- 9) All dues and outgoings i.e. Municipal Taxes, Maintenance/Society Charges, Electricity and water taxes or any other dues including all overdue in respect of the said property shall be paid by the successful bidder/purchaser.
- 10) The successful bidder/purchaser shall have to pay 25% of the purchase amount (after adjusting the E.M.D. already paid) immediately within 2 working days from the acceptance of the offer by the Authorised Officer in respect of the sale failing which the earnest money deposit will be forfeited.
- 11) The balance 75% of the Sale price shall have to be paid within 15 days of conveying the confirmation of the sale to the successful Purchaser by the Authorised Officer. In the event of the default in payment of the balance 75% of the sale price or any part thereof within the prescribed period, the amount deposited shall be forfeited and the secured creditor will be at liberty to sell the property once again and the defaulting Purchaser shall forfeit all claims to the property or to any part of the sum already paid towards the purchase thereof.
- 12) Sale is subjected to confirmation by the Secured Creditor.
- 13) The immovable property described herein above shall remain and be at the sole risk of the successful purchaser in all respects including loss or damage by fire or theft or other accidents and other risk from the date of the confirmation of the sale by the undersigned Authorised Officer. The successful bidder shall not be entitled to annul the sale on any ground of whatsoever nature.
- 14) Any Statutory & Other dues payable including society dues if any and dues on the property shall be borne by the Purchaser and all expenses relating to Stamp Duty, Registration Charges, Transfer charges, and any other expenses and charges in respect of the registration of the Sale Certificate for the above referred property shall be borne by the successful bidder.
- 15) No persons other than the Intending bidders/offerees themselves or their duly Authorised representative shall be allowed to participate in the auction/sale proceedings.
- 16) In case all the dues together with all cost, charges and expenses incurred by the Secured Creditor are tendered by the above named borrower/co-borrower till one working day prior to the date of auction then the property will not be sold and all the bids received from the respective bidders shall be returned to them without any liability/claim against Kokan Mer.Co-op Bank Limited.

**STATUTORY 15 DAYS SALE NOTICE UNDER rule 8 & 9 (1) OF SARFAESI ACT 2002**

The borrower, mortgagor and guarantors are hereby notified to pay the aforesaid sum outstanding up to date and ancillary expenses from 30 days from today failing which the property will be put up for sale/sold and balance dues if any will be recovered with interest and cost

**Place : Mumbai**  
**DATE : 13.06.2025**

**Authorised Officer**  
s/d  
**Kokan Mer.Co-op Bank Limited**

**DCB Bank Ltd.,**  
**Registered Office:-** 6<sup>th</sup> Floor, Tower A, Peninsula Business Park, Senapati Bapat Marg, Lower Parel, Mumbai - 400013  
**Retail Asset Collection Department:-** 1<sup>st</sup> Floor, Huma Mall, L.B.S. Marg, Kanjur Marg (West), Mumbai - 400078

**DCB BANK**

**CORRIGENDUM**

To our public notice dated 06/06/2025 for E-Auction scheduled on 24/06/2025 in respect of secured asset All that piece and parcel of Flat No. 108, 1<sup>st</sup> Floor, C-Wing, Sarvesh Dream City, Village Joveli, Survey No. 76, Hissa No. 1, TalAmbarnath, Badlapur East, Dist-Thane - 421503 (The Secured Assets), this is to inform public at large due to sudden technicalities, the said E-Auction scheduled on 24/06/2025 stands cancelled. All are requested not to act upon the said E-Auction in respect of said secured asset only.

**Sd/-**  
**Authorised Officer**  
**DCB Bank Ltd.**

**Date:** 14/06/2025  
**Place:** Mumbai

**PUBLIC NOTICE**

THIS NOTICE IS HEREBY GIVEN TO THE PUBLIC AT LARGE ON BEHALF OF OUR CLIENTS namely **SHRI. YASHWANT SHAH** and **LATE.SMT.PARUL YASHWANT SHAH** were the 100% owners of all that piece or parcel of Shop No.139, 2nd floor, having total area adm. 85 sq. ft. carpet area in the society namely as “**Raghuleela Mega Mall Kandivali (W) Premises Co-Op. Society Ltd.**”, situated Behind Poisar Bus Depot, S. V. Road, Kandivali West, Mumbai – 400 067. Hereinafter referred as “The said Shop”.

Thereafter, Smt. Parul Yashwant Shah, died intestate as on 12-07-2024 leaving behind surviving legal heirs **SHRI. YASHWANT SHAH (Husband)** and **MISS. ECTA YASHWANT SHAH (Daughter)**. **SHRI. YASHWANT SHAH** had executed Release Deed dated 21-05-2025 for the said Shop in favor of their daughter i.e. **MISS. ECTA YASHWANT SHAH** for releasing the rights of Late. Smt. Parul Yashwant Shah in the said Shop and the same was registered before the Joint Sub-Registrar of Assurance of Mumbai – 20 bearing registration No. **MBI20-9093-2025** dated 22-05-2025.

Our Client states that for this purpose Public Notice is issued and if any person/company/firm is having any objection, claim, litigation, interest, dispute for the Shop No.139, total area adm. 85 sq. ft. carpet area, 2nd floor, “**Raghuleela Mega Mall Kandivali (W) Premises Co-Op. Society Ltd.**”, situated Behind Poisar Bus Depot, S. V. Road, Kandivali West, Mumbai – 400 067, he / she / they may contact the undersigned with the documentary proof submitting his/her/their objection/claims /details of dispute/s within Fourteen (14) days from the date of this publication of this Public Notice, failing which, We shall issue a **No Claim Certificate** in the name of our Client, as if there are no third party claims/ objections/ details of dispute in respect of Shop No.139 and thereafter no claims/ objections/ disputes will be entertained.

**Sd/-**  
**Mhatre Law Associates**  
Place: Mumbai  
Date: 14/06/2025  
Off: Chamber No. 1, Mhatre Cross Lane, Dadtapada, Borivali East, Mumbai - 400 066. Mobile: 9820343430

**OM SIDDHI CO-OP. HSG. SOC. LTD.**  
Add :- Virat Nagar, Virar (W), Tal. Vasai, Dist. Palghar  
**DEEMED CONVEYANCE NOTICE**

Notice is hereby given that the above Society has applied to this office for declaration of Deemed Conveyance of the following properties. The next hearing is kept on **18/06/2025 at 2:00 PM.**

**M/s. VINAY ENTERPRISES And PRADIP BASTIMAL CHOPRA And Others** those who have interest in the said property may submit their say at the time of hearing at the venue mentioned below. Failure to submit any say, it shall be presumed that nobody has any objection and further action will be taken.

**Description of the property -**  
**Village : Virar, Tal. Vasai, Dist. Palghar**

Survey No.	Hissa No.	Plot No.	Area
275	9	--	3.00.00
287	3 A	--	0.03.90

**Office : Administrative Building-A, 206, 2nd Floor, Kolgaon, Palghar-Boisar Road, Tal. & Dist. Palghar. Date : 13/06/2025**

**Sd/-**  
**(Shirish Kulkarni)**  
**Competent Authority & District Dy. Registrar Co.Op. Societies, Palghar**

**SHRIPRASTHA BLDG NO.73 CO-OP. HOUSING SOC. LTD**  
Add : Village- Nilemore, 3rd Road, Sriprastha Complex, Nalasopara (west), Taluka Vasai, Dist- Palghar 401203

**DEEMED CONVEYANCE NOTICE**

Notice is hereby given that the above society has applied to this office for declaration of Deemed Conveyance of the following properties. The next hearing is kept on **25/06/2025 at 2.00 P.M.**

**MR. SILVERLAND DEVELOPMENT THE BUILDERS' M/s. SRI PROJECTS MANAGEMENT AND CONTROL PRIVATE LIMITED** those who have interest in the said property may submit their say at the time of hearing at the venue mentioned below.Failure to submit any say,it shall be presumed that nobody has any objection and further action will be taken.

**DESCRIPTION OF THE PROPERTY:**  
**Village- Nilemore, Tal. Vasai Dist. Palghar**

Survey No.	PLOT No.	Area
<b>167/168/169/170</b>	<b>73</b>	<b>720.00 Sq.Mtr</b>

**Office : Administrative Building-A, 206, 2nd Floor, Kolgaon, Palghar-Boisar Road, Tal. & Dist. alghar. Date : 12/06/2025**

**Sd/-**  
**(Shirish Kulkarni)**  
**Competent Authority & District Dy. Registrar Co.Op. Societies, Palghar**

**SAI SIDDHIVINAYAK CO-OP. HOUSING SOC. LTD**  
Add: Village Nilemore, Nilegaon, Nallasopara (West), Taluka Vasai Dist.Palghar Pin Code 40