OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED

CIN: U67100TZ2014PTC020363
Corporate Office: Kohinoor Square, 47th Floor, N.C. Kelkar Marg,
R.G. Gadkari Chowk, Dadar (West), Mumbai – 400028. Tel.: 022-69231111

[Appendix - IV-A] [See proviso to Rule 8 (6) with Rule 9(1)]

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

E-Auction Sale Notice for Sale of Immovable Asset 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 below mentioned Borrower that the below described immovable property mortgaged/charged to the Secured Creditor The New India Co-Operative Bank Ltd ("NICBL") in exercise of the powers conferred under the SARFAESI Act and Security Interest (Enforcement) Rules, 2002, had issued a Demand Notice dated 03.12.2020 under Section 13(2) of SARFAESI Act thereby calling upon **Borrower/Mortgagor i.e. Ms. Priyadarshana Rohan Gawans** for repayment of outstanding amount aggregating to **Rs. 75,77,693.50/- (Rupees Seventy-Five Lakh Seventy Thousand Six Hundred Ninety-Three and Fifty Paise Only) as on 03.12.2020** plus accrued interest/unrealized interest thereon, at the contractual rate(s) together with incidental expenses, costs, charges, etc. till the date of payment within 60 days from the date of the notice.

Further, Omkara Assets Reconstruction Pvt. Ltd. ("OARPL") (acting in its capacity as Trustee of Omkara PS 42/2021-22 Trust has acquired the entire outstanding debts lying against the Borrower/Mortgagor vide the Assignment Agreement dated 31.03.2022 from NICBL along with the underlying security. Accordingly, OARPL has stepped into the shoes of the assignor and is empowered to recover the dues and enforce the security. The Authorized Officer of OARPL has taken the physical possession of the mortgaged asset on 20.09.2025.

NOW THEREFORE, the Authorized Officer of OARPL hereby intends to sell the below-mentioned secured property for the recovery of dues. The property shall be sold in exercise of the rights and powers under the provisions of Sections 13 (2) and (4) of SARFAESI Act; on **"As is where is", "As is what is", and "Whatever there is" and "without recourse basis" on 01/09/2026 at 11:00 am (last date and time for submission of bids is 31/08/2026 by 5:00 pm).**

The description of the Immovable Properties, reserve price and the Earnest Money Deposit (EMD) are as under:

Description of immovable property	Reserve Price	EMD	Bid Increment Amount
Flat no. 701, 7th Floor Aum Heights Building Situated on Plot of Land bearing No. 30 CTS no. 221 (PT) of Village Pahadi at Goregaon, Shastri Nagar, Goregaon (W), Mumbai- 400 104. **Area:** Admeasuring 754.12 sq. ft. carpet area i.e. 70.06 Sq. Mtr.	1,32,30,000/-	13,23,000/-	1,00,000/-

Date of E- Auction	**01/09/2026 at 11.00 am**
Last date and time for submission of bid letter of participation/KYC Document/Proof of EMD:	**31/08/2026 by 5:00 pm**
Date of inspection	**17/08/2026 3:00 pm to 5:00 pm**
Known Encumbrance Details	**Not Known**

For detailed terms and conditions of the sale please refer to the link provided in secured creditor website i.e. http://omkaraarc.com/auction.php. Bidder may also visit the website **http://www.bankeauction.com**

The intended bidders who have deposited the EMD and require assistance in creating Login ID & Password, uploading data, submitting bid, training on e-bidding process etc., may contact e-Auction Service Provider "M/s. C1 India Pvt. Ltd", Tel. Helpline: +91-7291981124/25/26, Helpline E-mail ID: support@bankeauctions.com, **Mr. Bhavik Pandya, Mobile: 8866682937, E mail maharashtra@c1india.com and for any property related query contact the Authorised Officer, Mr. Nilesh More, Mobile: +91 9004722468, Mail: nilesh.more@omkaraarc.com. At the time submission of the bid, bidder should submit affidavit in the spirit of Section 29A of Insolvency and Bankruptcy code. 2016**

Sd/- Authorized Officer,

Date: 11/08/2026
Place: Mumbai

Omkara Assets Reconstruction Pvt Ltd.
(Acting in its capacity as a Trustee of Omkara PS 42/2021-22 Trust)

OMKARA
ASSETS RECONSTRUCTION Pvt. Ltd.

ओमकारा ॲसेट्स रिकन्स्ट्रक्शन प्रायव्हेट लिमिटेड

सीआयएन: U67100TZ2014PTC020363
कॉर्पोरेट कार्यालय: कोहिनूर स्क्वेअर, ४७वा मजला, एन. सी. केळकर मार्ग, आर. जी. गडकरी चौक, दादर (पश्चिम), मुंबई - ४०००२८. दूरध्वनी: ०२२-६९२३११११

[परिशिष्ट - IV-ए] [नियम ९(१) सह वाचला जाणारा नियम ८(६) चा परंतुक पहा]

स्थावर मालमत्तेच्या विक्रीसाठी विक्री नोटीस

सिक्युरिटायझेशन ॲंड रिकन्स्ट्रक्शन ऑफ फायनान्शियल ॲसेट्स ॲंड एन्फोर्समेंट ऑफ सिक्युरिटी इंटरेस्ट ॲक्ट, २००२ अंतर्गत आणि सिक्युरिटी इंटरेस्ट (एन्फोर्समेंट) नियम, २००२ च्या नियम ९(१) सह वाचल्या जाणाऱ्या नियम ८(६) च्या परंतुकानुसार स्थावर मालमत्तेच्या विक्रीसाठी ई-लिलाव विक्री नोटीस.

याद्वारे सर्वसामान्य जनतेला आणि विशेषतः खाली नमूद केलेल्या कर्जदाराला नोटीस देण्यात येते की, सुरक्षित धनको दि न्यू इंडिया को-ऑपरेटिव्ह बँक लि. (एनआयसीबीएल*) यांच्याकडे गहाण/प्रभारित असलेली खाली वर्णन केलेली स्थावर मालमत्ता, ज्याच्या संदर्भात एनआयसीबीएलने सरफेसी कायदा आणि सिक्युरिटी इंटरेस्ट (एन्फोर्समेंट) नियम, २००२ अंतर्गत प्रदान केलेल्या अधिकारांचा वापर करून सरफेसी कायद्याच्या कलम १३(२) अंतर्गत दिनांक ०३.१२.२०२० रोजी मागणी नोटीस जारी केली होती. या नोटिशीद्वारे कर्जदार/गहाणखतदार म्हणजेच सौ. प्रियदर्शिना रोहन गवस यांना ०३.१२.२०२० रोजी असलेली एकूण थकीत रक्कम रु. ७५,७७,६९३.५०/- (अक्षरी रुपये पंच्याहत्तर लाख सत्याहत्तर हजार सहाशे त्र्याण्णव आणि पन्नास पैसे मात्र) आणि त्यावरील कराराच्या दराने जमा झालेले व्याज/वसूल न झालेले व्याज आणि त्यासोबत अनुषंगिक खर्च, खर्च, शुल्क इत्यादी सदर नोटीस मिळाल्याच्या तारखेपासून ६० दिवसांच्या आत भरण्याचे आवाहन केले होते.

याशिवाय, ओमकारा ॲसेट्स रिकन्स्ट्रक्शन प्रा. लि. (ओएआरपीएल*) (ओमकारा पीएस ४२/२०२१-२२ ट्रस्टचे विश्वस्त म्हणून कार्यरत) ने एनआयसीबीएलकडून दिनांक ३१.०३.२०२२ च्या अभिहस्तांकन कराराद्वारे कर्जदार/गहाणखतदाराच्या अंतर्निहित सुरक्षेसह संपूर्ण थकीत कर्जे संपादित केली आहेत. त्यानुसार, ओएआरपीएलने अभिहस्तांकनकर्त्यांची जागा घेतली असून त्यांना थकीत रक्कम वसूल करण्याचा आणि तारणाची अंमलबजावणी करण्याचा अधिकार प्राप्त झाला आहे. ओएआरपीएलच्या प्राधिकृत अधिकाऱ्यांनी २०.०९.२०२५ रोजी गहाण मालमत्तेचा प्रत्यक्ष ताबा घेतला आहे.

म्हणून आता, ओएआरपीएलचे प्राधिकृत अधिकारी याद्वारे थकीत रकमेच्या वसुलीसाठी खाली नमूद केलेली सुरक्षित मालमत्ता विकण्याचा इरादा करत आहेत. ही मालमत्ता सरफेसी कायद्याच्या कलम १३ (२) आणि (४) च्या तरतुदींतर्गत अधिकार आणि अधिकारांचा वापर करून जशी आहे जेथे आहे", "जशी आहे तशी आहे, "जे काही आहे तेथे आहे" आणि विना-आश्रय" तत्त्वावर ०१/०९/२०२६ रोजी सकाळी ११:०० वाजता विकली जाईल (बोली सादर करण्याची अंतिम तारीख आणि वेळ ३१/०८/२०२६ रोजी सायंकाळी ५:०० वाजेपर्यंत आहे).

स्थावर मालमत्तेचे वर्णन, राखीव किंमत आणि इसारा ठेव रक्कम (ईएमडी) खालीलप्रमाणे आहे:

स्थावर मालमत्तेचे वर्णन	राखीव किंमत	ईएमडी	बोली वाढीची रक्कम
फ्लॅट क्र. ७०१, ७वा मजला, ओम हाईट्स बिल्डिंग, प्लॉट क्र. ३० वर स्थित, सीटीएस क्र. २२१ (भाग), गाव पहाडी गोरेगाव येथे, शास्त्री नगर, गोरेगाव (पश्चिम), मुंबई - ४०० १०४. क्षेत्रफळ: मोजमाप ७५४.१२ चौ. फूट चटई क्षेत्रफळ म्हणजेच ७०.०६ चौ. मीटर.	रु. १,३२,३०,०००/-	रु. १३,२३,०००/-	रु. १,००,०००/-

ई-लिलावाची तारीख:	०१/०९/२०२६ रोजी सकाळी ११.०० वाजता.
सहभागाचे बोली पत्र/केवायसी दस्तऐवज/ईएमडीच्या पुराव्याच्या सादरीकरणाची अंतिम तारीख आणि वेळ:	३१/०८/२०२६ रोजी सायंकाळी ५:०० वाजेपर्यंत.
तपासणीची तारीख:	१७/०८/२०२६ रोजी दुपारी ३:०० ते सायंकाळी ५:०० वाजेपर्यंत.
ज्ञात बोज्यांचा तपशील:	माहीत नाही.

विक्रीच्या सविस्तर अटी आणि शर्तींसाठी कृपया सुरक्षित धनकोच्या वेबसाईटवर म्हणजेच http://omkaraarc.com/auction.php येथे दिलेल्या लिंकचा संदर्भ घ्यावा. बोलीदार **http://www.bankeauction.com** या वेबसाईटला देखील भेट देऊ शकतात.

ज्या इच्छुक बोलीदारांनी ईएमडी जमा केली आहे आणि त्यांना लॉगिन आयडी आणि पासवर्ड तयार करणे, डेटा अपलोड करणे, बोली सादर करणे, ई-बिडिंग प्रक्रियेवरील प्रशिक्षण इत्यादींसाठी मदतीची आवश्यकता असल्यास, ते ई-लिलाव सेवा प्रदाता मे. सी१ इंडिया प्रा. लि.*, टेलिफोन हेल्पलाईन: +९१-७२९११९८११२४/२५/२६, हेल्पलाईन ई-मेल आयडी: support@bankeauctions.com, श्री. भाविक पंड्या, मोबाईल: ८८६६६८२९३७, ई-मेल: **maharashtra@c1india.com** यांच्याशी संपर्क साधू शकतात आणि मालमत्तेशी संबंधित कोणत्याही प्रश्नासाठी प्राधिकृत अधिकारी, श्री. निलेश मोरे, मोबाईल: +९१ ९००४७२२४६८, मेल: **nilesh.more@omkaraarc.com** यांच्याशी संपर्क साधू शकतात. बोली सादर करताना, बोलीदाराने नादारी आणि दिवाळखोरी संहिता, २०१६ च्या कलम २९(ए) च्या हेतूनुसार प्रतिज्ञापत्र सादर केले पाहिजे.

सही/- प्राधिकृत अधिकारी,
ओमकारा ॲसेट्स रिकन्स्ट्रक्शन प्रा. लि.
(ओमकारा पीएस ४२/२०२१-२२ ट्रस्टचे विश्वस्त म्हणून कार्यरत)

दिनांक: ११/०८/२०२६
ठिकाण: मुंबई

नागरिकांच्या तक्रारींच्या निराकरणासाठी तिसरा 'महापौर दिन'

मिरा-भाईंदर, दि. १० (वार्ताहर) : नागरिकांच्या विविध नागरी समस्या, तक्रारी आणि सूचनांचे तातडीने निराकरण करण्याच्या उद्देशाने मिरा-भाईंदर महानगरपालिकेतर्फे आयोजित करण्यात येणाऱ्या 'महापौर दिना'चा तिसरा उपक्रम सोमवारी पार पडला. महानगरपालिका मुख्य कार्यालयातील महापौरांच्या दालनात झालेल्या या उपक्रमात नागरिकांनी विविध नागरी प्रश्नांबाबत लेखी निवेदने सादर केली. एकूण १२ तक्रारी यावेळी प्राप्त झाल्या. नागरिकांनी मांडलेल्या प्रत्येक समस्येची महापौर डिंपल विनोद मेहता यांनी माहिती जाणून घेत संबंधित अधिकाऱ्यांकडून आवश्यक कार्यवाही करण्याचे निर्देश दिले.

महानगरपालिका कार्यक्षेत्रातील नागरिकांना आपल्या समस्या थेट महापौरांसमोर मांडता याव्यात आणि त्यावर संबंधित विभागांकडून प्रभावी कार्यवाही व्हावी, या उद्देशाने प्रत्येक महिन्याच्या दुसऱ्या सोमवारी 'महापौर दिन' आयोजित केला जात आहे. या उपक्रमाला नागरिकांकडून सकारात्मक प्रतिसाद मिळत असून, तिसऱ्या महापौर दिनातही नागरिकांनी आपल्या परिसरातील विविध समस्या आणि सूचना प्रशासनासमोर मांडल्या. प्राप्त तक्रारींचे स्वरूप, संबंधित विभाग आणि समस्येची निकड लक्षात घेऊन महापौरांनी अधिकाऱ्यांना आवश्यक कार्यवाहीच्या सूचना दिल्या.

नागरिकांच्या दैनंदिन जीवनाशी संबंधित पाणीपुरवठा, स्वच्छता, रस्ते, सार्वजनिक सुविधा, अतिक्रमण, आरोग्य तसेच अन्य नागरी सेवांशी निगडित प्रश्नांचा यामध्ये समावेश आहे. केवळ तक्रारींची नोंद न करता त्यांचे वेळेत आणि प्रभावीपणे निराकरण होण्यासाठी संबंधित विभागांनी आवश्यक पाठपुरावा करावा, अशा सूचनाही महापौरांनी दिल्या. त्यामुळे नागरिकांच्या तक्रारी संबंधित विभागांपर्यंत थेट पोहोचविण्यासह त्यांच्या कार्यवाहीवर लक्ष ठेवण्यासाठी 'महापौर दिन' हे माध्यम ठरत आहे.

नागरिकांच्या समस्या वेळेत आणि परिणामकारकपणे सोडविण्यासाठी महानगरपालिका प्रशासनाकडून सातत्याने प्रयत्न करण्यात येत असून, 'महापौर दिना'च्या माध्यमातून नागरिक आणि प्रशासन यांच्यातील थेट संवाद अधिक दृढ करण्याचा प्रयत्न केला जात आहे. या वेळी अतिरिक्त आयुक्त डॉ. संभाजी पानपट्टे, उपायुक्त स्वप्नील सावंत, माहिती व जनसंपर्क अधिकारी राज घरत, सर्व प्रभागनिहाय सहाय्यक आयुक्त तसेच विविध विभागांचे विभागप्रमुख उपस्थित होते.

उल्हासनगरच्या आरोग्य सुविधांसाठी एकात्मिक आरोग्य वर्धिनी समितीची बैठक

उल्हासनगर, दि. १० (वार्ताहर) : नागरिकांना अधिक प्रभावी, गुणवत्तापूर्ण आणि सुलभ आरोग्य सुविधा उपलब्ध करून देण्याच्या उद्देशाने उल्हासनगर-३ येथील मध्यवर्ती रुग्णालयात 'एकात्मिक आरोग्य वर्धिनी' समितीची बैठक पार पडली. उल्हासनगर विधानसभा मतदारसंघाचे आमदार कुमार आयलानी यांच्या अध्यक्षतेखाली झालेल्या या बैठकीत शहरातील आरोग्य व्यवस्था अधिक सक्षम करण्याबरोबरच विविध शासकीय आरोग्य योजनांची प्रभावी अंमलबजावणी करण्याबाबत सविस्तर चर्चा करण्यात आली.

उल्हासनगर शहर तसेच परिसरातील नागरिकांना वेळेवर आणि दर्जेदार आरोग्य सेवा मिळण्यासाठी उपलब्ध सुविधांचा प्रभावी वापर, विविध विभागांमध्ये समन्वय आणि आरोग्यविषयक योजनांचा लाभ सर्वसामान्यांपर्यंत पोहोचविण्याच्या मुद्द्यांवर बैठकीत भर देण्यात आला. आरोग्य सेवा अधिक सक्षम करण्यासाठी आरोग्य विभाग, महानगरपालिका, पंचायत समिती तसेच सामाजिक आणि अशासकीय संस्थांनी समन्वयाने काम करण्याची गरज आमदार आयलानी यांनी व्यक्त केली.

DE NORA INDIA LIMITED

(CIN – L31200GA1993PLC001335)
Registered Office: Plot Nos. 184, 185 & 189, Kundaim Industrial Estate, Kundaim, Goa – 403115 Tel. No.: 0832 6731177, Email : info.dni@denora.com; Website: india.denora.com

DE NORA

REMINDER - SPECIAL WINDOW FOR TRANSFER AND DEMATERIALISATION OF PHYSICAL SECURITIES

Pursuant to SEBI circular no. HO/38/13/11(2)2026-MIRSD-POD/I/3750/2026 dated January 30, 2026, the shareholders of De Nora India Limited are hereby reminded that a Special Window is open for a period of one (1) year from February 5, 2026 to February 4, 2027 for transfer and dematerialisation ("demat") of physical securities which were sold/purchased prior to April 1, 2019. This facility is available only for such transfer requests where transfer deeds were executed prior to April 1, 2019, including fresh lodgements or transfer requests earlier rejected, returned, or not attended due to deficiencies in documents/process/or otherwise.

All securities transferred under this Special Window shall be mandatorily credited to the transferee's demat account only and shall be subject to a lock-in period of one (1) year from the date of registration of transfer, during which such securities shall not be transferred, pledged, lien-marked, or otherwise encumbered. Shareholders who are in possession of original physical security certificates along with transfer deeds duly executed prior to April 1, 2019, are encouraged to avail themselves of this opportunity by submitting requisite documents within the stipulated period to the Company's Registrar and Transfer Agent i.e., Bigshare Services Private Limited, Office No. S6-2, 6th Floor, Pinnacle Business Park, Next to Ahura Centre, Mahakali Caves Road, Andheri (East), Mumbai – 400093, E-mail: info@bigshareonline.com. The relevant SEBI circular in this regard is available on the Company's website: https://india.denora.com.

For DE NORA INDIA LIMITED
Sd/-
Shrikant Pai
Company Secretary

Place: Kundaim-Goa
Date : August 10, 2026

PUBLIC NOTICE

Notice is hereby given that the Folio Number **0017883** share certificates No(s) **56630** for **62**0 shares bearing distinctive No(s) **2915651-2916270** standing in the name(S) of **Mr. BHAVESH RATILAL GHELANI AND KALPANA MAHENDRA THAKKAR** in the books of **M/S RADICO KHAITAN LIMITED**, have been lost/ misplaced/ destroyed and the advertiser has applied to the Company for issue of duplicate share certificate(s) in lieu thereof. Any person(S) who has/ have claim(s) on the said shares should lodge such claim(s) with the Company's Registrars and Transfer Agents Viz **Kfin Technologies Ltd, Selenium Tower-b, Plot No. 31 & 32 Financial District, Nanakramguda, Serillingampally, Hyderabad India 500032 Toll Free No:1800-309-4001** within 21 days from the date of this notice failing which the Company will proceed to issue duplicate share certificate(s) in respect of the said shares.

Sd/-
BHAVESH RATILAL GHELANI
KALPANA MAHENDRA THAKKAR
DATE: - 11-08-2026
PLACE: - MUMBAI

NOTICE

ANANDRATHI INVESTMENT SERVICES

Fraudulent Use of Anand Rathi Name for Fake Stock Market Group

It has come to the notice of Anand Rathi Share & Stock Brokers Ltd. (ARSSBL) that certain unknown individuals/entities are fraudulently misusing the name of Anand Rathi Financial Services Ltd., and representing that it has connectivity/tie-up with ARFSL for providing Algo related services.

The impersonators are using the following website link and is falsely claiming to be associated with the Anand Rathi Group.

Website:	https://www.myalgomate.com/brokers/anand-rathi-financial-services-ltd-xts

Public Caution:

- ARSSBL and its group companies have no connection whatsoever with such persons, entities, or bank accounts.
- As per SEBI regulations, no intermediary is permitted to offer assured or guaranteed returns.
- Investors are strongly advised not to remit any funds to any account or individual without proper verification.
- Even if any person claims to be an employee of ARSSBL, please do not trust or engage without verification, as the impersonators are using employee photographs on WhatsApp and other platforms.

ARSSBL reiterates that it does not offer fixed or guaranteed returns via WhatsApp, Telegram, or any similar platforms. Any such communication is false, deceptive, and fraudulent.

For official communication and information, please visit only our official website: www.anandrathi.com.

Any person dealing with such fraudulent entities does so entirely at their own risk. ARSSBL or its group companies shall not be responsible or liable for any loss, damage, or consequence arising therefrom.

By order of
Anand Rathi Share & Stock Brokers Ltd.
(SEBI Regt. No. - INZ000170832)

Date: 11/08/2026

Colab Platforms Limited

COLAB

CIN: L65993DL1989PLC038194
Regd. Office: 203, Freehold Property, Ohkla Industrial Estate, Phase-III, New Delhi, 110020
Mobile/Helpdesk No.: +91 88288 65429 **Email:** cs@colabplatforms.com ; **Website:** www.colabplatforms.com

Extracts of the Statement of Standalone and Consolidated Unaudited Financial Results for the quarter ended 30th June 2026

(Amount in Lakhs except EPS)

Particulars	Standalone			Consolidated		
	3 months ended 30.06.2026 (Unaudited)	Year ended 31.03.2026 (Audited)	Corresponding 3 months ended in the previous year 30.06.2025 (Unaudited)	3 months ended 30.06.2026 (Unaudited)	Year ended 31.03.2026 (Audited)	Corresponding 3 months ended in the previous year 30.06.2025 (Unaudited)
Total income from operations (net)	2380.152	16324.476	2178.803	3391.322	16324.876	2306.279
Net Profit/(Loss) for a period (before tax and exceptional items)	135.531	654.013	120.796	142.455	643.870	120.248
Net Profit/(Loss) for a period before tax (after exceptional items)	135.531	654.013	120.796	142.455	643.870	120.248
Net Profit/(Loss) for the period after tax	135.531	471.824	120.796	142.455	461.681	120.248
Total Comprehensive Income for the period	135.531	471.824	120.796	142.455	461.681	120.248
Paid-up Equity Share Capital (Share of Re. 1/- each)	2040.000	2040.000	2040.000	2040.000	2040.000	2040.000
Earning per equity share						
Basic:	0.066	0.231	0.059	0.070	0.226	0.059
Diluted:	0.066	0.231	0.059	0.070	0.226	0.059

Note: The above is an extract of the detailed format of Standalone and Consolidated Unaudited Financial Results for the quarter ended 30th June 2026 filed with the Stock Exchanges under Regulation 33 of the SEBI (Listing Obligation and Disclosure Requirements) Regulations, 2015. The full format of Standalone and Consolidated Unaudited Financial Results for the quarter ended 30th June 2026 is available on the website of the Stock Exchange (www.bseindia.com) and also on Company's website (www.colabplatforms.com). The same can be accessed by scanning the QR code provided below.

For Colab Platforms Limited
Sd/-
Mukesh Jadhav
Chairman & Director
DIN: 09539015

Place : New Delhi
Date : 08/08/2026

SASHWAT TECHNOCRATS LIMITED

(CIN: L24220MH1975PLC018682)
Regd. Office : Office no. 14, First Floor, Plumber House, 557, JSS Road, Chira Bazar, Mumbai- 400002

EXTRACT OF UNAUDITED STANDALONE FINANCIAL RESULTS FOR THE QUARTER ENDED 30TH JUNE 2026

Part I (Rs.in Lakhs)

SR. NO.	PARTICULARS	Quarter Ended			Year Ended
		Unaudited 30-Jun-26	Audited 31-Mar-26	Unaudited 30-Jun-25	Audited 31-Mar-26
1	Total Income	16.51	0.50	-	2.29
2	Net Profit/ (Loss) for the Period (before Tax, Exceptional Items and / or Extraordinary Items)	11.57	(8.23)	(1.26)	(13.86)
3	Net Profit / (Loss) for the Period (before Tax but after Exceptional Items and / or Extraordinary Items)	11.57	(8.23)	(1.26)	(13.86)
4	Net Profit / (Loss) for the period after tax	11.57	(8.23)	(1.26)	(13.86)
5	Total Comprehensive Income (Comprising Profit for the period (after tax) and other comprehensive Income (after tax)	11.57	(8.23)	(1.26)	(13.86)
6	Paid-up Equity Share Capital (Face Value Rs.10/-)	30.62	30.62	30.62	30.62
7	Reserves (excluding Revaluation Reserve) as shown in the Audited Balance Sheet of the Previous year	87.34	101.21	101.21	101.21
8	Earning per share (of Rs. 10/- each) (for continuing and discontinued operations)- not annualized)				
	a) Basic	3.78	(2.69)	(0.41)	(4.53)
	b) Diluted	3.78	(2.69)	(0.41)	(4.53)

Notes :
1 The above Unaudited results were reviewed by the Audit Committee and approved by the Board of Directors in their meeting held on 10th August, 2026 subject to 'LimitedReview' by the Auditors of the company, in accordance with SEBI (Listing Obligations and Disclosure Requirement) Regulations, 2015.
2 The above is an extract of the detailed format of quarterly results filed with the Stock Exchanges under Regulation 33 of the SEBI (Listing Obligation and Disclosure Requirments) Regulation, 2015. The full format of the quarterly financial results are available on the Stock Exchanges websites i.e. www.bseindia.com.and www.sashwattechnocrats.com

For & on behalf of the Board of Directors
sd/-
Manish Jakhalia
Chairman
DIN : 01847156

Place: Mumbai
Date : 10.08.2026

The Jammu & Kashmir Bank Limited

J&K Bank Serving To Empower

Branch: Bandra
182–Asra Bldg, TPS–III, Water Field Road, Bandra (W), Mumbai-400050. GSTIN : 27AAACT6167G2Z7
T. +91(0)22 2640 8630 F. +91(0)22 2640 8634
E. bandra@jkbmail.com W. www.jkb.bank.in

Ref: JKB/BN/ADV/2026 ***Dated 10-08-2026***

POSSESSION NOTICE

Notice under Section 13 (4) of the SARFAESI ACT, 2002 read with Rule 8 (1) of the Security (Enforcement) Interest Rules, 2002

Whereas, the Authorized Officer of the Jammu & Kashmir Bank Limited under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest (SARFAESI) Act, 2002 and in exercise of powers under section 13(2) of the said Act read with Rule 3 of the Security Interest (Enforcement) Rules 2002, issued Demand Notice dated **10.02.2026** thereby calling upon the Borrower namely Mrs. Sarita Harish Kale D/o :- Sitaram Gonate R/O :- FLAT NO.904,9th floor, C Wing, Shree Shankeswar Park, Khambalpada Road, Near RBT School, Dombivili East, Mumbai- 421201 to repay an amount of **Rs.35,47,990.03 (Rupees Thirty Five Lac Fourty Seven Thousand Nine Hundred Ninety and Paisa Three only)** being the balance outstanding as on 31.01.2026 in the account of the Borrower, within 60 days from the date of the said notice together with the future interest and other charges thereon.
The said borrower having failed to repay the said amount, notice is hereby given to the said borrower in particular and the public in general that the undersigned being authorized officer of the J & K Bank Ltd. has taken possession of the mortgaged property described herein below, in exercise of the powers conferred on me under section 13 (4) of the said Act read with Rule 8 of the said Rules, on this the 10th day of **August** of the year **2026.**
The said borrower, in particular and the public in general, are hereby cautioned against dealing with the said property in any manner whatsoever and any dealings with the said property will be subject to the charge of the J&K Bank Limited for the amount in aggregating to **Rs. 36,94,730.03 (Rupees Thirty-Six Lac Ninety-Four Thousand Seven Hundred Thirty and Paisa Three only)** as on **31-07-2026** together with future interest thereon from **01.08.2026** and other charges incurred or to be incurred.
The borrower's attention is invited to the provisions of Sub-section (8) of Section 13 of the Act, in respect of the time available, to redeem the secured assets.

Description of the Immovable Property

FLAT NO.103, 1ST FLOOR, admeasuring 550 sq ft Built-up area in the building known as OM HERITAGE situated at HOUSE NO.706/03, SURVEY NO.418, VILLAGE-SHAHBAZ, SECTOR-19, CBD BELAPUR, NAVI MUMBAI-400614. In all the piece and parcel of land bearing CTS No 1029 situated at village Shahbaz, Taluka-Thane and District Thane within the limits of Navi Mumbai Municipal Corporation and in registration District and sub-District of Thane.

Dated: 10-08-2026 **Sd/-**
Place: Mumbai **Authorized Officer**

OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED

OMKARA ASSETS RECONSTRUCTION Pvt. Ltd.

CIN: U67100TZ2014PTC020363
Corporate Office: Kohinoor Square, 47th Floor, N.C. Kelkar Marg, R.G. Gadkari Chowk, Dadar (West), Mumbai – 400028. Tel.: 022-69231111

[Appendix - IV-A] [See proviso to Rule 8 (6) with Rule 9(1)]
SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY
E-Auction Sale Notice for Sale of Immovable Asset 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 below mentioned Borrower that the below described immovable property mortgaged/charged to the Secured Creditor The New India Co-Operative Bank Ltd ("NICBL") in exercise of the powers conferred under the SARFAESI Act and Security Interest (Enforcement) Rules, 2002, had issued a Demand Notice dated 03.12.2020 under Section 13(2) of SARFAESI Act thereby calling upon **Borrower/Mortgagor i.e. Ms. Priyadarshana Rohan Gawans** for repayment of outstanding amount aggregating to **Rs. 75,77,693.50/- (Rupees Seventy-Five Lakh Seventy Thousand Six Hundred Ninety-Three and Fifty Paise Only) as on 03.12.2020** plus accrued interest/unrealized interest thereon, at the contractual rate(s) together with incidental expenses, costs, charges, etc. till the date of payment within 60 days from the date of the notice.
Further, Omkara Assets Reconstruction Pvt. Ltd. ("OARPL") (acting in its capacity as Trustee of Omkara PS 42/2021-22 Trust has acquired the entire outstanding debts lying against the Borrower/Mortgagor vide the Assignment Agreement dated 31.03.2022 from NICBL along with the underlying security. Accordingly, OARPL has stepped into the shoes of the assignor and is empowered to recover the dues and enforce the security. The Authorized Officer of OARPL has taken the physical possession of the mortgaged asset on 20.09.2025.
NOW THEREFORE, the Authorized Officer of OARPL hereby intends to sell the below-mentioned secured property for the recovery of dues. The property shall be sold in exercise of the rights and powers under the provisions of Sections 13 (2) and (4) of SARFAESI Act; on **"As is where is", "As is what is", and "Whatever there is" and "without recourse basis" on 01/09/2026 at 11:00 am (last date and time for submission of bids is 31/08/2026 by 5:00 pm).**
The description of the Immovable Properties, reserve price and the Earnest Money Deposit (EMD) are as under:

Description of immovable property	Reserve Price	EMD	Bid Increment Amount
Flat no. 701, 7th Floor Aum Heights Building Situated on Plot of Land bearing No. 30 CTS no. 221 (PT) of Village Pahadi at Goregaon, Shastri Nagar, Goregaon (W), Mumbai- 400 104. **Area:** Admeasuring 754.12 sq. ft. carpet area i.e. 70.06 Sq. Mtr.	**1,32,30,000/-**	**13,23,000/-**	**1,00,000/-**

Date of E- Auction	**01/09/2026 at 11.00 am**
Last date and time for submission of bid letter of participation/KYC Document/Proof of EMD:	**31/08/2026 by 5:00 pm**
Date of inspection	**17/08/2026 3:00 pm to 5:00 pm**
Known Encumbrance Details	**Not Known**

For detailed terms and conditions of the sale please refer to the link provided in secured creditor website i.e. http://omkaraarc.com/auction.php. Bidder may also visit the website **http://www.bankeauction.com**
The intended bidders who have deposited the EMD and require assistance in creating Login ID & Password, uploading data, submitting bid, training on e-bidding process etc., may contact e-Auction Service Provider "M/s. C1 India Pvt. Ltd", Tel. Helpline: +91-7291981124/25/26, Helpline E-mail ID: support@bankeauctions.com, **Mr. Bhavik Pandya, Mobile: 8866682937, E mail maharashtra@c1india.com and for any property related query contact the Authorised Officer, Mr. Nilesh More, Mobile: +91 9004722468, Mail: nilesh.more@omkaraarc.com. At the time submission of the bid, bidder should submit affidavit in the spirit of Section 29A of Insolvency and Bankruptcy code. 2016**

Sd/- Authorized Officer,
Omkara Assets Reconstruction Pvt Ltd.
(Acting in its capacity as a Trustee of Omkara PS 42/2021-22 Trust)

Date: 11/08/2026
Place: Mumbai

GRAVITY (INDIA) LIMITED

CIN: L62099MH1987PLC042899
Registered Office: Paresh Complex, Building No. C, Gala No. 227A, Near Guru Kripa Hotel, Reti Bunder Road, Kalher Village, Bhiwandi, Thane, Maharashtra, India, 421302
Telephone: +91 7035331332 **Email:** acctbillingdnh@gmail.com **Website:** www.gravityindialtd.com

EXTRACT OF STANDALONE UNAUDITED FINANCIAL RESULTS FOR QUARTER ENDED ON 30TH JUNE, 2026

(Rs. In lakhs)

Sr. No.	Particulars	Quarter Ended			Year Ended
		30-06-2026 Un-Audited	31-03-2026 Audited	30-06-2025 Un-Audited	31-03-2026 Audited
1	Total Income from Operations / Other Income	6,009.60	9,937.84	34.50	17,974.60
	Net Profit/(Loss) for the period (before tax and exceptional items)	805.19	933.06	8.82	1,739.99
	Net Profit/(Loss) for the period before tax (after exceptional items)	805.19	933.06	8.82	1,739.99
2	Net Profit/(Loss) for the period after tax (after exceptional items)	600.66	683.06	6.60	1,285.03
3	Total Comprehensive Income for the period (Comprising Profit/(loss)) for the period after tax and other comprehensive Income (after tax)	600.66	683.06	6.60	1,285.03
4	Equity Share Capital (Excluding amount in respect of forfeited shares)	900.21	900.21	900.21	900.21
6	Earnings per Share (before Extra-Ordinary Items) (of Rs. 10/- each)				
	a. Basic	6.67	7.59	0.07	14.27
	b. Diluted	6.67	7.59	0.07	14.27
7	Earnings per Share (after Extra-Ordinary Items) (of Rs. 10/- each)				
	a. Basic	6.67	7.59	0.07	14.27
	b. Diluted	6.67	7.59	0.07	14.27

Notes:
1 The above results are as per Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended and have been taken on record by the Board of Directors at its meeting held on August 10, 2026 after being reviewed by the Audit Committee.
2 The Statutory Auditors have carried out limited review of the Unaudited Results of the Compnay for the Quarter ended 30/06/2026.
3 These results have been prepared in accordance with the Indian Accounting Standard (referred to as "Ind AS") 34 - Interim Financial Reporting prescribed under Section 133 of the Companies Act, 2013 read with Companies (Indian Accounting Standards) Rules as amended from time to time and considering going concern aussmption.
4 The Company has no reportable business segment. Hence, separate information for segment wise disclosure is given in accordance with the requirements of Ind AS (AS) 108 - "Segment Reporting" is not required.
5 The figures for the corresponding previous period have been regrouped/ reclassified wherever necessary, to make them comparable.

For Gravity India Limited
SD/-
Mukesh M Parmar
MD & CEO
DIN: 11473295

Place : Bhiwandi
Date : 10th August, 2026

ENERGY DEVELOPMENT COMPANY LIMITED

CIN - L85110KA1995PLC017003
Regd. Office: Harangi Hydro Electric Project, Village- Hulugunda, Taluka- Somawarpet, District- Kodagu, Karnataka- 571 233
E-mail: edclcal@edclgroup.com; Website: www.edclgroup.com

Extract of the Unaudited Standalone and Consolidated Financial Results for the quarter ended 30-06-2026 (₹ in lakhs, except otherwise stated)

Sl. No.	Particulars	Standalone Results				Consolidated Results			
		Quarter ended			Year ended	Quarter ended			Year ended
		30-Jun-26 (Unaudited)	31-Mar-26 (Note- 4) (Audited)	30-Jun-25 (Unaudited)	31-03-2026 (Audited)	30-Jun-26 (Unaudited)	31-Mar-26 (Note- 4) (Audited)	30-Jun-25 (Unaudited)	31-03-2026 (Audited)
1	Total income from operations	58.88	24.90	298.64	1,892.83	633.53	416.60	1,028.55	4,625.41
2	Profit / (loss) for the quarter / year (before tax and exceptional items)	(236.34)	(296.99)	(52.60)	394.03	(178.08)	(489.89)	152.22	951.90
3	Profit / (loss) for the quarter / year before tax (after exceptional items)	(236.34)	(862.72)	(175.19)	(294.29)	(178.08)	(1,055.62)	152.22	386.17
4	Profit / (loss) for the quarter / year after tax (after exceptional items)	(238.08)	(1,179.49)	(172.61)	(701.44)	(181.17)	(1,375.50)	164.68	(24.24)
5	Total comprehensive income for the quarter / year [comprising profit / (loss) for the quarter / year after tax and other comprehensive income for the quarter / year, net of tax]	(238.08)	(1,168.16)	(172.61)	(690.11)	(181.17)	(1,353.72)	163.43	(6.12)
6	Paid-up Equity share capital (Face value of ₹10 each)	4,750.00	4,750.00	4,750.00	4,750.00	4,750.00	4,750.00	4,750.00	4,750.00
7	Other equity				3,681.36				(4,359.30)
8	Earnings per share (Face value of ₹ 10 each) (not annualised for quarterly figures)								
	Basic (₹)	(0.50)	(2.48)	(0.36)	(1.48)	(0.38)	(2.90)	0.35	(0.05)
	Diluted (₹)	(0.50)	(2.48)	(0.36)	(1.48)	(0.38)	(2.90)	0.35	(0.05)

Notes :
1 The above is an extract of the detailed Quarterly Financial Results filed with the Stock Exchanges under Regulation 33 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("the Listing Regulations").
2 The Statutory Auditors of the Company have carried out limited review of the aforesaid results as required in terms of Regulation 33 of the Listing Regulations and have given a adverse conclusion vide their report of even date.
3 The complete Quarterly Financial Results are available on the Stock Exchanges website, i.e., (www.bseindia.com) and (www.nseindia.com) and the Company's website (www.edclgroup.com).
4 The figures for the quarter ended 31 March are the balancing figures between audited figures in respect of the full financial years ended 31 March and the published unaudited year-to-date figures up to 31 December, being the end of the third quarter of the respective financial years, which were subjected to limited review by the Statutory Auditors of the Company.
5 Previous periods' / year's figures have been regrouped and rearranged wherever necessary to make them comparable with those of the current year's figures.

FOR AND ON BEHALF OF THE BOARD OF DIRECTORS OF
ENERGY DEVELOPMENT COMPANY LIMITED
SATYENDRA PAL SINGH
WHOLE TIME DIRECTOR
DIN:01055370

PLACE: KOLKATA
DATE : 10.08.2026

PUBLIC NOTICE

TO WHOMSOEVER IT MAY CONCERN

This is to inform the General Public that following share certificate of **Procter & Gamble Hygiene And Health Care Limited** having its Registered Office at **P&G Plaza, Cardinal Gracias Road, Chakala, Andheri (East), Mumbai, Maharashtra, 400099** registered in the name of the following sharesholder/s have been lost by them.

Sr. No.	Name of shareholder/s	Folio No.	Certificate No.	Distinctive number[s]	No of Shares
1.	**Varsha S Sawant**	**52674**	**1002**	**94441 –94552**	**112**

The public are hereby cautioned against purchasing or dealing in any way with the above-share certificates.
Any person who has any claim in respect of the said share certificate/s should lodge such claim with the Company or its Registrar and transfer agent MUFG Intime India Pvt. Ltd, C 101, 247 Park, L.B.S. Marg, Vikhroli (West),Mumbai,Maharashtra,400083 TEL : 022 - 49186270 within 15 days of publication of this notice after which no claim will be entertained and the company shall proceed to issue Duplicate Share Certificate/s.

Place : Mumbai **Varsha N Patil**
Date : 11.08.2026 **Name of Legal Claimant**

जिल्हा व सत्र न्यायालय, ठाणे

प्रभाकर हेगडे मार्ग, कोर्ट नाका, ठाणे प. ४००६०१
फोन नं ०२२ : २५४७४५७४/२५४७१६२४

ई-निविदा सूचना

जिल्हा व अतिरिक्त सत्र न्यायालय व दिवाणी न्यायालय, वरिष्ठ स्तर, भिवंडी आणि बेलापूर, नवी मुंबई या न्यायालयाकरीता बाहययंत्रणेद्वारे पुस्तक बांधणीकार-२, शिपाई-८, पहारेकरी-४, सफाईगार-४ या पदांची कंत्राटी सेवा आणि जिल्हा न्यायालय, ठाणे आणि जिल्हा व अतिरिक्त सत्र न्यायालय कल्याण येथील विशेष जलदगती न्यायालयाकरीता बाहययंत्रणेद्वारे लिपीक टंकलेखक-०६ व बहुउद्देशिय गट-ड कर्मचारी (शिपाई इ.)-४ या पदांची कंत्राटी सेवा उपलब्ध करून घेण्याकामी सेवाहमी करारासाठी शासनमान्य निविदाधारकांकडून ई-निविदा मागविण्यात येत आहे.

विस्तृत निविदा, अटी व शर्ती https://www.mahatenders.gov.in व https://thane.dcourts.gov.in/ या संकेतस्थळावर उपलब्ध आहेत. इच्छूक निविदाकारांनी दि. १९/०८/२०२६ पर्यंत निविदा सादर कराव्यात, ई-निविदेबाबत काही अडचणी आल्यास Helpdesk No. 1800 3070 2232 वर संपर्क साधावा.

सही/-
शिक्का
प्र. प्रबंधक,
जिल्हा व सत्र न्यायालय, ठाणे

QUALITY POWER ELECTRICAL EQUIPMENTS LIMITED

QUALITY POWER

CIN: L31102PN2001PLC016455; **Regd. Office:** Plot No. L-61, MIDC Kupwad Block, Sangli-416436, **Tel. No.:** 0233-2645432, **Website:** www.qualitypower.com, **E- Mail:** cs@qualitypower.co.in

Extract of the Standalone and Consolidated Unaudited Financial Results for the Quarter ended June 30, 2026

(₹ in Million)

Sr. No.	Particulars	STANDALONE				CONSOLIDATED			
		Quarter Ended			Year Ended	Quarter Ended			Year Ended
		30-06-2026 Reviewed	31-03-2026 Audited	30-06-2025 Reviewed	31-03-2026 Audited	30-06-2026 Reviewed	31-03-2026 Audited	30-06-2025 Reviewed	31-03-2026 Audited
1	Total Income	693.15	719.39	418.39	2,273.27	2,563.79	3,097.78	1,940.76	10,070.21
2	Net Profit/(Loss) for the period (before Tax, Exceptional and/or Extraordinary items	333.62	213.11	140.71	720.75	594.22	534.75	442.85	2,164.33
3	Net Profit/(Loss) for the period before tax (after Exceptional and/or Extraordinary items)	333.62	213.11	140.71	720.75	594.22	534.75	442.85	2,164.33
4	Net Profit/(Loss) for the period after tax (after Exceptional and/or Extraordinary items)	245.65	164.53	108.67	548.71	467.24	505.51	370.64	1,855.47
5	Total Comprehensive Income for the period [Comprising Profit / (Loss) for the period (after tax) and Other Comprehensive Income (after tax)]	245.65	165.23	108.67	549.41	483.40	590.83	371.52	2,020.24
6	Equity Share Capital	774.44	774.44	774.44	774.44	774.44	774.44	774.44	774.44
7	Reserves (excluding Revaluation Reserve) as shown in the Audited Balance Sheet of the previous year	-	-	-	3,075.06	-	-	-	4,645.91
8	Earnings Per Share (of ₹10/- each) (for continuing and discontinued operations)								
	Basic (in ₹) :	3.17	2.13	1.40	7.09	4.66	4.38	3.12	15.67
	Diluted (in ₹):	3.17	2.13	1.40	7.09	4.66	4.38	3.12	15.67

Notes:
1 The above result for the quarter ended June 30, 2026 have been reviewed by the Audit Committee and thereafter approved by the Board of Directors at the meeting held on 09th August 2026.
2 The above is an extract of the detailed format of financial Results for the Quarter ended on June 30, 2026 filed with the Stock Exchanges under Regulation 33 of the SEBI (LODR) Regulations, 2015. The full format of the financial results are available on the Stock Exchange website (i.e. www.bseindia.com and www.nseindia.com) and on the Company's website (i.e. www.qualitypower.com)

For and on behalf of the Board of Directors of
Quality Power Electrical Equipments Limited
Sd/-
Bharanidharan Pandyan
Joint Managing Director
DIN: 01298247

Place: Sangli
Date: 09.08.2026

TENDER DOCUMENT FOR E AUCTION

Whereas the Omkara Assets Reconstruction Pvt Ltd ("OARPL") acting through its Authorised Officer, in exercise of its power under Section 13(2) & 13(4) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (No. 54 of 2002) has decided to sell the property through publication of **E-Auction notice dated 01.09.2026** in ANNEXURE - I for realization of the secured debts due to OARPL with up-to-date interest, cost & expenses under SARFAESI Act, 2002. The sale shall be subject to the conditions prescribed in the Security Interest (Enforcement) Rules 2002 and to the following further conditions:

Auctioneer Name	Omkara Assets Reconstruction Pvt Ltd Address- As per Paper Publication
Auction to be Conducted by	M/s C1 India Pvt. Ltd., Phase 2, Gulf Petrochem building, Building No. 301, Gurgaon, Haryana. Pin: 122015 (Phone numbers: +91-124-4302020 / 21 / 22 / 23 / 24, +91 7291981124 / 1126)
Auction Schedule	Date of Auction: As per Publication Timings: As per Publication Auction Website: https://www.bankeauctions.com Please refer sale notice for number of extensions. Note: If the extensions are not available in the sale notice, it will be considered as Unlimited extensions of 5 minutes.
Annexure	1) E-Auction Notice dated 01.09.2026 alongwith Terms and Condition (Annexure – I) *(INSTRUCTION: This document is required to be duly filled in and signed by the bidder and thereafter sent the scanned copy of that to the Authorised Officer, OARPL mentioned in the Sale Notice.)* 2) Details of Bidder (Annexure – II) *(INSTRUCTION: This document is required to be duly filled in and signed by the bidder and thereafter uploaded on the website https://www.bankeauctions.com during the time of submission of the bid.)* 3) Declaration by Bidder (Annexure – III) *(INSTRUCTION: This document is required to be duly filled in and signed by the bidder and thereafter uploaded on the website https://www.bankeauctions.com during the time of submission of the bid.)* 4) Confirmation by Bidder regarding receipt of training (Annexure – IV) *(INSTRUCTION: This document is required to be duly filled in and signed by the bidder and thereafter sent the scanned copy of that to the Authorised Officer, OARPL mentioned in the Sale Notice just after availing training on E-Auction with a copy to support@bankeauctions.com)* 5) Price Confirmation Letter by H1 Bidder (Annexure – V)

	(INSTRUCTION: This document is required to be duly filled in and signed by the H1 bidder and thereafter e-mail scanned letter to the Authorised Officer, OARPL mentioned in the Sale Notice & copy to support@bankeauctions.com, immediately on completion of the bidding.) 6) Annexure VI – Description of the Properties 7) Annexure VII – Affidavit in Spirit of 29 A of IBC, 2016.
Special Instructions	Bidding in the last minutes and seconds should be avoided in the bidder's own interest. Neither the Service Provider nor OARPL will be responsible for any lapses /failure on the part of the Bidder, in such cases.

E-Auction Bidding: Terms and Conditions

1. Computerized E-Auction shall be conducted by service provider M/s C1 INDIA PVT. LTD on behalf of OARPL, on pre-specified date, while the bidders shall be quoting from their own offices / place of their choice. Internet connectivity and other paraphernalia requirements shall have to be ensured by bidders themselves. Please note that failure of Internet connectivity (due to any reason whatsoever it may be) shall be sole responsibility of bidders and neither OARPL nor M/s C1 INDIA PVT. LTD. shall be responsible for these unforeseen circumstances. In order to ward-off such contingent situations, bidders are requested to make all the necessary arrangements / alternatives whatever required so that they are able to circumvent such situation and still be able to participate in the E-Auction successfully. However, the Bidders are requested not to wait till the last moment to quote their bids to avoid any such complex situations.
2. M/s C1 INDIA PVT. LTD. shall arrange to train the bidder(s), without any cost. M/s C1 INDIA PVT. LTD. shall acquaint bidder regarding the bidding process, functions and E-Auction rules. All the bidders are required to ensure that compliance regarding receipt of training before start of bid process.
3. **Material for Bid:** Sale of Property by OARPL under SARFAESI Act, 2002.
4. **Type of Auction:** Tender and inter-se-bidding through E-Auction.
5. **Bidding Currency & Unit of Measurement:** Bidding will be conducted in Indian Rupees (INR) Only
6. **Starting (Opening) Price / Bid Increment:** The opening price of the E-Auction and the bid Increment value shall be available to the bidders on their bidding screen.
7. **Bid Price:** The Bidder has to quote the total price.
8. For other terms and conditions, please see the E-Auction notice published by OARPL.
9. Procedure of E-Auctioning:
   a. E-Form Submission
   b. All interested bidders need to fill online form available on E-Auction domain with necessary details.
   c. Online E-Auction:
      i. OARPL will declare its Opening Price (OP), which will be visible to all Bidders during the start of the E-Auction. Please note that the start price of an item in online E-Auction is open to all the participating bidders. Any bidder can start bidding, in the online E-Auction, from the start price itself. Hence, the first online bid that comes in the system during the online E-Auction can be equal to the auction's start price, or higher than the auction's start price by one increment, or higher than the auction's start price by multiples of increment. The second online bid and onwards will have to be higher than the H1 rate by one increment value, or higher than the H1 rate by multiples of the increment value.
      ii. The “Bid Increase Amount” has been fixed in respect of each property which the bidders can view on their bidding screen, and the bidders will have to increase the bid amount in the multiple of “Bid Increase Amount”.
      iii. If a bidder places a bid in the last 5 minutes of closing of the E-Auction and if that bid gets accepted, then the auction’s duration shall automatically get extended for some minutes (refer sale notice for details), from the time that bid comes in. Please note that the auto-extension shall be for limited / unlimited times (as given under the sale notice) and will take place only if a valid bid comes in last 5 minutes of closing. If valid bid is not received, the auto-extension will not take place even if that bid might have come in the last 5 minutes. In case there is no bid in the last 5 minutes of closing of E-Auction, the auction shall close automatically without any extension. However, bidders are advised not to wait till the last minute or last few seconds to enter their bid during the auto-extension period to

avoid complications related to internet connectivity, network problems, system crash down, power failure, etc.

10. Successful Bidder shall be required to submit the final prices, quoted during the E-Auction as per Annexure – III after the completion of Auction, duly signed and stamped as token of acceptance without any new condition other than those already agreed to before start of auction. During E-Auction, if no bid is received within the specified time, OARPL at its discretion may decide to revise Opening price / scrap the E-Auction process / proceed with conventional mode of tendering.
11. EMD deposited cannot be withdrawn on or after **31.08.2026 (5:00 pm)**
12. The bid once submitted by you cannot be cancelled / withdrawn and the bidder shall be bound to buy the property at the final bid price. The failure on part of bidder to comply with any of the terms and conditions of the E-Auction notice and Tender Document will result in forfeiture of the amount paid by the defaulting bidder.
13. The bidders will be able to view the following on your screen along with the necessary fields in the E Auction:
    a. Leading Bid in the Auction (H1 – Highest Rate)
    b. Bid Placed by bidder
    c. Opening Price & Minimum Increment Value.
    d. The bid rank of bidder in the auction
14. The decision of the OARPL regarding declaration of successful bidder shall be final and binding on all the Bidders.
15. OARPL shall be at liberty to cancel the E-Auction process / tender at any time, before declaring the successful bidder, without assigning any reason.
16. Intending bidders shall comply and give declaration under Section 29A of Insolvency and Bankruptcy Code, 2016, for detailed information please refer to the Terms and Conditions.
17. OARPL / M/s. C1 INDIA PVT. LTD. shall not have any liability towards bidders for any interruption or delay in access to the site irrespective of the cause.
18. The bidders are required to submit acceptance of the terms & conditions and modality of E-Auction given above before participating in the E-Auction.
19. Successful bidder: At the end of the E-Auction, OARPL will evaluate all the bids submitted and will decide upon the successful bidder. OARPL’s decision will be final & binding on all the bidders.
20. Secured Creditor/Authorized Officer reserves its right to adopt any method to select the highest bidder, if the bid amount of two or more bidders are identical/same and they do not opt for increase their respective Bid Amount through inter-se bidding through on-line E-Auction portal.
21. If any person submits its Bid through Tender Form for the Reserve Price or above the Reserve Price but subsequently doesn’t login to participate in E-Auction process, then also, if its Bid found to be highest, then, it may be declared as Highest Bidder at the sole discretion of the Secured Creditor/Authorised Officer.
22. **Duration of Auction:** The auction of each property is scheduled to be conducted on day & time as specified in the auction notice published in the newspapers and soft copy enclosed as Annexure -I below. The bidders are cautioned not to wait till the last minute or last few seconds to enter their bid to avoid complications related to internet connectivity, network problems, system crash down, power failure, etc.

Date: 1 1 .08.2026 **For Omkara Assets Reconstruction Pvt Ltd.**

(Acting in its capacity as a Trustee of Omkara PS 42/2021-2022 Trust)

Sd/-

Authorized Officer

Terms & Conditions for Sale of Property

1. The public auction sale will be conducted online on “As is where is”, “As is what is” and “whatever there is” and “Without Recourse Basis” of the subject secured assets on **01.09.2026** at 11:00 am.
2. Omkara ARC shall reserve the right to cancel the said auction at any time before registration of the Sale Certificate at own discretion and the amount paid towards sale shall be refunded without any interest.
3. In case of any variation in the area mentioned in the sale notice, title documents, mortgaged documents, and area at actual, then Omkara ARC will not be responsible for the same, However, the intending bidders should make their own independent inquiries regarding the same prior to submitting their bid.
4. Demarcation of the property will be the responsibility of the successful purchaser, Omkara ARC will hand over the possession “As is where is”, “As is what is” and “whatever there is” and “Without Recourse Basis”
5. The auction will be conducted online through Omkara ARCs approved the auctioneer portal M/s.C-1 India Pvt ltd., Gurgaon. E -Auction tender document containing online E-Auction bid form, Declaration, General Terms & conditions of online auction sales are available in website https://www.bankeauctions.com (Support mail Id support@bankeauctions.com support mobile No. +91-7291981124/25/26).
6. The secured assets will not be sold below the Reserve Price. All statutory dues/ attendant charges/other dues including registration charges, stamp duty, taxes etc. shall have to be borne by the successful bidder.
7. The last date for payment of EMD, and submission of Bid Form & Documents to Authorized Officer at Kohinoor Square, 47th Floor, N. C. Kelkar Marg, R. G. Gadkari Chowk, Dadar (West), Mumbai - 400028 is **31.08.2026** up to 5:00 PM.
8. The Bid and EMD cannot be withdrawn after **31.08.2026** (5:00PM)
9. The immovable property will be sold for a Reserve Price mentioned in the published auction notice. All statutory dues/ attendant charges/other dues including registration charges, stamp duty, taxes etc. shall have to be borne by the successful bidder.
10. To the best of 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 and claims/ rights/ dues ongoing litigation, affecting the property, prior to submitting their bid. The Public Auction advertisement does not constitute and shall not be deemed to constitute any commitment or any representation of the OMKARA ARC. The property is being sold with all the existing and future encumbrances whether known or unknown to OMKARA ARC.
11. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third-party claims/rights/ dues. To the best of knowledge and information of the Authorised Officer, there is no encumbrance on the property statutory dues like property taxes, society dues etc. The OMKARA ARC, however, shall not be responsible for any outstanding statutory dues/encumbrances/tax arrears, if any. The intending bidders should make their own independent inquiries regarding the encumbrances, title of property & to inspect the property and office of government, revenue and court and their records to satisfy themselves Properties can be inspected strictly on the above-mentioned dates and time.
12. All dues / arrears / unpaid taxes including but not limited including sales taxes, dues of Municipal Taxes, Electricity Dues, Industrial Cooperation etc, labor/ EPFO / workmen dues / compensation if any or any other dues, statutory or otherwise on the secured property shall be borne by the purchaser separately.
13. The successful bidder shall deposit 25% of the bid amount (after adjusting EMD) immediately i.e., on the same day but not later than the next working day, as the case may be and balance 75% amount must be paid within 15 days from confirmation of sale. On failure to pay the sale price as stated all deposits

including EMD shall be forfeited without further notice. However, extension of further reasonable time to make the balance 75% payment in exceptional situations shall be at sole discretion of authorized officer and subject to terms & conditions as may be agreed upon in writing between the purchaser and the secured creditor in accordance with applicable provisions of law.

14. The bid once submitted cannot be withdrawn after permitted date of withdrawal of bid and the bidder must purchase the property for the quoted price in case the same is the highest bid, failing which EMD shall be forfeited.
15. The interested bidders shall submit their EMD details and documents through Web Portal: bankeauctions.com through Login ID & Password. EMD amount should be paid by way of **NEFT / RTGS/DD** payable at Mumbai in favor **"Omkara PS 42/2021-2022 Trust"** which is refundable without interest to unsuccessful bidders. The bank account details are as below: The EMD shall be payable through **NEFT / RTGS/DD payable at Mumbai in the following Account:**

Account Number	**055505010655**
Name of the Beneficiary	**Omkara PS 42/2021-2022 Trust**
Bank Name	**ICICI Bank**
Branch	**Bandra East, Mumbai**
IFSC Code	**ICIC0000555**

Please note that the Cheques shall not be accepted as EMD amount. The EMD of the unsuccessful bidder will be returned within 07 working days from the closure of the e- auction sale proceedings.

16. The intended bidders who have deposited the EMD and require assistance in creating Login ID & Password, uploading data, submitting bid, training on e-bidding process etc., may contact E-Auction Service Provider "M/s. C1 India Pvt. Ltd", Tel. Helpline: +91-7291981124/25/26, Helpline E-mail ID: support@bankeauctions.com or Mr. Bhavik Pandya, Mobile:8866682937 E mail – maharashtra@c1india.com.
17. The bidders must hold a valid e-mail address and may participate in E-Auction for inter-se-bidding from their place of choice. Internet connectivity shall have to be ensured by the bidder himself. Omkara ARC/service provider shall not be held responsible for internet connectivity, network problems, system crash own, power failure etc.
18. Bids below reserve price or without EMD amount shall not be accepted. The highest bid shall be subject to approval & confirmation of Omkara Assets Reconstruction Pvt. Ltd (the secured creditor). The Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of auction and accept/reject all or any of the offers/ bids so received without assigning any reasons whatsoever. His decision shall be final & binding.
19. Property will be sold to the bidder quoting the highest bid amount. Inter-se bidding will be at the sole discretion of Authorized Officer. However, the Authorized Officer has the absolute power and right to accept or reject any tender/bid or adjourn/ postpone the sale without assigning any reason whatsoever thereof.
20. Interested parties are advised to independently verify the title, area of land, building and other details. Secured Creditor does not take any responsibility for any errors / omissions / discrepancy / shortfall etc in the title/area of Secured Asset or for procuring any permission, etc. or for the dues of any authority established by law.
21. For any property related query or inspection of property schedule, the interested person may contact the concerned **the Authorised Officer, Mr. Nilesh More, Mobile: +91 9004722468, Mail: nilesh.more@omkaraarc.com** or at address as mentioned above I n office hours during the working days.
22. The Bank/ARC reserves its right to sell the property through private treaty as per law, in the event of failure of E-Auction.
23. The Authorized officer/secured creditor shall not be responsible for any error, inaccuracy, or omission in the said proclamation of sale.

24. Any fees, charges, taxes including but not limited to transfer/conveyance charges, unpaid electricity charges, Municipal/local taxes, Stamp duty & registration charges shall have to be borne by the purchaser only.
25. KYC compliance: - self-attested photocopies of Proof of identification viz. Voter ID Card/PAN Card/Driving License etc. along with admissible residence proof should be attached by all the bidders along with the letter of offer/bid and in case of company, firm etc. proper resolution and authority letter must be submitted.
26. At the time of submission of the bid, the bidder should submit an affidavit in the spirit of Section 29(A) of Insolvency and Bankruptcy code. 2016.
27. Secured Creditor/Authorized Officer reserves its right to adopt any method to select the highest bidder, if the bid amount of two or more bidders are identical/same and they do not opt for increase their respective Bid Amount through inter-se bidding through on-line E-Auction portal.
28. If any person submits its Bid through Tender Form for the Reserve Price or above the Reserve Price but subsequently does not login to participate in E-Auction process, then also, if its Bid found to be highest, then, it may be declared as Highest Bidder at the sole discretion of the Secured Creditor/Authorised Officer.
29. All bidders who submitted the bids shall be deemed to have read and understood the terms and conditions of the E-Auction Sale and be bound by them.

***For* Omkara Assets Reconstruction Pvt Ltd.**
(Acting in its capacity as a Trustee of Omkara PS 42/2021-2022 Trust)
Sd/-
Authorized Officer

ANNEXURE-II

DETAILS OF BIDDER

(*Read carefully the terms and conditions of sale before filling-up and submitting the bid)*

1. Name(s) of Bidder (in Capital) :

2. Father's/Husband's Name :

3. Postal Address of Bidder(s) :

4. Phone/Cell Number and E-mail ID :

5. Bank Account details to which EMD amount to be returned
   i) Bank A/c. No. :
   ii) IFSC Code No. :
   iii) Branch Name :

6. Date of submission of bid :

7. PAN Number :

8. Property Item No. :

9. Whether EMD remitted : Yes/No.

10. EMD remittance details* : Date of remittance ______________________________
    : Name of Bank ___________________________________
    : Branch____
    : A/c. No._______________________________________
    : IFSC Code No.__________________________________

12. Bid Amount quoted : ___________________(Rupees____________________

    ____

    ____)

I/We declare that I/We have read and understood all the above terms and conditions of auction sale and the auction notice published in the daily newspaper which are also available on the website **https://www.bankeauctions.com** and shall abide by them. I/We also undertake to improve my/our bid by one bid incremental value notified in the sale notice if I/We am/are the sole bidder.

....

(Name & Signature of the Bidder(s))

***Mandatory: Bidders are advised to preserve the EMD Remittance Challan.**

Note: This document is required to be duly filled in and signed by the bidder and thereafter uploaded in the website https://www.bankeauctions.com during the time of submission of the bid.

ANNEXURE-III

DECLARATION BY BIDDER(S)

To: **Date:**
The Authroised Officer,
OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED,

1. I/We, the bidder/s do hereby state that, I/We have read the entire terms and conditions of the sale and have understood them fully. I/We, hereby unconditionally agree to abide with and to be bound by the said terms and conditions and agree to take part in the Online Auction.
2. I/We declare that the EMD and other deposit towards purchase-price were made by me/us as against my/our offer and that the particulars of remittance given by me/us in the bid form are true and correct.
3. I/We further declare that the information revealed by me/us in the bid document is true and correct to the best of my/our belief. I/We understand and agree that if any of the statement/information revealed by me/us is found to be incorrect and/or untrue, the offer/bid submitted by me/us is liable to be cancelled and in such case, the EMD paid by me/us is liable to be forfeited by the Authorised Officer and that the Authorised Officer will be at liberty to annul the offer made to me/us at any point of time.
4. I/We understand that in the event of me/us being declared as successful bidder by the Authroised Officer in his sole discretion, I/We are unconditionally bound to comply with the Terms and Conditions of Sale. I/We also agree that if my/our bid for purchase of the asset/s is accepted by the Authorised Officer and thereafter if I/We fail to comply or act upon the terms and conditions of the sale or am/are not able to complete the transaction within the time limit specified for any reason whatsoever and/or fail to fulfill any/all of the terms and conditions, the EMD and any other monies paid by me/us along with the bid and thereafter, is/are liable to be forfeited by the Authroised Officer.
5. I/We also agree that in the eventuality of forfeiture of the amount by Authroised Officer, the defaulting bidder shall neither have claim on the property nor on any part of the sum for which it may be subsequently sold.
6. I/We also understand that the EMD of all offerer/bidders shall be retained by the Bank and returned only after the successful conclusion of the sale of the Assets. I/we state that I/We have fully understood the terms and conditions of auction and agree to be bound by the same.
7. The decision taken by Authorised Officer in all respects shall be binding on me/us.
8. I also undertake to abide by the additional conditions if announced during the auction including the announcement of correcting and/or additions or deletions of times being offered for sale.

Signature:…………………………
………
Name:………………………………
…….
Address……………………………
……….
Email- ID………………………

Note: This document is required to be duly filled in and signed by the bidder and thereafter uploaded on the website https://www.bankeauctions.com during the time of submission of the bid.

ANNEXURE – IV

CONFIRMATION BY BIDDER REGARDING RECEIPT OF TRAINING

To,
The Authroised Officer,
OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED,

Sub: Confirmation regarding receipt of e- Auction Training.

Dear Sir,

This has reference to the Terms & Conditions for the E-Auction mentioned in the Tender document and available on the website **https://www.bankeauctions.com**

I/We confirm that:

a. I/We have read and understood the Terms and Condition governing the E-Auction as mentioned in Tender Document available on the website **https://www.bankeauctions.com** and E-Auction notice published by OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED. in daily newspapers and unconditionally agree to them.

b. I/We also confirm that we have taken training on the on-line bidding/auction and confirm that we are fully conversant with the functionality and process.

c. I/We confirm that bank and **M/S. C1 India Pvt. Ltd.**, shall not be liable & responsible in any manner whatsoever for my/our failure to access & bid on the E-Auction platform due to loss of internet connectivity, electricity failure, virus attack, problems with the PC, any other unforeseen circumstances etc. before or during the auction event.

d. We hereby confirm that we will honour the Bids placed by us during the E-Auction process.

With regards

Signature of the Bidder:

Name of Bidder:

Date:

Address of Bidder:

Copy to: C1 India Pvt. Ltd., Plot No.68, 3rd Floor, Sector – 44, Gurugram, Haryana,
Pin: 122003, e-mail ID : support@bankeauctions.com
Note: This document is required to be duly filled in and signed by the bidder and thereafter sent the scanned copy of that to the Authorised Officer, OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED mentioned in the Sale Notice just after availing training on E-Auction with a copy to support@bankeauctions.com

<u>**ANNEXURE – V**</u>

<u>**PRICE CONFIRMATION LETTER BY BIDDER(S)**</u>

To,
The Authroised Officer,
OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED,

Sub: Final bid quoted during E- Auction - **Sale of Properties of OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED**

Dear Sir,

We confirm that we have quoted the highest bid of Rs.___________________/- (In

Words____________________________) for the purchase of the property (give description of property

______________________________________) During E-Auction of the said property held by M/S C1 India Pvt. Ltd. on ____________________.

Yours sincerely,

Signature:

Name of Bidder:

Date:

<u>**Copy to**</u>**:** <u>**C1 India Pvt. Ltd., Plot No.68, 3rd Floor, Sector – 44, Gurugram, Haryana, Pin: 122003, e-mail ID : support@bankeauctions.com**</u>

<u>**Note: This document is required to be duly filled in and signed by the H1 bidder and thereafter e-mail scanned letter the Authorised Officer, OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED mentioned in the Sale Notice & copy to support@bankeauctions.com, immediately on completion of the bidding.**</u>

Annexure VI – Description of the Properties

Flat no. 701, 7th Floor Aum Heights Building Situated on Plot of Land bearing No. 30 CTS no. 221 (PT) of Village Pahadi at Goregaon, Shastri Ngar, Goregaon (W), Mumbai- 400 104.

Admeasuring 754.12 sq ft. carpet area i.e. 70.06 Sq Mtr.

A F F I D A V I T

Flat no. 701, 7th Floor Aum Heights Building Situated on Plot of Land bearing No. 30 CTS no. 221 (PT) of Village Pahadi at Goregaon, Shastri Ngar, Goregaon (W), Mumbai- 400 104, Admeasuring 754.12 sq ft. carpet area i.e. 70.06 Sq Mtr.

I/We____ having address at

____

______________state, submit and confirm as follows:

1. We hereby state, submit and confirm that we are not disqualified from submitting a bid in respect of the Property mentioned in schedule hereinbelow mortgaged on the account of Ms. Priyadarshana Rohan Gawans.

2. We hereby state, submit and declare that we or any other person acting jointly with us or any person who is a promoter and/or in the management and/or control of us or any person who shall be the promoter and/or in management and/or control of the business:

   (a) Is not undischarged and insolvent.

   (b) Is not a willful defaulter in accordance with the guidelines of the reserve bank of india issued under the banking regulation act, 1949.

   (c) Has not been convicted for any offence punishable with imprisonment –

      i. For two years or more under any act specified under the twelfth schedule; or

      ii. For seven years or more under any law for the time being in force.

   (d) Is not disqualified to act as a director under the company's act, 2013.

   (e) Is not prohibited by the securities and exchange board of india from trading in securities or assessing the securities markets

   (f) Has not executed a guarantee in favor of Ms. Priyadarshana Rohan Gawans. (Borrower)

   (g) Is not a related party of Ms. Priyadarshana Rohan Gawans (Borrower) and/or any other person acting jointly, or any person who is a promoter and/or in the management and/or control of Ms. Priyadarshana Rohan Gawans (Borrower) as per the provisions of the companies act, 2013.

   (h) Has not a connected person eligible under the above clauses (connected person shall mean any person who is the promoter or in the management or control of the bidder, the holding company, subsidiary company, associate company or related party of a person).

3. We hereby state, submit and confirm that whatever stated above is true, correct and the best of knowledge.

Before Me