**FINANCIAL EXPRESS** 

पंजाब नैघनल बैंक punjab national bank

Circle SASTRA Centre Surat

1st Floor, Meghani Tower, Station Road, Surat, 395003 Ph. : 0261-2454543 email: cs8323@onb.co.ii

Appendix-IV [See Rule 8(I)] POSSESSION NOTICE (For immovable Property)

Whereas, The undersigned being the Authorised Officer of the Punjab National Bank unde the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of Powers conferred under Section 13(12) read with [rule 3] of the Security Interest (Enforcement) Rules, 2002, issued a demand notice dated 15.01.2024 calling upon the borrowers/mortgagor M/s. MAHAVIR CONSTRUCTIONS (Prop. Mr. KRISHNA KUMAR RAMSAHODAR TIWARI) (Borrower) and Mr. ARUNKUMAR R TIWARI (Guarantor Mortgagor) to repay the amount mentioned in the notice being Rs. 33,92,477.95 (Rupees Thirty Three Lacs Ninety Two Thousand Four Hundred Seventy Seven and Paise Ninety Five Only) as on 31/12/2023 and further interest with monthly rest and other charges and expenses within 60 days from the date of notice/date of receipt of the said notice.

The borrowers having failed to repay the amount, notice is hereby given to the Borrower/Guarantor/Mortgagor and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him/her under Section 13(4) of the said Act read with Rule 8 of the Security Interest

(Enforcement) Rules, 2002 on this 30th day of April of the year 2024. The Borrowers/Mortgagor in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the Punjab National Bank for an aggregate amount of Rs. 33,92,477.95(Rupees Thirty Three

31/12/2023 and further interest thereon. The borrower's attention is invited to provision of sub-section (8) of section 13 of the Act, in respect of time available, to redeem the secured asset.

lacs Ninty Two Thousand Four Hundrad Sevnty seven and Paise Ninety Five Only) as on

 Description of the Immovable Property All piece & Parcel of N.A. Plot No B-1, land & building, Called as Sahyog Nagar bearing R.S.No. 10/2/P/6 & Khatta No. 1534 admeasuring 75.36 sq.mtrs & constructed house that is Ground Floor +2 Floor, which is situated at Mograwadi Tal. & Dist. Valsad, Which is in the joint names of Mr. Arunkumar Ramsahodar Tiwari & Mr. Krushna Kumar Ramsahodar Tiwari With all Rights.

Date: 30/04/2024 | Place: Valasad Authorised Officer, Punjab National Bank

इंडियन बैंक 🛵 Indian Bank

smanpura Cross Road Branch, Sadhuram Chambers Near NavGujarat College, Ashram Road, Ahmedabad-380014. Tele: (079) 27544911, 27546378 Email: A666@indianbank.co.in

[Under Rule (8(1) of Security Interest (Enforcement) Rules, 2002] Possession Notice (for Immoveable property)

Whereas, The undersigned being the Authorised officer of the Indian Bank (erstwhile Allahabad Bank) under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the powers conferred to him under section 13(12) (read with Rule 3,8,9) of the Security Interest (Enforcement Rules, 2002 issued a demand notice dated 05.02.2024 calling upon the borrower Mr. Paresh Mavjibhai Solanki (Borrower, Mortgagor) and Mrs. Kailasben Mavjibhai Solanki (Borrower) to repay the amoun mentioned in the notice being Rs. 7,21,530/- (Rupees Seven Lakhs Twenty One Thousand Five Hundred Thirty only) as on 05.02.2024 within 60 days from the date of receipt of the said notice.

The Borrowers/Guarantors/Mortgagor having failed to repay the amount notice is hereby given to the borrowers/guarantors/mortgagor and the public in general that the undersigned has taken possession of the property described herein below in exercise of the powers conferred on him under section 13(4) of the said Act read with Rule 3, 8, 9 of the said rules on 30th day of April of the year Two Thousand Twenty Four.

The borrowers/Guarantors/Mortgagor in particular and the public in general are hereby cautioned not to deal with this property and any dealings with the property will be subject to the charge of Indian Bank (erstwhile Allahabad Bank), Usmanpura Cross Road Branch for an Rs. 7,21,530/- (Rupees Seven Lakhs Twenty One Thousand Five Hundred Thirty only) as on 05.02.2024 and future interest & expenses thereon.

The Borrowers attention is invited to the provision of subsection 8 of Section 13 of the Act in respect of time available, to redeem the secured assets.

### **Description of Immovable Property**

All that piece and parcel of the property located at LIG-04, Block No. 02 6th Floor Flat No. 605, Near Swagat Bungalows, Near Matru Shree Party Plot, admeasuring 45 Sq. Mtrs. TP No. 22, FP No. 298, West Zone, Chandkheda, Taluka Sabarmati, Sub Dist.-Ahmedabad, Dist Ahmedabad-2 (Vadaj) (AMC Ahmedabad Scheme), Gujarat Boundaries of the Property: East: Awas No. 606, West: Awas No. 604, North: Margin, South: Passage and Awas No. 602

Date: 30.04.2024 Chief Manager & Authorised Officer Place : Ahmedabad For Indian Bank (erstwhile Allahabad Bank)



## **BAJAJ FINANCE LIMITED**

Registered Office: Off Pune-Ahmednagar Road, Viman Nagar, Pune 411014 Branch: 11th Floor Ashar It Park Road No.16 Wagle Industrial Estate Near Agriculture Office Thane W 400604

Demand Notice Under Section 13 (2) of Securitization and Reconstruction of

Financial Assets and Enforcement of Security Interest Act, 2002. Undersigned being the Authorized officer of M/s Bajaj Finance Limited, hereby gives the following notice to the Borrower(s)/ Co-Borrower(s) who have failed to discharge their liability i.e. defaulted in the repayment of principal as well as the interest and other charges accrued there-on for Home loan(s)/Loan(s) against Property advanced to them by Bajaj Finance Limited and as a

consequence the loan(s) have become Non Performing Assets (N.P.A's). . Accordingly, notices were issued to them under Section 13 (2) of Security Interest Act, 2002 and rules there-to, on their last known addresses, however the same have been returned un-served/undelivered, as such the Borrower(s)/Co-Borrower(s) are hereby intimated/informed by way of this publication notice to clear their outstanding dues

under the loan facilities availed by them from time to tin	ne.	
Loan Account No./Name of the Borrower(s)/ Co-Borrower(s)/Guarantor(s) & Addresses	Address of the Secured/ Mortgaged Immovable Asset/ Property to be enforced	Demand Notice Date and Amou
Branch: THANE, LAN: P577PBL7865817 Borrower's /Co-Borrower's 1.M/S. TANISH ENT. THR. ITS PROP. R/o 3rd Floor 259, 302 Sudha Keshav Apartment, Reti Bunder Road, Kasheli, Thane, Maharashtra, Thane 421302 Also at: R/o. Office No. SF/6, SF/7, SF/11 - 2nd Floor, R.S. No 333/2/Paiki/2 C S No 240 Paiki E.P.No 84, T P No 26, Office No.SF/6/SF/7, SF/11 2nd Floor, Earth Alpha Tower Alpha, Mouje:-Tandalja, Tal. & DistVadodara Gujarat 390007 2. YASH HITESH SOLANKI 3. DIMPLE HITESH SOLANKI 4. HITESH MANILAL SOLANKI Sr. No. 2 to 4 Add.: R/o A1 Jalpa Society Behind Greenland Society And Ward No. 11 Office Near Essar Petrol Pump Time Circle Hari Nagar Vadodara Baroda	All the piece and parcel of office no. SF/6, SF/7, SF/11 - 2nd Floor R.S. No 333/2/paiki/2 C S No 240 paiki F.P.No 84 T P No 26 Earth Alpha Tower Alpha, Mouje: Tandalja, Tal. & DistVadodara Gujarat 390007 along with proportionate share in common areas (Area Admeasuring: Office No. SF 06 area adm. 15.33 Sq. Mtr. along with undivided & proportionate land adm. 6.81 Sq. Mtr. Office No. SF 07 area adm. 15.33 Sq. Mtr. along with undivided & proportionate land adm. 6.81 Sq. Mtr., Office No. SF 11 area adm. 21.93 Sq. Mtr. along with undivided & proportionate land adm. 9.55 Sq. Mtr.) Boundaries:- 1) SF-6 On East- Office No. SF/5; On West- Office No. SF/7; On North- Open Passage; On South- F.P. No.88 2) SF-7 On East- Office No. SF/6; On West- Office No. SF/8; On North- Open Passage; On South- F.P. No. 88 3) SF-11 On East-Common Passage; On West- Earth Africa Tower H; On	08.04.2024 Rs. 29,93,604/- (Rupees Twenty Ninet Lakhs Ninety Three Thousand Sis Hundred Fou Only) as on 08.04.2024

This step is being taken for substituted service of notice. The above Borrowers and/or Co-Borrowers Guarantors) are advised to make the payments of outstanding along with future interest within 60 days from the date of publication of this notice failing which (without prejudice to any other right remedy available with Bajaj Finance Limited) further steps for taking possession of the Secured Assets/ Mortgaged property will be initiated as per the provisions of Sec. 13(4) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002.

North-Staircase; On South-Office No. SF/10

The parties named above are also advised not to alienate, create third party interest in the above mentioned properties. On which Bajaj Finance Limited has the charge.

Place: Vadodara. Date: 02-05-2024

390021 Gujarat

For M/s Bajaj Finance Limited **Authorized Officer** 

Public Notice For E-Auction Cum Sale (Appendix - IV A) (Rule 8(6)) Sale of Immovable property mortgaged to IIFL Home Finance Limited (Formerly known as India Infoline Housing Finance Ltd.) (IIFL-HFL) Corporate Office at Plot No.98, Udyog Vihar, Phase–IV, Gurgaon-122015. (Haryana) and Branch Office at - Ahmedabad Commerce House, 4th Floor, Commerce House 4, Nr Shell Petrol Pump, Anandragar Road, Prahladnagar, Ahmedabad - 380051 under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter "Act"). Whereas the Authorized Officer ("AO") of IIFL-HFL had taken the possession of the llowing property/les pursuant to the notice issued U/S 13(2) of the Act in the following loan accounts/prospect nos, with a right to sell the same on "AS IS WHERE IS BASIS, AS IS WHAT IS BASIS AND WITHOUT RECOURSE BASIS or realization of IFL-HFL's dues. The Sale will be done by the ndersigned through e-auction platform provided at the website: www.iiflonehome.com

Borrower(s) / Demand Notice Date Description of the Immovable Date of Physical Reserve Price

Co-Borrower(s)/	and Amount	property/ Secured Asset	Possession	Rs. 20,00,000/- (Rupees Twenty Lakh Only)  Earnest Money Deposit (EMD) Rs. 2,00,000/- (Rupees Two Lakh Only)	
Guarantor(s)	9-Jun-2023 Rs. 2810430/- (Rupees				
Mr. Suresh Kumar     Mrs. Chhoti Devi	Twenty Eight Lakh Ten Thousand Four Hundred And Thirty Only)	Flat No. B 303, 3rd floor, Carpet Area Ad Measuring 650 Sq. Ft., and Super			
(Prospect No 863680, 921212)	Bid Increase Amount Rs. 25,000/-(Rupees Twenty Five Thousand Only)	Bullt up Area Ad Measuring 1170 Sq. Ft., Pratham Luxuria, Opp Karnavati-2, Narol, B/H Mahindra Show Room, Ahmedabad, 382405, Gujarat, India	Rs. 32,71,257/- (Rupees Thirty Two Lakh Seventy One Thousand Two Hundred Fifty Seven Only)		
1. Mr. Indritbhai	26-Aug-2022 Rs. 11,06,824/-	All that part and parcel of the property		Rs. 9,32,000/- (Rupees	
Bansalbhai Jatap 2.Mrs. Hemlata Indrjitbhai Jatap (Prospect No 835660, 919094)	(Rupees Eleven Lakh Six Thousand Eight Hundred And	Flat no.B - 612, 6th Floor, admeasuring 31.85 Sq. Mtr., Devashray City, Nr.	Total Outstanding As On Date 10-Apr-2024	Nine Lakh Thirty Two Thousand Only)	
	Twenty Four Only)	Devashray Farm Sp Ring Road, Ramol, Ahmedabad, Gujarat, India-382416	Rs. 16,10,669/-(Rupees	Earnest Money Deposit (EMD) Rs. 93,200/- (Rupees Ninety Three Thousand Two Hundred Only)	
	Bid Increase Amount Rs. 20,000/- (Rupees Twenty Thousand Only)	Armedabad, Gujaral, Inda-362416	Sixteen Lakh Ten Thousand Six Hundred Sixty Nine Only)		
Date of Inspection of property 15-May-2024 1100 hrs -1400 hrs		EMD Last Date 17-May-2024 till 5 pm.		of E-Auction 1100 hrs-1300 hrs.	

Mode Of Payment :- EMD payments are to be made vide online mode only. To make payments you have to visit https://www.iiflonehome.com and pay through link available for the property/ Secured Asset only. Note: Payment link for each property/Secured. Asset is different. Ensure you are using link of the property/Secured Asset you intend to buy vide public auction. For balance payment, upon successful bid, has to pay through RTGS/NEFT. The accounts details are as follows: a) Name of the Account:-IIFL Home

Finance Ltd., b) Name of the Bank:- Standard Chartered Bank, c) Account No:-9902879xxxxx followed by Prospect Number, d) IFSC Code:-SCBL0036001, e) Bank Address: Standard Chartered Bank, 90 M.G. Road, Fort, Mumbai-400001. Terms and Conditions:-

For participating in e-auction, intending bidders required to register their details with the Service Provider https://www. ifflonehome.com, well in advance and has to create the login account, login ID and password. Intending bidders have to submit / send their "Tender FORM" along with the payment details towards EMD, copy of the KYC and PAN card at the above mentioned Branch Office.

The bidders shall improve their offer in multiple of amount mentioned under the column "Bid Increase Amount". In case bid is placed in the last 5 minutes of the closing time of the auction, the closing time will automatically get extended for 5 minutes.

The successful bidder should deposit 25% of the bid amount (after adjusting EMD) within 24 hours of the acceptance of bid price by the AO and the balance 75% of the bid amount within 15 days from the date of confirmation of sale by the secured creditor. All deposit and payment shall be in the prescribed mode of payment.

The purchaser has to bear the cess, applicable stamp duty, fees, and any other statutory dues or other dues like municipal tax, electricity charges, land and all other incidental costs, charges including all taxes and rates outgoings relating to the property.

Bidders are advised to go through the website https://www.iiflonehome.com and https://www.iifl.com/home-loans/properties-for-auction for detailed terms and conditions of auction sale & auction application form before submitting their Bids for taking part in the e-auction sale proceedings.

For details, help procedure and online training on e-auction prospective bidders may contact the service provider E mail ID:- auction.hl@ifl.com,

For any query related to Property details, Inspection of Property and Online bid etc. call IFL HFL toll free no. 1800 2672 499 from 09:30 hrs to 18:00 hrs between Monday to Friday or write to email: - auction.hl@iifl.com. Notice is hereby given to above said borrowers to collect the household articles, which were lying in the secured asset at the time of taking physical

possession within 7 days, otherwise IIFL-HFL shall not be responsible for any loss of property under the circumstances. Further the notice is hereby given to the Borrower/s, that in case they fail to collect the above said articles same shall be sold in accordance with Law.

 In case of default in payment at any stage by the successful bidder / auction purchaser within the above stipulated time, the sale will be cancelled and the amount already paid will be forfeited (including EMD) and the property will be again put to sale. AO reserves the rights to postpone/cancel or vary the terms and condition of tender/auction without assigning any reason thereof. In case of any

dispute in tender/Auction, the decision of AO of IFL-HFL will be final. 15 DAYS SALE NOTICE UNDER THE RULE 9 SUB RULE (1) OF SARFAESI ACT, 2002 The Borrower are hereby notified to pay the sum as mentioned above along with upto dated interest and ancillary expenses before the date of

Tender/Auction, failing which the property will be auctioned/sold and balance dues if any will be recovered with interest and cost. Place: Ahmedabad; Date: 02-05-2024 Sd/- Authorised Officer, For IIFL Home Finance Ltd.

# OMKARA ASSETS RECONSTRUCTION PVT. LTD CIN: U67100TZ2014PTC020363.

OMKARA ASSETS RECONSTRUCTION PV I. LID CIN: U67100TZ
Corporate Office: Kohinoor Square, 47th Floor, N.C.Kelkar Marg, R.G.Gadkari Chowk, Dadar (West), Mumbai - 400028. ASSETS RECONSTRUCTION Pvt. Ltd. Email: rajesh.jumani@omkaraarc.com/zuber.khan@omkaraarc.com Authorised Officer M no.: 918657969231

[Appendix - IV-A] [See proviso to rule 8 (6) r/w 9(1)] PUBLIC NOTICE FOR E-AUCTION SALE OF IMMOVABLE PROPERTY

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("SARFAESI Act") read with proviso to Rule 8 (6) r/w 9(1) 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, possession of which has been taken by

the Authorised Officer of Omkara Assets Reconstruction Pvt. Ltd. Further, Omkara Assets Reconstruction Pvt Itd (OARPL) (acting in its capacity as Trustee of Omkara PS 06/2021-22 Trust) has acquired entire outstanding debts of the below accounts vide Assignment Agreement dated 25.06.2021 from IndusInd Bank Ltd (Assignor Bank) along with underlying security from assignor bank. Accordingly, OARPL has stepped into the shoes of assignor bank and empowered to recover the dues and enforce the security. The Authorized Officer of OARPL took handover of the physical possession of the below mentioned secured property from the Borrower/Mortgagor/Co-Borrower. The Authorized Officer of OARPL hereby intends to sell the below mentioned secured properties for recovery of dues and hence the tenders/bids are invited in sealed cover for the purchase of the secured properties. The properties shall be sold in exercise of 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" for recovery of amount shown below in respective column due to OARPL as Secured Creditor from respective Borrower and Co-Borrower(s) shown below. Details of the Borrower(s)/Guarantors/Mortgagors, Securities, Owner, Outstanding Dues, Date of Demand Notice sent under Section 13(2), Possession Date, Reserve Price, Bid Increment Amount, Earnest Money Deposit (EMD), Date & Time of Inspection is given as under:

	Name of Borrower(s)/ Guarantors/ Mortgagors	Details of the Secured Asset	Owner of the property	Outstanding Dues as on 26.04.2024 (IN INR)	Demand Notice Date	Possession Date	Reserve Price (IN INR)	Bid Increment Amount (IN INR)	EMD (IN INR)	Date & Time of Inspection
(I M T	Borrower/ Mortgagor), Irs. Bindiben rupeshkumar Shah	All the piece and parcel of Immovable Constructed Property Flat No. 101 on 1st Floor in Scheme Known as "165 Dwelling", situated at survey no. 403 Paiki, Sub-Plot No. 165 of F.P. No. 674 of T.P. No. 1/B of Mouje Bokadev, Taluka: Ghatlodiya, District Ahmedabad. Admeasuring 1800 sq. ft. (SBUA) On the West: Flat No. 102, On the East: SP No. 143, On the North: SP No. 166, On the South: SP No. 164	Shah	Rs. 1,05,25,504.32 (Rupees One Crores Five Lakhs Twenty Five Thousand Five Hundred and Four and Paisa Thirty Two Only)		15.07.2023	Rs. 83,00,000 (Rupees Eighty Three Lakhs Only)	Rs. 50,000/- (Rupees Fifty Thousand Only)	Rs. 8,30,000 (Rupees Eight Lakhs Thirty Thousand Only)	14.05.2024 12:30 P.M. to 1:30 PM (As per prior appointment)

Account No.: 344905001084, Name of the Beneficiary: Omkara PS 06/2021-22 Trust, Bank Name: ICICI Bank, Branch: Bandra (E) Mumbai, IFSC Code: ICIC0003449

Last date and time for submission of bid letter of participation/KYC Document/Proof of EMD : 28.05.2024 till 05:30 pm | Date of E-Auction & Time : 30.05.2024 12:00 to 2:00 pm TERMS & CONDITION OF THE AUCTION: For detailed terms and conditions of the sale please refer to the link provided in Secured Creditor's (OARPL) website i.e. http://omkaraarc.com/auction.php or website of service

provider i.e. http://www.bankeauction.com. STATUTORY NOTICE FOR SALE UNDER Rule 8(6) r/w 9(1) OF SECURITY INTEREST (ENFORCEMENT) RULES, 2002

This notice is also a mandatory notice of not less than 15 (Fifteen) days to the Borrower(s) of the above loan account under Rule 8(6) r/w 9(1), of Security Interest (Enforcement) Rule, 2002 and provisions of Securitization & Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002. Date: 02.05.2024 Sd/- Authorized Officer, Omkara Assets Reconstruction Pvt Ltd.

ASSETS RECONSTRUCTION PVT LTD.

Place: Ahmedabad

# 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 **Email:**rajesh.jumani@omkaraarc.com/zuber.khan@omkaraarc.com Tel.:+91 2269231111 | Authorised Officer M no.:+918657969233/+918657969231

[Appendix - IV-A] See proviso to rule 8 (6)r/w 9(1

PUBLIC NOTICE FOR E-AUCTION SALE OF IMMOVABLE PROPERTY E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act. 2002

("SARFAESI Act") read with proviso to Rule 8 (6) r/w 9(1) 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, possession of which has been taken by the Authorised Officer of the Secured Creditor, possession of which has been taken by the Authorised Officer of the Secured Creditor, possession of which has been taken by the Authorised Officer of the Secured Creditor, possession of which has been taken by the Authorised Officer of the Secured Creditor, possession of which has been taken by the Authorised Officer of the Secured Creditor, possession of which has been taken by the Authorised Officer of the Secured Creditor, possession of which has been taken by the Authorised Officer of the Secured Creditor, possession of which has been taken by the Authorised Officer of the Secured Creditor, possession of which has been taken by the Authorised Officer of the Secured Creditor, possession of the Secured Creditor of the Secured Omkara Assets Reconstruction Pvt. Ltd. Further, Omkara Assets Reconstruction Pvt Itd (OARPL) (acting in its capacity as Trustee of Omkara PS 30/2021-22 Trust) has acquired entire outstanding debts of the below accounts vide Assignment Agreement date 30.09.2021 from IndusInd Bank Ltd (Assignor Bank) along with underlying security from assignor bank. Accordingly, OARPL has stepped into the shoes of assignor bank and empowered to recover the dues and enforce the security. The Authorized Officer of the security from assignor bank. Accordingly, OARPL has stepped into the shoes of assignor bank and empowered to recover the dues and enforce the security. The Authorized Officer of the security from assignor bank and empowered to recover the dues and enforce the security. The Authorized Officer of the security from assignor bank and empowered to recover the dues and enforce the security from assignor bank. Accordingly, OARPL has stepped into the shoes of assignor bank and empowered to recover the dues and enforce the security. The Authorized Officer of the security from assignor bank and empowered to recover the dues and enforce the security from assignor bank. Accordingly, OARPL has stepped into the shoes of assignor bank and empowered to recover the dues and enforce the security from assignor bank. Accordingly, OARPL has stepped into the shoes of assignor bank and empowered to recover the dues and enforce the security from assignor bank. Accordingly, OARPL has stepped into the shoes of assignor bank and empowered to recover the dues and empowered to recover the dues and empowered the security from assignor bank. Accordingly, OARPL has stepped into the security from assignor bank and empowered to recover the dues and empowered to recover the dues and empowered the security from assignor bank and empowered the sec OARPL took handover of the physical possession of the below mentioned secured property from the Borrower/Mortgagor/Co-Borrower. The Authorized Officer of OARPL hereby intends to sell the below mentioned secured properties for recovery of dues and hence the tenders/bids are invited in sealed cover for the purchase of the secured properties shall be sold in exercise of 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" for recovery of amount shown below in respective column due to OARPL as Secured Creditor from respective Borrower and Co-Borrower(s) shown below. Details of the Borrower(s)/Guarantors/Mortgagor Securities, Owner, Outstanding Dues, Dateof Demand Notice sent under Section 13(2), Possession Date, Reserve Price, Bid Increment Amount, Earnest Money Deposit (EMD), Date & Time of Inspection is given as under:

Sr. No.	Name of Borrower(s)/ Guarantors/ Mortgagors	Details of the Secured Asset	Owner of the property	Outstanding Dues as on 01.02.2024 (IN INR)	Demand Notice Date	Possession Date	Reserve Price (IN INR)	Bid Increment Amount (IN INR		Date & Time of Inspection
	Chaudhari (Borrower/ Mortgagor), Mrs. Lila Ravatbhai Chaudhari (Co-Borrower), Mr. Tarachand Ravatbhai Chaudhari) (Co-Borrower) (LAN: GRR00404N)	All that piece and parcel of property being a Shop No.2 & 3 on Ground Floor having a Carpet Area 14.18 + 12.48 Sq. Mtrs in the Residential cum Commercial Building namely "Satyam Complex" constructed on the NA land area 612.00 Sq. mtrs of Plot No.17 to 21, area known as "Satyam Park" situated at Rajkot Revenue Survey No.214/p3, City Survey Ward No.12/2, City Survey No.3864/7/17 in Sub-Dist & Regi. District Rajkot On the East: -Shop No.4 On the West: -Shop Np.2 On the North: -Parking for Flat Holders On the South: -Open Space	Thanaram Chaudhary	Rs.20,10,432.39 (Rupees Twenty Lakhs Ten Thousand Four Hundred and Thirty Two and Paisa Thirty Nine Only)		06.08.2023	Rs.22,00,000 (Rupees Twenty Two Lakhs Only)	Rs. 25,000	Rs. 2,20,000 (Rupees Two Lakhs Twenty Thousand Only)	15.05.2024 11:00 P.M to 12:00 P.M

Account No.: 055505010221, Name of the Beneficiary: Omkara PS 30/2021-22 Trust, Bank Name:ICICI Bank, Branch: Bandra (E) Mumbai, IFSC Code: ICIC0000555 Last date and time for submission of bid letter of participation/KYC Document/Proof of EMD:28.05.2024 till 5:30 pm. Date of E-Auction & Time: 30.05.2024 12:00 to 2:00 pm

TERMS & CONDITION OF THE AUCTION: For detailed terms and conditions of the sale please refer to the link provided in Secured Creditor's (OARPL) website i.e. http://omkaraarc.com/auction.php or website of service provider i.e. http://www.bankeauction.com

STATUTORY NOTICE FOR SALE UNDER Rule 8(6) r/w 9(1) OF SECURITY INTEREST (ENFORCEMENT) RULES,2002 This notice is also a mandatory notice of not less than 15 (Fifteen) days to the Borrower(s) of the above loan account under Rule 8(6) r/w 9(1), of Security Interest (Enforcement) Rule, 2002 and provisions of Securitization 8

Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, informing them about holding of auction/sale through e-auction on the above referred date and time.

Place: Rajkot

financialexp.epapr.in

Authorized Officer, Omkara Assets Reconstruction Pvt Ltd. (Acting in its capacity as a Trustee of Omkara PS 30/2021-22 Trust)

(Acting in its capacity as a Trustee of Omkara PS 06/2021-22 Trust)



NAME OF THE

BORROWER/GUARANTOR

(OWNER OF THE PROPERTY)

& LOAN ACCOUNT NUMBER

# **AAVAS FINANCIERS LIMITED**

Regd. & Corp. Office: 201-202, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur. 302020

POSSESSION NOTICE

The undersigned being the Authorised Officer of AAVAS FINANCIERS LIMITED (Formerly known as "AU HOUSING FINANCE LIMITED") under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and in exercise of powers conferred upon me under section 13(12) read with Rule 9 of the Security Interest (Enforcement) Rules 2002, issued a Demand Notice calling upon the borrowers mentioned herein below to repay the amount mentioned in the respective notice within 60 days from the date of receipt of the said notice. The borrowers having failed to repay the amount, undersigned has taken possession of the properties described herein below in exercise of powers conferred on me under Section 13(4) of the said Act read with Rule 9 of the said rules on the dates mentioned as below.

The borrower and Guarantor in particular and the public in general is hereby cautioned not to deal with the properties and any dealings with the property will be subject to the charge of the AAVAS FINANCIERS LIMITED (Formerly known as "AU HOUSING FINANCE LIMITED") for an amount mentioned as below and further interest thereon.

Name of the Borrower	Date & Amount of Demand Notice	Description of Property	of Possession
RAHULKUMAR DINESH ROY, MRS. KRISHNADEVI DINESH ROY, MR. GOPAL RAY GUARANTOR: MR. YOGENDRA KUMAR (A/c No.) LNBRD00317-180062968	10 May 23 Rs. 701895.41/- 9 May 23	REVENUE SURVEY NO. 1753, BLOCK NO. 1305, FLAT NO. A/304, 3RD FLOOR, SAI DARSHAN COMPLEX, VILLAGE - ITOLA, SUB-DISTRICT & DISTRICT - VADODARA, GUJARAT.— ADMEASURING 589.56 SQ. FT.	Physical Possession Taken on 1 May 24

INDIA SHELTER FINANCE CORPORATION LTD. IndiaShelter

No U-10/11, Sar corporate centre, shashtri nagar corner, Udhna main road, Surat- 395002

REGD: OFFICE:- Plot-15,6th Floor, Sec-44, Institutional Area, Gurugram, Haryana-122002 **Home Loans** Branch Office: FF/109/B, Atlantis B/S Central Square, Sara Bhai Main Road, Ganda Circle, Vadodara - 390023 & Shop

### POSSESSION NOTICE FOR IMMOVABLE PROPERTY

Whereas, The Undersigned Being The Authorised Officer Of The India Shelter Finance And Corporation Ltd, Under The Securitisation And Reconstruction Of Financial Assests And Enforcement (security) Interest Act 2002 And In Exercise Of Power Conferred Under Section 13(12) Read With Rule 3 Of The Security Interest (enforcement) Rules, 2002 issued A Demand Notice On The Date Noted Against The Account As Mentioned Hereinafter, Calling Upon The Borrowe And Also The Owner Of The Property/surety To Repay The Amount Within 60 Days From The Date Of The Said Notice. Whereas The Owner Of The Property And The Other Having Failed To Repay The Amount, Notice Is Hereby Given To The Under Noted Borrowers And The Public In General That The Undersigned Has Taken Symbolic Possession Of The Propertyles Described Herein Below In Exercise Of The Powers Conferred On Him/her Under Section 13(4) Of The Said Act Read With Rules 8 & 9 Of The Said Rules On The Dates Mentioned Against Each Account. Now, The Borrower In Particular And The Public In General Is Hereby Cautioned Not To Deal With The Propertyles And Any Dealing With The Propertyles Will Be Subject To The Charge Of India Shelter Finance Corporation Ltd For An Amount Mentioned As Below And Interest Thereon, Costs, Etc. The Property No. 22 Should Be Read As Property No. 27 As Mentioned On Thenotice Pastd On Property.

DT. OF DEMAND NOTICE,

AMOUNT DUE AS ON

DATE OF DEMAND NOTICE

DATE OF

POSSESSION

DESCRIPTION OF THE CHARGED

/MORTGAGED PROPERTY(ALL

THE PART & PARCEL OF THE

PROPERTY CONSISTING OF)

MRS. CHANDANBEN CHAUHAN & MR.KIRTANSINH CHAUHAN Resides At: Vasupujya Nagar, Bamroli Road, Dist: Godhra, Panchmahal Gujarat-389001 LOAN ACCONT NO: LA39CLLONS000005011960 & AP-10026699	All Pieces And Parcel Of Property Bearing On Non Agricultural Land In The Sim Of Village Hall, Dist Panchmahal Lying And Bearing Situated On The Land Bearing Revenue Survey No.468 Paikee Admeasuring 22764 Sq Mtrs Of The Land On Which Maharaj Society Is Organized Of Which Plot No.3 Admeasuring	(Rupees Eight Lakh Twelve Thousands Six Hundred Seventy Three Only ) Due As On 11.12.2023 Together With The Interest From 12.12 .2023 And Other	30.04.2024 (SYMBOLIC POSSESSION
	ruction Area is 40. Sq Mtrs in The Registration C a Patel, West: House Of Pravinsinhji Gohil, North		
MRS. NANDABEN RATHVA & MR.VALUBHAI RATHVA RESIDES AT: 33/B, AMRAPALI-1, HALOL 31, PANCHMAHAL VADODARA, GUJARAT- 389350 LOAN ACCOUNT NO: CLA100004785 & AP-0839430	All Pieces And Parcel Of Property Bearing R.S. No. 226, House Bearing Halol Nagar Palika Property No. 11937, Plot No. 33/B Amrapali Society-1 Nr. Khodiya Mata Temple Halol Panchmahal Vadodara Gujarat-389350 Bounded With: East: Road, West: Plot No. 29, North: Plot No. 33/A, South: Plot No. 34	Rs.5,61,022.5/- (Rupees Five Lakh Sixty One Thousands and Twenty Two and Fifty Paisa Only) Due As On 06.02.202	30.04.2024 ( SYMBOLIC POSSESSION
MRS. MANDAKINI PRAVINCHANDRA PAREKH & MR.SHAILESH PAREKH Resides At: 8-404, Parivar Appartment, Amroli, Choryashi Surat Gujarat-394106 LOAN ACCOUNT NO: CLA100005640 & AP-0829087	All That Pieces And Parcel Of Property Bearing R.S.No.20/3/A, Flat No B-404, Parivar Appartment, Opp Pardesi Park, Amroli Village, Taluka Choryashi, Surat, Gujarat- 394106 Bounded With: East: Flat No.403, West: Adjoining Wing, North: Ots And Flat No.407, South: Ots And Adjoining	6,34,318.43/- (Rupees Six Lakh Thirty Four Thousands Three Hundred Eighteen And Fourty Three Paisa Only ) Due As On 31.07.2021 Together With The	26.04.2024 (SYMBOLIC POSSESSION

Place: GUJARAT Date: 02.05.2024 For India Shelter Finance Corporation Ltd (Authorized Officer) FOR ANY QUERY PLEASE CONTACT Mr. KISHAN CHAUHAN (+91 6354053032) & Mr. ASHISH BHATT (+91 7874110808

### Public Notice For E-Auction For Sale Of Immovable Properties Sale of Immovable property mortgaged to IFL Home Finance Limited (Formerly known as India Infoline Housing Finance Ltd.) (IFL-HFL) Corporate Office at Plot No. 98

Udyog Vihar, Phase-IV, Gurgaon-122015 (Haryana) and Branch Office at "Ahmedabad Commerce House, 4th Floor, Commerce House 4, Nr Shell Petrol Pump Anandnagar Road, Prahladnagar, Ahmedabad - 380051" under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter "Act"). Whereas the Autorized Officer ("AO") of IFL-HFL had taken the possession of the following property/ies pursuant to the notice issued U/S 13(2) of the Act in the following loan accounts/prospect nos. with a right to sell the same on "AS IS WHERE IS, AS IS WHAT IS BASIS and WITHOUT

Borrower(s)/ Co-Borrower(s)/	Demand Notice Date and Amount	Description of the Immovable property/ Secured Asset	Date of Physical Possession	Reserve Price	Date of Inspection of property
		All that part and parcel of the	19-Apr-2024	Rs. 17,33,000/-	31-May-2024
<ol> <li>Mr. Priydip Goswami</li> <li>Ashapura Fast Food</li> </ol>	(Rupees Eighteen Lakh Thirty Thousand	property bearing Residential Sub- Plot No. 55/A. Revenue Survey	(Rupees Nineteen	(Rupees Seventeen Lakh Thirty Three Thousand Only)	1100 hrs -1400 hrs
3. Mrs. Goswami F Rekhaben	oswami Five Hundred and Thirty No. 93 Paiki, Komalnagar, Jamnagar, Gujarat, 351001 Area Admeasuring (INSQ: FT): Property Imper Land, Area, Built_Up_Area, Caarpet_Area Property Area:	No. 93 Paiki, Komalnagar, Jamnagar, Gujarat, 361001 Area Admeasuring (INSQ: FT); Property			EMD Last Date 04-Jun-2024
				Earnest Money Deposit (EMD)	
					till 5 pm.
(Prospect No IL10203782)		Thousand Five Hundred One Only)	Rs. 1,73,300/- (Rupees One Lakh Seventy Three Thousand Three Hundred Only)	Date/Time of E Auctio 07-Jun-2024 1100 hrs1300 hrs	

pay through link available for the property/ Secured Asset only. Note: Payment link for each property/Secured Asset is different. Ensure you are using link of the property/Secured Asset you intend to buy vide public auction. For balance payment, upon successful bid, has to pay through RTGS/NEFT. The accounts details are as follows; a) Name of the Account: IIFL Home Finance Ltd., b) Name of the Bank:- Standard Chartered Bank, c) Account No:-9902879xxxxx followed by Prospect Number, d) IFSC Code:-SCBL0036001, e) Bank Address: Standard Chartered Bank, 90 M.G. Road, Fort, Mumbai-400001.

Terms and Conditions:-For participating in e-auction, Intending bidders required to register their details with the Service Provider https://www.iiflonehome.com.well in advance and has to create the login account, login ID and password. Intending bidders have to submit / send their "Tender FORM" along with the payment details

towards EMD, copy of the KYC and PAN card at the above mentioned Branch Office. The bidders shall improve their offer in multiple of amount mentioned under the column "Bid Increase Amount". In case bid is placed in the last 5 minutes of the closing time of the auction, the closing time will automatically get extended for 5 minutes.

The successful bidder should deposit 25% of the bid amount (after adjusting EMD) within 24 hours of the acceptance of bid price by the AO and the balance 75% of the bid amount within 15 days from the date of confirmation of sale by the secured creditor. All deposit and payment shall be in the prescribed mode of payment. The purchaser has to bear the cess, applicable stamp duty, fees, and any other statutory dues or other dues like municipal tax, electricity charges, land

and all other incidental costs, charges including all taxes and rates outgoings relating to the property. Bidders are advised to go through the website https://www.iiflonehome.com and https://www.iifl.com/home-loans/properties-for-auction for detailed

terms and conditions of auction sale & auction application form before submitting their Bids for taking part in the e-auction sale proceedings. For details, help procedure and online training on e-auction prospective bidders may contact the service provider E mail ID:- auction.hl@iff.com

Support Helpline Numbers: @1800 2672 499. For any query related to Property details, Inspection of Property and Online bid etc. call IFL HFL toll free no. 1800 2672 499 from 09:30 hrs to 18:00 hrs

between Monday to Friday or write to email:- auction.hl@iff.com Notice is hereby given to above said borrowers to collect the household articles, which were lying in the secured asset at the time of taking physical

possession within 7 days, otherwise IIFL-HFL shall not be responsible for any loss of property under the circumstances. Further the notice is hereby given to the Borrower/s, that in case they fail to collect the above said articles same shall be sold in accordance with Law. In case of default in payment at any stage by the successful bidder / auction purchaser within the above stipulated time, the sale will be cancelled and

the amount already paid will be forfeited (including EMD) and the property will be again put to sale. AO reserves the rights to postpone/cancel or vary the terms and condition of tender/auction without assigning any reason thereof. In case of any

dispute in tender/Auction, the decision of AO of IFL-HFL will be final. STATUTARY 30 DAYS SALE NOTICE UNDER RULE 8 (6) OF THE SARFAESI ACT, 2002 The Borrower are hereby notified to pay the sum as mentioned above along with upto dated interest and ancillary expenses before the date of

Tender/Auction, failing which the property will be auctioned/sold and balance dues if any will be recovered with interest and cost. Place: Jamnagar; Date: 02-05-2024 Sdi-; Authorised Officer, For IIFL Home Finance Ltd.

RBL BANK LTD. RBLBANK Registered Office: 1st Lane, Shahupuri, Kolhapur-416001.

apno ka bank National Office: 9th Floor, Techniplex Complex-1, off. Veer Savarkar Flyover, Goregaon West, Mumbai- 400062 NOTICE OF SALE THROUGH PRIVATE TREATY

SALE OF IMMOVABLE ASSETS CHARGED TO THE BANK UNDER THE SECURITISATION AND RECONSTRUCTION

OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT 2002. (SARFAESI ACT) The undersigned as Authorized Officer of RBL Bank Ltd has taken Actual Physical Possession of the schedule property under the SARFAESI Act. The Authorized Officer of M/s, RBL Bank Ltd, had already conducted multiple public auctions for selling the property, but

they turned out to be unsuccessful as no bids were received. Hence please be informed that if the total outstanding dues in the aforesaid loan account are not paid within Fifteen (15) Days from the date of this publication of this notice, then the Authorized officer will proceed for sale via private treaty of the property as stated below. Public at large is informed that the secured property as mentioned in the Schedule are available for sale through Private

Treaty, as per the terms agreeable to the Bank for realization of Bank's dues on "AS IS WHERE IS" and "AS IS WHAT IS"

Standard terms & conditions for sale of property through Private Treaty are as under:

 Sale through Private Treaty will be on "AS IS WHERE IS" and "AS IS WHAT IS" BASIS. 2. The purchaser will be required to deposit 25% of the sale consideration on the next working day of receipt of Bank's

acceptance of offer for purchase of property and the remaining amount within 15 days thereafter.

The purchaser has to deposit 10% of the offered amount along with application which will be adjusted against 25% of the deposit to be made as per clause (2) above. Failure to remit the amount as required under clause (2) above, will cause forfeiture of amount already paid including

10% of the amount paid along with application. In case of non-acceptance of offer of purchase by the Bank, the amount of 10% paid along with the application will be

refunded without any interest. The purchaser should conduct due diligence on all aspects related to the property (under sale through private treaty)

to his satisfaction. The purchaser shall not be entitled to make any claim against the Authorized Officer / Secured

Creditor in this regard at a later date.

The Bank reserves the right to reject any offer of purchase without assigning any reason.

In case of more than one offer, the Bank will accept the highest offer.

The interested parties may contact the Authorized Officer for further details / clarifications and for submitting their

of purchase of the property. 11. Sale shall be in accordance with the provisions of SARFAESI Act / Rules.

The purchaser has to bear all stamp duty, registration fee, and other expenses, taxes, duties, society dues in respect

Loan Account No, Name and Address of Borrower/ Co-borrowers	Amount as per 13(2) Demand Notice under SARFAESI Act.	Description of Secured Assets/ Immovable Properties		
Loan Account No. 809002737385 and 809001696249	INR Rs.20,26,487.29/- [Rupees Twenty Lakhs Twenty-	Property Owned by : Mrs. Ambabe Kurjibhai Donga		
Mr. Dharmesh Kurjibbhai Donga     (Applicant),	Six Thousand Four Hundred Eighty-Seven and Twenty-Nine	All piece and parcel of Residenti property bearing Flat No.02, 1st Floor		

2) Mrs. Sejalben Dharmesh Donga

3) Mrs. Ambaben Kurjibhai Donga

(Co-Applicant and Mortgagor)

Flat No.2, 2nd Floor, OM Apartment,

OM Nagar, 23, 130 /P, Off. 150.00 Ft

Address of Correspondence

Ring Road, Mavdi, Near Nilkanth

Diagnostics, Nr. OM Nagar Circle,

(Co-Applicant) and

Rajkot, Gujarat - 360004.

Place: Rajkot

Paisa] as on 02/06/2021 Demand notice dated

Date of Actual Physical Possession = 11/10/2023 Reserve Price for Sale by On or towards South-Open Space, On or Private Treaty is Rs.20,00,000/towards West- Flat No.01, On or towards (Rupees Twenty Lakhs Only) North-House of OM Nagar Paikee

02/06/2021

ing Flat No.02, 1st Floor, having built up area 50 sq. mtrs., in the building known as "OM Apartment" constructed on Plot No.23 of Revenue Survey No.130, paikee of Village Maydi District Rajkot, Gujarat 360004, which is bounded and surrounded by: On or towards East- Passage and Flat No.03,

The aforesaid Borrower's/Co-borrower's attention is invited to provisions of section 13(8) of SARFAESI Act for redemption of secured assets mentioned hereinabove by tendering the aforementioned outstanding dues together with all costs, charges and expenses incurred by the bank before the sale of secured assets.

Correspondence Address: Alpesh Shah, Deputy Vice President (9825044697) 1st Floor, Viva Complex, Parimal Garden, Ellisbridge, Ahmedabad 380006 Authorised Officer - Alpesh Shah Date: 02/05/2024

RBL Bank Ltd.

Ahmedabad