**asREC (India) Limited**

Unit No. 201, 200A, 202 & 200B, Building No. 2, Solitaire Corporate Park, Andheri Ghatkopar Link Road, Chakala, Andheri (E), Mumbai-400 093, Maharashtra

## POSSESSION NOTICE

[Rule 8(1)]
(For immovable property)

Whereas,
**ASREC (India) Limited** acting in its capacity as Assignee of Bharat Co. Operative Bank (Mumbai) Ltd. Vide assignment agreement dated 14th February,2020 has acquired the secure debt with securities from the original lender Bharat Co. Operative Bank (Mumbai) Ltd. The Authorized Officer of Bharat Co-Operative Bank (Mumbai) Ltd. under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand notice dated 07.09.2019 calling upon the Borrower/Directors/Guarantor/Joint& Co-Borrowers **M/s. SM Aker Management services Pvt Ltd.** to repay the amount mentioned in the notice aggregating to **Rs. 4,70,77,893.00 (Rupees Four Crore Seventy Lakhs Seventy-Seven Thousand Eight Hundred Ninety-Three Only) as on 31.08.2019** & Demand notice dated 07.09.2019 calling upon the Borrower/Directors/Guarantor/Joint& Co-Borrowers **Mr. Milind Laxman Salunkhe.** to repay the amount mentioned in the notice aggregating to **Rs. 16,08,421.00 (Rupees Sixteen Lakhs Eight Thousand Four Hundred Twenty-One Only) as on 31.08.2019** aggregating to **Rs.4,86,86,314.00 (Rupees Four Crore Eighty-Six Lakhs Eighty- Six Thousand Three Hundred Fourteen Only)** together with accrued further interest as stated in demand notice and expenses, costs, charges, etc. till the date of payment within 60 days from the date of the notice.

The Borrower/Joint/Co-borrower/Director/Mortgagors having failed to repay the amount, notice is hereby given to the Borrower/Joint/Co-borrower/Director/Mortgagors/and the public in general that the undersigned being the Authorized Officer of ASREC (India) Limited has taken Possession of the property as described herein below in exercise of powers conferred upon him under sub-section (4) of Section 13 of the Act, read with rule 8 of the Security Interest (Enforcement) rules, 2002.on the **12th April of the year 2024.**

The Borrower/Joint/Co-borrower/Mortgagors/Guarantor 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 **ASREC (India) Limited**, for an amount of **Rs.4,86,86,314.00 (Rupees Four Crore Eighty-Six Lakhs Eighty- Six Thousand Three Hundred Fourteen Only) as on 31.08.2019** together with further interest, expenses, cost, charges, repayment if any etc.

The borrower's attention is invited to provisions of sub-Section 8 of Section13 of the Act, in respect of time available, to redeem the secured assets.

**DESCRIPTION OF THE IMMOVABLE PROPERTY**

1. Flat No. 1503/A, admeasuring 680 sq. ft. (carpet area),and Flat No. 1503/B, admeasuring 314 sq. ft. (carpet area) situated on the fifteenth floor of the building Known as Sapphire constructed on pieces and parcels of Land, Hereditaments and premises, bearing New CTS No. 491/A(part), situate, lying and being at village Nahur, taluka and registration Sub-District, Nirmal Lifestyle, L.B.S. Marg, Mulund (West) Mumbai- 400 080.

Sd/-
Vikas G. Kanade
Authorised Officer
ASREC (India) Limited

Date: 12.04.2024
Place: Mumbai

## PUBLIC NOTICE

NOTICE is hereby given to the public that on behalf of my client, I am investigating the title of the **Non-Agriculture land bearing New Survey No.618 admeasuring 4225 square meters [Old Survey No.148/3/3/1 admeasuring 4950 square meters] situated at Village Kudacha of the Union Territory of Dadra and Nagar Haveli alongwith Industrial building Structure including Store Room, Toilet Room, Security Cabin and Pump Room total built up area admeasuring 2745.51 square meters (House No.183) constructed on the Ground Floor for the Industrial Purpose alongwith 160 KVA Transformer with 99 HP Electricity Power Connection facility (hereinafter referred to as "said property") with all rights, title, ownership and interest connected with the said property** which is in the name of **M/S. STEELFAB BUILDING SYSTEMS**, a Partnership Firm, having its Registered Office at 101A, Poonam Chambers, B-Wing, Dr. Annie Besant Road, Worli, Mumbai – 400018, Maharashtra State. My client has decided to purchase the above said property from the above said property owner with all rights, title and interest connected with the said property, free from all encumbrances, claims and demands.

All persons having any right, title, share, claim/claims or interest against into or upon the above said property or any part thereof by way of sale, exchange, inheritance, assignment, tenancy, license, partnership deed, partition, loans, right of prescription or pre-emption, contract, mortgage (equitable or otherwise), possession, gift, easementary right, right of way, lease, sub-lease, lien, charge, trust, maintenance, bequeath or under any agreement or Deed or other disposition or under any lis pendens, injunction, attachment, decree, order or award passed by any Court of Law, Tribunal, Revenue or Statutory Authority or Arbitration etc. or otherwise whatsoever, are hereby required to file and notify their written objections alongwith the supporting relevant documents to the undersigned at the address mentioned herein below within **15 [Fifteen] Days** from the date of publication of this notice, failing which the claim/claims if any, shall be deemed to have been waived and/or abandoned forever for all intents and purposes and not binding in any manner whatsoever and the property owner shall be free to deal with the said property including its sale/ purchase and the sale/ purchase shall be completed in favour of my client/Purchaser.

**Address:** Plot No.15,
First Floor, Near Fr. Agnelo
English School, Behind V.B.C.
Hospital, Silvassa-396230,
District-Silvassa, D. & N.H.
Mob. No.: 9825268199.

**NILESHKUMAR J. SHAH**
**Advocate for the Purchaser**
Date: -11/04/2024

## Before the Central Government Registrar of Companies, Mumbai

In the matter of the Companies Act, 2013, Section 13(4) of Companies Act, 2013 and Rule 30(6)(a) of the Companies (Incorporation) Rules, 2014 AND In the matter of JARVIS TECHNOLOGY AND STRATEGY CONSULTING PRIVATE LIMITED having its registered office at 437, Hanuman Mitra Mandal, Mahatma Phule Nagar, Near Mankhurd Railway Station, Mankhurd East, Mumbai City, Mumbai, Maharashtra, India, 400088, Notice is hereby given to the General Public that the company proposes to make application to the Central Government under section 13 of the Companies Act, 2013 seeking confirmation of alteration of the Memorandum of Association of the Company in terms of the special resolution to be passed at the Extra ordinary general meeting to be held on 29th February 2024 to enable the company to change its Registered office from "State of Maharashtra " to "Delhi".

Any person whose interest is likely to be affected by the proposed change of the registered office of the company may deliver or cause to be delivered or send by registered post of his/her objections supported by an affidavit stating the nature of his/her interest and grounds of opposition to the Registrar of Companies, Mumbai within Fourteen days from the date of publication of this notice with a copy of the applicant company at its registered office at the address mentioned above.

For and on behalf of,
**JARVIS TECHNOLOGY AND STRATEGY CONSULTING PRIVATE LIMITED**
DIGGAJ MOGRA
(Director)

13 April 2024.
Mumbai

## PUBLIC NOTICE

1. I am concerned for my client Ms. Lopa Arunkumar Gajiwala plaintiff in pending case number S.C. suit no. 715 of 2022 in the City Civil Court at Greater Bombay in respect of suit property situated at new survey no. 179 and CTS no. 569 of Mahim Division under G ward, MCGM, assessment tax number 5546-47-48 and street number 22/23 and 24 lady harding road, Mahim adm. 1769 sq. yards along with structure and collector new number 12951, new survey number 3-4/180 and CTS 560 and 561 adm. 12900 sq. yards in Mahim Division Mumbai. The plaintiff is landlady and co-owner of said leasehold property and legal heirs of original lessee late Tarachand Navalchand and Ratanchand Navalchand.
2. My client is having total share in said property of 3.5715% plus 4.16666% equal 7.73595% in entire property. Said Lopa Arunkumar Gajiwala has filed suit number 715/2022 in the City Civil Court at Greater Bombay against defendants (1 ) Daksha Kesarichand Jhaveri, ( 2 ) Deepak Chandrakant Jhaveri, ( 3 ) Mrs. Vimal Dilip Jhaveri, ( 4 ) Mrs. Neeta Mahesh Tomar, ( 5 ) Sunil Dilip Jhaveri, ( 6 ) Manoj Dilip Jhaveri, ( 7 ) Smt. Shivani Viraj Shah, ( 8 ) Mrs. Ushma Jignesh Dhru, ( 9 ) Mr. Nilay Arunkumar Choksi, ( 10 ) Mr. Nilkesh Keshrichand Jhaveri, ( 11 ) Mrs. Hansa Suresh Shah, ( 12 ) M/s Johnsons Dye Works Pvt. Ltd, ( 13 ) M/s New Era Fabrics Pvt. Ltd, ( 14 ) M/s Gnani Investment & Trading Co. Pvt. Ltd..
3. Be please take note that the said suit is pending in court room no. 62 of City Civil Court Bombay for hearing and service on defendants on 08/07/2024. If any defendants or party interested same to intimate their interest otherwise plaintiff shall proceed the said case against all defendants for the relief as prayed.
4. Be please to file your defence in the said case and or furnish documents if any claimed have any party in the said property.

Date: 13/04/2024
Sd/-
9, Vibhako Bldg, Mamalatdarwadi,
Malad (west)- 400064.
Adv Akhilesh Upadhyay
Adv for Plaintiff

**State Bank of India**

Stressed Assets Recovery Branch, Mumbai (05168):-6th Floor, "The International", 16, Maharshi Karve Road, Churchgate, Mumbai-400 020.
Phone : 022 – 22053163 / 22053164 / 22053165 E-mail: sbi.05168@sbi.co.in

## SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES | Appendix - IV-A [See Provisio to rule 8(6)]

**E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE ASSETS UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH PROVISO TO RULE 8(6) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002**

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property mortgaged/charged to the Secured Creditor, the Symbolic Possession of which has been taken by the **Authorised Officer of State Bank Of India, the Secured Creditor, will be sold on " As is Where is", As is What is" and Whatever there is" basis on 28.05.2024, for recovery of Rs.4,10,58,855/- (Rs. Four Crore Ten Lacs Fifty Eight thousand Eight hundred and Fifty Five only ) as on 08.09.2023** and further interest, costs and expenses etc. thereon due to the secured creditor from **Mrs. Suchitra Kunal Amale and Shri Kunal Kondiba Amale (Borrower)**. The reserve price will be **Rs. 4,18,52,000/- (Rupees Four Crore Eighteen Lacs Fifty Two thousand only ) and the earnest money deposit will be Rs.41,85,200/- (Rupees Forty One Lacs Eighty Five Thousand Two Hundred only ).** The Bidders should get themselves registered on https://www.mstcecommerce.com/auctionhome/ibapi/index.jsp by providing requisite KYC documents and registration fee as per the practice followed by M/s MSTC Ltd well before the auction date.

**Date & Time of public E-Auction 28.05.2024 from 11.00 AM to 4.00 PM with unlimited extensions clause of 10 minutes each.**

| Property ID No | Detail of Property | Reserve Price (in Rs.) | Earnest Money Deposit(Rs.) | Bid increase Amount (Rs.) | Date & time of inspection |
|---|---|---|---|---|---|
| SBIN2000 50695344 | All that part and parcel of property consisting of Row House No. 1, "De Paradiso Apartments", Takshashila Society, Plot No. 37 and 38, S. No. 131, Hissa No. 1B/1, Ram Indu Park, Lane – 1, Near Aryan Suzuki Showroom, Village Baner, Taluka Haveli, Dist. Pune 411 014 adm. 222.40 sq.mtrs. built up area plus top terrace adm. Area 52 sq.mtrs. plus stilt parking adm. Area 32.23 sq.mtrs. plus open garden area adm. 19 sq.mtrs. alongwith 26.61% undivided share in common amenities | 4,18,52,000/- (Rupees Four Crore Eighteen Lacs Fifty Two Thousand only ) | 41,85,200/- (Rupees Forty One Lacs Eighty Five Thousand Two hundred only) | 20,000/- (Rupees Twenty Thousand only) | **21.05.2024 12.00 noon to 2.00 pm** |

For detailed terms and conditions of the sale, please refer to the link provided in State Bank of India the Secured Creditor Website www.sbi.co.in , https://bank.sbi, https://sbi.co.in/web/sbi-in-the-news/auction-notices/sarfaesi-and-others and https://www.mstcecommerce.com/auctionhome/ibapi/index.jsp https://ibapi.in, or contact to CLO Mob. No. 8879333234 & CCO Mob.No. 9833218724.

**Date : 12.04.2024**
**Place : Mumbai**
Sd/-
**Authorised Officer, State Bank Of India**

## IN THE COURT OF SMALL CAUSES AT MUMBAI
## R.A.N. APPLICATION NO. 14 OF 2023

M/s Motilal Kaliandas & Co. (Proprietary Concern), having its Shop address at Shop at Ground Floor, 80, Nagdevi Street, B Ward, Mumbai -400 003
Represented by:
Mr. Niraj Dilip Randery (Proprietor) Age : 53 years ...**Applicant**

Versus

1. Smt. Ajabai Ebrahimbhai, Adult, age & full name not known Occupation - Business, having her office address at C/o S M Vohra, M/s Raj Services, 832/34, Tapal Naka, M. G. Road, Panvel - 410 205, Raigad, Maharashtra
2. Shri. Shabbir Ebrahimbhai, Adult, age & full name not known Occupation - Business, having his office address at C/o S M Vohra, M/s Raj Services, 832/34, Tapal Naka, M. G. Road, Panvel - 410.205, Raigad, Maharashtra
3. Shri Jabir Fakhruddin Adult, age & full name not known Occupation - Business, having its office address at C/o S M Vohra, M/s Raj Services, 832/34, Tapal Naka, M. G. Road, Panvel - 410 205, Raigad, Maharashtra ...**Respondents**

To,
The Respondents abovenamed,

WHEREAS, the Applicant abovenamed has filed above R. A. N Application against the Respondents praying there in that this Hon'ble Court may be pleased to fix and determine the Standard Rent of the Applicant's "Suit Premises" i. e. Shop at Ground Floor situated at 80, Nagdevi Street, B Ward, Mumbai - 400 003 at the rate of Rs. 1,747/- per month or at any rate which the Hon'ble Court deems fit, just and proper and direct the Applicant to deposit the Rent in this Hon'ble Court from April, 2011 till date and also direct to deposit the Rent at the same rate in every succeeding months, and for such other and further reliefs, as prayed in the Application.

You are hereby directed to file your Reply with list of documents within 30 days from the date of service of summons.

You are hereby warned to appear before the Hon'ble Judge Presiding in Court Room No. 12, 4th floor, Old Building, Court of Small Causes, L. T. Marg, Mumbai- 400 002, in person or by authorized Pleader duly instructed on the 03rd May, 2024 at 2.45 p. m., to show cause against the Application, failing wherein, the said Application will be heard and determined Ex-parte.

You may obtain the copy of said Application from Court Room No. 12 of this Court.

SEAL

**Given under the seal of the Court, this 18th March, 2024**

**Sd/-**
**Registrar**

## PUBLIC NOTICE

**NOTICE is hereby given** that I am investigating the Title of **MR. KIRAN ANAND MABIAN,** having his address at Flat No.1303, on the 13th Floor, B wing, R.N.A Heights, Andheri (East), Mumbai, Maharashtra 400093, claiming to be Owner of the Premises as more particularly mentioned in the Schedule hereunder written. The Owner is negotiating with one of my clients, to sell and transfer their right, title and interest in the below mentioned Premises, with a clear and marketable title and free from all claims and encumbrances.

Any person or persons having and/or claiming to have any share, right, title, benefit, interest, claim, objections or demands in respect of the said Premises or any part thereof by way of sale, exchange, assignment, mortgage, charge, gift, trust, inheritance, occupation, possession, tenancy, sub-tenancy, leave and license, care-taker basis, lease, sub-lease, lien, maintenance, easement, other rights through any agreement, Deed of Transfer, writing, bequest, succession, family arrangement / settlement, litigation, decree or court order of any court of law, lis pendens, custodia legis, contracts /agreements, or otherwise howsoever of whatsoever nature, are hereby requested to make the same known in writing along with documentary proof to the undersigned, Ms. Dipti Shah (Advocate) having address at 28, 3rd floor, New Bansilal building, 11 Homi Modi Street, Opp. Bombay House, Fort, Mumbai-400001, within 14 (Fourteen) days of the publication of this public notice, failing which, any such share, right, title, benefit, interest, claims, objections and/or demand shall be disregarded and shall deemed to have been waived and/or abandoned or withdrawn for all intents and purposes and not binding in any manner whatsoever, and my clients shall proceed to complete the transaction.

**THE SCHEDULE HEREINABOVE REFERRED TO**

ALL THAT, 5 (five) fully paid-up shares of Rs. 50/- each bearing distinctive nos. from 196 to 200 (both inclusive) comprised under a Share Certificate bearing no. 40 dated 21st October 2007 togetherwith right, title and interest in all that Residential Premises bearing Flat No. 1303 admeasuring 796 square feet built-up area on 13th Floor, B Wing of the Building known as "R.N.A Heights" belonging to the R.N.A Heights 'B' Wing Co-operative Housing Society Ltd., standing on all that piece and parcel of land bearing Survey No. 34, Hissa No.1 (Part), CTS No. 176 (Part), Village Majas, Taluka Andheri, within the registration District and Suburban District of Mumbai Subuarban, situate, lying and being at Mahakali Caves Road, Andheri (East), Mumbai 400093.
**Dated this 13th day of April, 2024.**

**MS. DIPTI SHAH**
Advocate & Solicitor England & Wales
Sd/- **Dipti Shah**

## CAPRI GLOBAL CAPITAL LIMITED

CAPRI GLOBAL CAPITAL LIMITED
**Registered & Corporate Office :-** 502, Tower-A, Peninsula Business Park, Senapati Bapat Marg, Lower Parel, Mumbai-400013
**Circle Office :-** 9-B, 2nd floor, Pusa Road, Rajinder Place, New Delhi-110060

**APPENDIX- IV-A [See proviso to rule 8 (6) and 9 (1)]**
**Sale notice for sale of immovable properties**

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) and 9 (1) of the Security Interest (Enforcement) Rules, 2002 Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, the Constructive/physical possession of which has been taken by the Authorised Officer of Capri Global Capital Limited Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on dates below mentioned, for recovery of amount mentioned below due to the Capri Global Capital Limited Secured Creditor from Borrower mentioned below. The reserve price, EMD amount and property details mentioned below.

| SR. NO. | 1.BORROWER(S) NAME 2. OUTSTANDING AMOUNT | DESCRIPTION OF THE MORTGAGED PROPERTY | 1. DATE & TIME OF E-AUCTION 2. LAST DATE OF SUBMISSION OF EMD 3. DATE & TIME OF THE PROPERTY INSPECTION | 1. RESERVE PRICE 2. EMD OF THE PROPERTY 3. INCREMENTAL VALUE |
|---|---|---|---|---|
| 1. | **1. Mrs. Prabhavati Ramesh Bhokre ("Borrower") 2.Mr. Sharad Namdev Mhatre (Co-borrower) LOAN ACCOUNT No. LNCGCDVMTL0000008022 Rupees 29,50,823/- (Rupees Twenty Nine Lakhs Fifty Thousand Eight Hundred and Twenty Three Only) as on 09.01.2023 along with applicable future interest** | Property No. 1:- All that piece and parcel of Property bearing Flat No. 104, area admeasuring 580 Sq Fts., Shri Durga Apartment, Building No. 2/B, Nr. Samayak College, Namdiyali, Kalyan, Maharashtra - 421306. Property No. 2:- All that piece and parcel of Property bearing Flat No. 004, Ground Floor, area admeasuring 600 Sq Fts., Shree Durga Apartment, Building No. A-1, Nr. Samayak College, Namdiyali, Kalyan, Maharashtra - 421306. | **1. E-AUCTION DATE: 30.04.2024 (Between 3:00 P.M. to 4:00 P.M.) 2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 29.04.2024 3. DATE OF INSPECTION: 27.04.2024** | **RESERVE PRICE: For Property No. 1 Rs. 10,00,000/- (Rupees Ten Lacs Only). Earnest Money Deposit: Rs. 1,00,000/-**(Rupees One Lac Only) **For Property No. 2 Rs. 8,00,000/- (Rupees Eight Lacs Only). Earnest Money Deposit: Rs. 80,000/-**(Rupees Eighty Thousand Only) **Incremental Value: Rs. 10,000/- (Rupees Ten Thousand Only) (For Each Property)** |

For detailed terms and conditions of the sale, please refer to the link provided in Capri Global Capital Limited Secured Creditor's website i.e. www. Capriglobal.in/auction/

**TERMS & CONDITIONS OF ONLINE E-AUCTION SALE:-**

1. The Property is being sold on "AS IS WHERE IS, WHATEVER THERE & WITHOUT RECOURSE BASIS". As such sale is without any kind of warranties & indemnities.
2. Particulars of the property / assts (viz. extent & measurements specified in the E-Auction Sale Notice has been stated to the best of information of the Secured Creditor and Secured Creditor shall not be answerable for any error, misstatement or omission. Actual extant & dimensions may differ.
3. E-Auction Sale Notice issued by the Secured Creditor is an invitation to the general public to submit their bids and the same does not constitute and will not be deemed to constitute any commitment or nay representation on the part of the Secured Creditor. Interested bidders are advised to peruse the copies of title deeds with the Secured Creditor and to conduct own independent enquiries /due diligence about the title & present condition of the property / assets and claims / dues affecting the property before submission of bid/s.
4. Auction/bidding shall only be through "online electronic mode" through the website https://sarfaesi.auctiontiger.net Or Auction Tiger Mobile APP provided by the service provider M/S eProcurement Technologies Limited, Ahmedabad who shall arrange & coordinate the entire process of auction through the e-auction platform.
5. The bidders may participate in e-auction for bidding from their place of choice. Internet connectivity shall have to be ensured by bidder himself. Secured Creditor /service provider shall not be held responsible for the internet connectivity, network problems, system crash own, power failure etc.
6. For details, help, procedure and online bidding on e-auction prospective bidders may contact the Service Provider **M/S E-Procurement Technologies Ltd. Auction Tiger, Ahmedabad (Contact no. 079-61200531/576/596/559/598/587/594/.), Mr. Ramprasad Sharma Mob. 800-002-3297/ 79-6120 0559. Email: ramprasad@auctiontiger.net,.**
7. For participating in the e-auction sale the intending bidders should register their name at **https://sarfaesi.auctiontiger.net** well in advance and shall get the user id and password. Intending bidders are advised to change only the password immediately upon receiving it from the service provider.
8. For participating in e-auction, intending bidders have to deposit a refundable EMD of 10% OF RESERVE PRICE (as mentioned above) shall be payable by interested bidders through Demand Draft/NEFT/RTGS in favor of **"Capri Global Capital Limited" on or before 29-April-2024.**
9. The intending bidders should submit the duly filled in Bid Form (format available on **https://sarfaesi.auctiontiger.net**) along with the Demand Draft remittance towards EMD in a sealed cover addressed to the Authorized Officer, Capri Global Capital Limited **Regional Office 301 - 302, 3rd Floor, 927 – Sanas Memories, F C Road ,Shivaji Nagar, Pune -411004 or 7th Floor, Above new passport office, Dosti Pinnacle , Wagale Estate , Road No. 22,Thane - 400604 latest by 03:00 PM on 29-April-2024**.. The sealed cover should be super scribed with "Bid for participating in E-Auction Sale- - in the Loan Account No. ______________ (as mentioned above) for property of "Borrower Name.".
10. After expiry of the last date of submission of bids with EMD, Authorised Officer shall examine the bids received by him and confirm the details of the qualified bidders (who have quoted their bids over and above the reserve price and paid the specified EMD with the Secured Creditor) to the service provider M/S eProcurement Technologies Limited to enable them to allow only those bidders to participate in the online inter-se bidding /auction proceedings at the date and time mentioned in E-Auction Sale Notice.
11. Inter-se bidding among the qualified bidders shall start from the highest bid quoted by the qualified bidders. During the process of inter-se bidding, there will be unlimited extension of "10" minutes each, i.e. the end time of e- auction shall be automatically extended by 10 Minutes each time if bid is made within 10 minutes from the last extension.
12. Bids once made shall not be cancelled or withdrawn. All bids made from the user id given to bidder will be deemed to have been made by him alone.
13. Immediately upon closure of E-Auction proceedings, the highest bidder shall confirm the final amount of bid quoted by him BY E-Mail both to the Authorised Officer, Capri Global Capital Limited, **Regional Office at 301 - 302, 3rd Floor, 927 – Sanas Memories, F C Road ,Shivaji Nagar, Pune -411004** or 7th Floor, Above new passport office, Dosti Pinnacle , Wagale Estate , Road No. 22,Thane - 400604, Maharashtra and the Service Provider for getting declared as successful bidder in the E-Auction Sale proceedings.
14. The successful bidder shall deposit 25% of the bid amount (including EMD) within 24 hour of the sale, being knocked down in his favour and balance 75% of bid amount within 15 days from the date of sale by DD/Pay order/NEFT/RTGS/Chq favouring Capri Global Capital Limited.
15. In case of default in payment of above stipulated amounts by the successful bidder / auction purchaser within the stipulated time, the sale will be cancelled and the amount already paid (including EMD) will be forfeited and the property will be again put to sale.
16. At the request of the successful bidder, the Authorised Officer in his absolute discretion may grant further time in writing, for depositing the balance of the bid amount.
17. The Successful Bidder shall pay 1% of Sale price towards TDS (out of Sale proceeds) and submit TDS certificate to the Authorised officer and the deposit the entire amount of sale price (after deduction of 1% towards TDS), adjusting the EMD within 15 working days of the acceptance of the offer by the authorized officer, or within such other extended time as deemed fit by the Authorised Officer, falling which the earnest deposit will be forfeited.
18. Municipal / Panchayat Taxes, Electricity dues (if any) and any other authorities dues (if any) has to be paid by the successful bidder before issuance of the sale certificate. Bids shall be made taking into consideration of all the statutory dues pertaining to the property.
19. Sale Certificate will be issued by the Authorised Officer in favour of the successful bidder only upon deposit of entire purchase price / bid amount and furnishing the necessary proof in respect of payment of all taxes / charges.
20. Applicable legal charges for conveyance, stamp duty, registration charges and other incidental charges shall be borne by the auction purchaser.
21. The Authorized officer may postpone / cancel the E-Auction Sale proceedings without assigning any reason whatsoever. In case the E-Auction Sale scheduled is postponed to a later date before 15 days from the scheduled date of sale, it will be displayed on the website of the service provider.
22. The decision of the Authorised Officer is final, binding and unquestionable.
23. 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.
24. Movable item (if any) is lying in the property is not offered with this sale.
25. **For further details and queries, contact Authorised Officer, Capri Global Capital Limited: Mr. Shankey Gupta Mo. No. 9136936577 and for further inquiry Ms. Kalpana Chetanwala-7738039346.**
26. This publication is also 15 (Fifteen) days notice to the Borrower / Mortgagor / Guarantors of the above said loan account pursuant to rule 8(6) and 9 (1) of Security Interest (Enforcement) Rules 2002, about holding of auction sale on the above mentioned date / place.

**Special Instructions / Caution: Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither Capri Global Capital Limited nor the Service Provider will be responsible for any lapses/failure (Internet failure, Power failure, etc.) on the part of the bidder in such cases. In order to ward off such contingent situation, bidders are requested to make all the necessary arrangements / alternatives such as back-up power supply and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully.**

**Place : Maharashtra Date : 13-APRIL-2024**
**Sd/- (Authorised Officer) Capri Global Capital Ltd.**

**ICICI Home Finance**

**Corporate Office:** ICICI Home Finance Company Limited ICICI HFC Tower, Andheri- Kurla Road, Andheri (East), Mumbai - 400059, India
**Branch Office:** 1187/22 Venkatesh Meher, Ghole Road, Shivaji Nagar, Pune- 411005

[See proviso to rule 8(6)]
**Notice for sale of immovable assets**

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

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property mortgaged/charged to the Secured Creditor, the **Symbolic Possession** of which has been taken by the Authorized Officer of ICICI Home Finance Company Ltd., will be sold on "As is where is", "As is what is", and "Whatever there is", as per the brief particulars given hereunder;

| Sr. No. | Name of Borrower(s)/ Co Borrowers/ Guarantors/ Legal Heirs. Loan Account No. | Details of the Securedasset(s) with known encumbrances, if any | Amount Outstanding | Reserve Price / Earnest Money Deposit | Date and Time of Property Inspection | Date & Time of Auction |
|---|---|---|---|---|---|---|
| (A) | (B) | (C) | (D) | (E) | (F) | (G) |
| 1. | Pradeep Prabhakar Inamdar (Borrower) Vinda Pradeep Inamdar (Co-Borrower) Loan Account No. NHOSA00000827304 | Flat No. 123, on second Floor in "Asthavinayak Residencies Phase-I" in Wing C out of Plot No. 05, having Surevy No. 219/2, situated at Osmanabad, Taluka- Osmanabad, Dist- Osmanabad. | Rs. 43,18,827/- April 08, 2024 | Rs. 15,46, 200/- / Rs. 1,54,620/- | May 06, 2024 11:00 AM 03:00 PM | May 22, 2024 02:00 PM 03:00 PM |

The online auction will be conducted on website **(URL Link- https://BestAuctionDeal.com)** of our auction agency **GlobeTech.** The Mortgagors/ notice are given a last chance to pay the total dues with further interest till **May 21, 2024** before **05:00 PM** else these secured assets will be sold as per above schedule.

The Prospective Bidder(s) must submit the Earnest Money Deposit (EMD) RTGS/ Demand Draft (DD) (Refer Column E) at **ICICI Home Finance Company Limited, 1187/22 Venkatesh Meher, Ghole Road, Shivaji Nagar, Pune- 411005** or before **May 21, 2024** before **04:00 PM.** The Prospective Bidder(s) must also submit signed copy of Registration Form & Bid Terms and Conditions form at **ICICI Home Finance Company Limited, 1187/22 Venkatesh Meher, Ghole Road, Shivaji Nagar, Pune- 411005** or before **May 21, 2024** before **05:00 PM.** Earnest Money Deposit Demand Draft (DD) should be from a Nationalized/ Scheduled Bank in favorof **"ICICI Home Finance Company Ltd.**- Auction"payable at **Osmanabad.**

For any further clarifications with regards to inspection, terms and conditions of the auction or submission of tenders, kindly contact **ICICI Home Finance Company Limited** on **9920807300** or our Sales & Marketing Partner **NexXen Solutions Private Limited.**

The Authorized Officer reserves the right to reject any or all the bids without furnishing any further reasons.

For detailed terms and conditions of the sale, please visit **https://www.icicihfc.com /**

**Date : April 13, 2024**
**Place : Osmanabad**
**Authorized Officer**
**ICICI Home Finance Company Limited**

## PUBLIC NOTICE

By this Notice Public in General is informed that at the hands of my client Mr. Govardhan Narayan Mhatre, R/at - At- Dawle, Post- Khardi, Tal and Dist. Thane- 400 612 have misplaced Original Agreement Dated 05.07.2023 made between M/s. Sai Ganesh Developers and Mr. Govardhan Narayan Mhatre, 1) Flat No. 106 1st Floor (Reg. No. TNN2- 16145/2023), 2) Flat No. 304, 3rd Floor (Reg. No. TNN2- 16151/2023), 3) Flat No.702, 7th Floor (Reg. No. TNN2-16142/2023), 4) Shop No. 1, Gr Floor (Reg. No. TNN2- 16149/2023), 5) Shop No. 2 Gr Floor (Reg. No. TNN2- 16148/2023), 6) Shop No.3, Gr Floor (Reg. No. TNN2- 16152/2023) and 7) Shop No. 4, Gr Floor (Reg. No. TNN2-16146/2023) in respect of Commercial/ Residential in Building No.4 of Complex known as SAMRUDDHI RESIDENCY, lying and situated at Village at- Dawle Post Khardi Tal. And Dist. Thane- 400 612 all documents which is not traceable till today. If any person /persons / legal heirs / financial institutions found the said misplaced original Agreements and/or having any rights over the Said premises pertaining to the said misplaced original Agreements, are hereby instructed to surrender the same and/or raise their rights, along with all the relevant documents at my below mentioned address, within period of 15 days from the date of publication of this notice, if any person/s/ heirs/ financial institution do not surrender said misplaced original Agreements and/or raise any objection within stipulated period, it is presumed that, the person/ heirs/ firm/ institution waive their rights upon the said Commercial/Residential Premises and it is declared that the Commercial/Residential Premises are free from all encumbrances, the objections will not be considered which will be received after stipulated period, Please take a note of it.

**Date:** 13/04/2024 Sd/-
**Adv. Mayur R. Kadam**
**Add :** Office No. 301, 3rd floor, Rajan Niwas, Opp Awaj Raido, Edulji Road, Charai, Thane (w) 400601

## GRIHUM HOUSING FINANCE LIMITED

**(FORMERLY KNOWN AS POONAWALLA HOUSING FINANCE LTD)**
**Registered Office: 602, 6th Floor, Zero One IT Park, Sr. No. 79/1, Ghorpadi, Mundhwa Road, Pune – 411036**

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

You the below mentioned Borrowers/ Co-borrowers /Guarantors have availed Home loans/Loans against Property facility (ies) by mortgaging your Immovable property/ies from Grihum Housing Finance Limited (formerly known as Poonawalla Housing Finance Limited as the name Poonawalla Housing Finance Limited changed to Grihum Housing Finance Limited with effect from 17 Nov 2023 (Previously known as Magma Housing Finance Limited and originally incorporated with name of GE Money Housing Finance Public Unlimited Company) herein after referred as Secured Creditor" .You defaulted in repayment and therefore, your loan/s was classified as Non-Performing Assets. A Demand Notice under Section 13(2) of Securitisation and Reconstruction of Financial Asset and Enforcement of Security Interest Act 2002 for the recovery of the outstanding dues sent on last known addresses however the same have returned un-served. Hence the contents of which are being published herewith as per Section 13(2) of the Act read with Rule 3(1) of The Security Interest (Enforcement) Rules, 2002 as and by way of Alternate Service upon you.
Details of the Borrowers, Co-borrowers, Guarantors, Securities, Outstanding Dues, Demand Notice sent under Section 13(2) and Amount claimed there under are given as under

| Sr. No. | Name of the Borrower, Co-Borrower, Guarantor and Loan Amount | DETAILS OF THE SECURED ASSET | Demand Notice Date / Amount Due in Rs. |
|---|---|---|---|
| 1. | **MOHAMMAD ISARAR UMAR SHAHA, ISRAT ISRAR SHAHA Loan Amount: Rs.2070000/- Loan No: HF/0235/H/21/100491** | All That Piece & Parcel Of Flat No. 209 And 210, 2nd Floor, Ekta Residency, Survey No 5/2/4part, Village Gotheghar, Shahapur, District Thane Adm. 775.Sq.Ft. Near Arya Hospital Pin Code- 421601 **Bounded By:- East:-** 15 Feet Access Road, **West:-** Open Space, **North:-** Om Sai Apartment, **South:-** Hotel Swad. | **08/04/2024** **Rs. 2137840/-** (Rupees TwentyOne Lakh ThirtySeven Thousand Eight Hundred Fourty Only) together with further interest @ 14.75% p.a till repayment. |
| 2. | **DHIRAJ DEVIDAS BHOSALE, SULOCHANA DEVIDAS BHOSALE Loan Amount: Rs.1368000/- Loan No: HL00235100000005004484** | All That Premises Of Flat No. 401, Admeasuring Area 640 Sq. Ft. (Built Up Area) On 04th Floor, In The Building Known As "Narayani Villa" Constructed On Bearing Survey No. 270/3/A Lying, Being And Situate At Village Kon, Tal. Bhiwandi, Dist. Thane. (Hereinafter For The Sake Of Brevity Called And Referred To As The "Said Property").And Boundaries Of The Plot **East-** Survey No. 270, Hissa No. 4 &5 **West-** Gaonthan **North-** Survey No. 270 Hissa No. 2 **South-** Survey No. 270 Hissa No. 7 | **08/04/2024** **Rs. 1410345/-** (Rupees Fourteen Lakh Ten Thousand Three Hundred FourtyFive Only) together with further interest @ 11.5% p.a till repayment. |
| 3. | **PRAMOD PAWAR, JYOTI PRAMOD PAWAR Loan Amount: Rs.1350000/- Loan No: HL00235100000005007847** | All That Piece And Parcel Of The Flat No. B/202, Second Floor, Admeasuring About 498.00 Sq. Ft. Build Up Area, In Building Known As "Swapna Nagari Co. Op. Hsg. Soc. Ltd" Constructed On Non-Agriculture Land Bearing Survey No. 2b Hissa No. 1 Situate Lying And Being At Village Belavli, Badlapur West, Taluka Ambernath, District- Thane Within The Limits Of Sub-Registration Of Taluka Ambernath And Registration Of District And Division Thane And Boundaries Of The Land **East-** S. No.5(P) Belonging To Mr. Harishchandra K. Patil **West-** S. No. 2a, Belonging To Mr. Dattu Shivram Karale & Tata Power Line **North-** S. No. 3, Belonging To Mr. Krishna Patil **South-** Bearing S. No. 5, Hissa N0. 4, 6, & 7, Belonging To Mahadhu L Gaikwad Goregaon | **08/04/2024** **Rs. 1385853/-** (Rupees Thirteen Lakh EightyFive Thousand Eight Hundred FiftyThree Only) together with further interest @ 12.5% p.a till repayment. |
| 4. | **DIPAK NITIN GAIKWAD, NITIN RAMCHANDRA GAIKWAD, MEENA NITIN GAIKWAD Loan Amount: Rs.2192000/- Loan No: HL00235100000005018460** | All That Premises Of Being Flat No. A-001, Area, 35.93 Sq. Mtr (Carpet), On Ground Floor, A-Wing, In The Building Known "New Sai Prasad Co-Operative Housing Society Ltd." Constructed On Survey No. 76, Hissa No. 6/1, Lying, Being And Situated At Village Valivali, Tal. Ambernath, Dist- Thane (Hereinafter For The Sake Of Brevity Called And Referred To As The "Said Property"). And Boundaries Of The Plot (As Per Documents):- **East:-** Gut No. 65, **West:-** Gut No. 76/4, **North-** Gut No. 74, **South-** Gut No. 77. | **08/04/2024** **Rs. 2260374/-** (Rupees TwentyTwo Lakh Sixty Thousand Three Hundred SeventyFour Only) together with further interest @ 12% p.a till repayment. |
| 5. | **SONUKUMAR HRIDAYANAND PANDEY, PRITEE SONU PANDEY Loan Amount: Rs.1348000/- Loan No: HL00569100000005021060** | All That Piece And Parcel Of Flat No. 02, (Grampachayat House No. 9656/1) Admeasuring 505 Sq. Ft. (46.93 Sq. Mtrs.) Built Up Area, On The Ground Floor, Building No. 1, Building To Be Known As "Shree Ram Housing Building No. 1", All That Pieces & Parcels Of Land Bearing Grampanchayat House No. 811, Adm. Area 400 Sq. Ft. And Grampanchayat House No. 812, Adm. Area. 400 Sq. Ft., Standing On Gavthan Land Adm. Area 821.82 Sq. Mtrs., Situate, Lying & Being At Village Saravali- Ospada, Taluka Palghar, District Palghar - 401501.And Boundaries Of The Plot **East-**Na West-Na North- Na South-Na | **08/04/2024** **Rs. 1394709/-** (Rupees Thirteen Lakh NinetyFour Thousand Seven Hundred Nine Only) together with further interest @ 13% p.a till repayment. |
| 6. | **GANESH JANARDAN JADHAV, SUSHMA GANESH JADHAV Loan Amount: Rs.2081280/- Loan No: HL00571100000005005788** | All That Premises Of Being Row House No. 28, Admeasuring Area 17.98 Sq. Mtr., (Carpet) On Ground Floor, In The Building Known As "Benchmark Greens" Constructed On Bearing Gut No. 258, Old Survey No. 109/3 Lying, Being And Situate At Village Vangani Tal. Ambernath, District Thane. (Hereinafter For The Sake Of Brevity Called And Referred To As The "Said Property").And Boundaries Of The Plot- **East-** Shiv Mandir **West-** Property Of Shri Tatu Kambri & Family **North-** Property Of Shri Vishwanath Shelar & Family **South-** Z. P. Road. | **08/04/2024** **Rs. 2118779/-** (Rupees TwentyOne Lakh Eighteen Thousand Seven Hundred SeventyNine Only) together with further interest @ 12.75% p.a till repayment. |

You the Borrower/s and Co-Borrower/s/Guarantors are therefore called upon to make payment of the above-mentioned demanded amount with further interest as mentioned hereinabove in full within 60 Days of this Notice failing which the undersigned shall be constrained to take action under the act to enforce the above mentioned security/ies. Please Note that as per Section 13(13) of The Said Act, You are in the meanwhile, restrained from transferring the above-referred securities by way of sale, lease or otherwise without our consent.

**Place: MUMBAI**
**Date: 13.04.2024**
**Sd/- Authorised Officer**
**Grihum Housing Finance Limited, (Formerly known as Poonawalla Housing Finance Limited)**

## PUBLIC NOTICE

NOTICE is hereby given to the public at large, on behalf of my client that **1) MRS. SYBIL WILLIAM SALINS and 2) MRS. VANITA JAMES TIVADE** has agreed with my client for sale and transfer of 5 shares of Rs. 50/- each and bearing distinctive Nos. 301 to 305 (both inclusive) entered in Share Certificate No. 61 issued by the M.I.G. Adarsh Nagar Co-operative Housing Society Ltd. and Flat No. 1357 on the 3rd floor admeasuring approx. 867 sq. ft. (carpet) in the Building numbered 48 A - type, of the M.I.G. Adarsh Nagar Co-operative Housing Society Ltd. situated at Adarsh Nagar, Worli, Mumbai - 400 030 constructed on land bearing C.S. No. 209 of Worli Division (the "**said Premises**").

All persons having any claim and / or demand and / or objection against / upon / in respect of the said Premises or any portion thereof, including by way of mortgage, encumbrance, sale, agreement for sale, transfer, assignment, lease, agreement to lease, sub-lease, agreement to sub-lease, tenancy, license, option agreement, allotment, sub-license, lien, charge, guarantee, trust, maintenance, easement, gift, *lis-pendens*, exchange, share, beneficial interest, possession, release, relinquishment, partition, power of attorney, will, bequest, inheritance, MOU, family arrangement/ settlement, order or decree or direction of any court or any other statutory or adjudicating authority or by way or any other method or otherwise howsoever ("Claims"), are hereby required to make the same known in writing to Mrs. Jacinta D`Silva, Advocate having address at 402, `B' Wing, Ashoka Complex, Ranade Road, Dadar (West), Mumbai 400 028, along with certified true copies of necessary supporting documents, within 14 days from the date of publication hereof, failing which, it would be deemed that no such Claims exists and the same shall be treated as waived or abandoned and / or not binding on **1) MRS. SYBIL WILLIAM SALINS and 2) MRS. VANITA JAMES TIVADE** and the sale shall be completed without reference to any such Claims.

**Dated this 13th day of April, 2024**

Sd/-
**Jacinta D`Silva**
**Advocate**