

Aavas FINANCIERS LIMITED
(Formerly known as Au HOUSING FINANCE LIMITED) (CIN:L65922R2011PLC034297)
Regd. & Corp. Office: 201-202, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur. 302020
Demand Notice Under Section 13(2) of Securitisation Act of 2002

As the Loan Account Became NPA therefore The Authorised Officer (AO) Under section 13(2) Of Securitisation And Reconstruction of Financial Assets And Enforcement of Security Interest Act 2002 had issued 60 day demand notice to the borrower as given in the table. According to the Notice if the Borrower does not deposit the Amount within 60 days, the amount will be recovered from Auction of the security as given below. As the demand Notice sent to the borrower/guarantor has not been served, copy of demand notice has also been affixed on the secured assets as given below. Therefore you the borrower is informed to deposit the loan amount along with future interest and recovery expenses within 60 days, otherwise under the provisions of section 13 (4) and 14 of the said Act, the AO is free to take possession of the Security as given below.

Name of the Borrower	Date and Amount of Demand Notice Under Sec. 13(2)	Description of Mortgaged property
SRAVAN KASHIRAM BOI, LINABEN S BHODI Guarantor : KISHORRBHAI DINKARBHAI SURALKAR (A/C No.) LNSUR00314-150012360	12 Apr 24 Rs. 233876.82/- 12 Apr 24	FLAT NO 301 3RD FLOOR SHIVKUNJI RESIDENCY, VIJAY NAGAR HOUSING SOCIETY SECTION-2 R.S. NO. 473, TP NO.18 FP NO. 32 PAIKI PLOT NO. 306 KATARGAM SURAT GUJARAT Admeasuring 236 SQ.Ft.
PATOLIYA MIRABEN SANJAYKUMAR, PATOLIYA SANJAYKUMAR (A/C No.) LNA081414-150014381	12 Apr 24 Rs. 2352306.41/- 12 Apr 24	FLAT NO. G-302, THIRD FLOOR, "RAJ LADBI HERITAGE" B/H NIDHI PETROL PUMP Koba, GHANDHINAGAR HIGHWAY, AHMEDABAD GUJARAT Admeasuring 310 SQ. YARDS.

Place : Jaipur Date : 15.04.2024 Authorised Officer Aavas Financiers Limited

AU SMALL FINANCE BANK LIMITED (A Scheduled Commercial Bank)
Regd. Office: 19-A, Dhuleshwar Garden, Ajmer Road, Jaipur - 302001, Rajasthan, India (CIN:L36911R1996PLC011381)
SARFAESI Notice Under Rule 8 (5)-D by Private Treaty Sale

Bank Sale Mortgage property through private treaty and the reserve price & details are given below table.

Name of Borrowers/Co-Borrowers/Guarantors/Mortgagers/Loan No.	Description of Property	Offer Price	Received Amount By Buyer
Arvindbhai Bhimjibhai Kanzariya S/O Bhimjibhai Shivabhai Kanzariya (Borrower & Mortgagor), Smt. Samjuben Bhimjibhai Kanzariya S/O Bhimjibhai Shivabhai Kanzariya (Co-Borrower), Pareshbhai Bhimjibhai Kanzariya S/O Bhimjibhai Shivabhai Kanzariya (Co-Borrower), Vipulbhai Bhimjibhai Kanzariya S/O Bhimjibhai Shivabhai Kanzariya (Co-Borrower) Loan No - L9001060100049560	City Sr. No. 190/1, City Sr. Ward No. 1, At Narshipara, Ta. - Dharangadhra, Dist-Surendranagar, Gujarat Admeasuring 93.32 Sq. Mtr. having four boundaries as : East - Road, West - Road, North - Other's Property, South - Other's Property	Rs. 6,50,000/- (Six Lacs Fifty Thousand only)	Rs. 3,25,000/- (Three Lacs Twenty Five Thousand only)

The Secured creditor/Authorised officer has received an offer to Purchase of above mentioned properties. If Borrower have any prospective better buyer higher than above price, then requested to send him with DD/Pay order of 10% of his offer amount within fifteen days from the date of notice and balance amount will be required to be deposited within fifteen days from the acceptance of his offer otherwise the property will be sold to the offer which secured creditor/Authorised officer has received.
Date : 12/04/2024
Place : Surendranagar, Gujarat Authorised Officer AU Small Finance Bank Limited

Aavas FINANCIERS LIMITED
(Formerly known as Au HOUSING FINANCE LIMITED) (CIN:L65922R2011PLC034297)
Regd. & Corp. Office: 201-202, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur. 302020
AUCTION NOTICE

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(5) of the Security Interest (Enforcement) Rules, 2002
Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of AAVAS FINANCIERS LIMITED (Formerly known as "Au HOUSING FINANCE LIMITED") Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis. The details of the cases are as under.

Name of Borrowers/Co-Borrowers/Guarantors/Mortgagers	Dues As on	Date & Amount of Demand Notice	Date of Possession	Description of Property	Reserve Price For Property	Earnest Money For Property	Date & Time of Auction	Place of Tender Submission, Tender Open & Auction at Aavas Financiers Ltd.
ANAND DINABANDHU BHATT, Mrs. BINABEN ANANDBHAI BHATT (Ac No.) LNA080315-160019620	Rs. 1116099.41/- Dues as on 9 April 2024	12-May-23 Rs. 856910.41/- Dues as on 11-May-23	10 Dec 23	FLAT NO-8/610, 6TH FLOOR, VEDIKA RESIDENCY, AT FINAL PLOT NO. 83 PAIKI, TP SCHEME NO. 57, SURVEY NO. 573/1 & 573/2, NAROL, MANI NAGAR, AHMEDABAD, GUJARAT Admeasuring 67 Sq. Yard	Rs. 692760/-	Rs. 692760/-	11:00 AM TO 01:00 PM 20 May 2024	3RD FLOOR, AMOLA COMPLEX, OPP GIRISH COLD DRINK, C. G. ROAD, AHMEDABAD-380009, GUJARAT-INDIA
SUNNIDEOL PASVAN, Mr. PRADEEPBHAI PASVAN, Mrs. ASHADEVI PRADEEPBHAI PASVAN (Ac No.) LNVAD00722-230247313	Rs. 128619.9/- Dues as on 9 April 2024	10-May-23 Rs. 1278220/- Dues as on 8-May-23	12 Dec 2023	PLOT NO. 114, BLOCK/R.S. NO. 169/A, MOJE PRATAPPURA, HALOL, PANCHMAHAL, GUJARAT Admeasuring 40 Sq. Mtrs	Rs. 1155080/-	Rs. 1155080/-	11:00 AM TO 01:00 PM 20 May 2024	SHOP NO - 5 & 6, 1ST FLOOR, SUN RISE COMPLEX, WAGHODIA ROAD, NEAR VRUNDAVAN CROSSING, CHANDA NAGAR, VRUNDAVAN, WAGHODIA, VADODARA-390019, GUJARAT-INDIA
SURESHBHAI RAMABHAI POOJARI, Mrs. GITABEN SURESHBHAI PUJARI GUARANTOR: Mr. SANJAY PRANLAL MODHA (Ac No.) LNJUN00516-170045598	Rs. 904941.41/- Dues as on 9 April 2024	8 Jun 22 Rs. 516237.41/- Dues as on 6 Jun 22	19 Dec 23	FLAT NO.12 FORTH FLOOR, JAYDEEP APRTMENT, BLOCK NO.13, SURVEY NO.297, TALAV DARWAJA, STREET NO.6, JUNAGADH, GUJARAT Admeasuring 47.21 Sq. Mtrs	Rs. 462000/-	Rs. 462000/-	11:00 AM TO 01:00 PM 20 May 2024	OFFICE NO. 305, RAYNAGAR SHOPPING CENTER, MOTIBAG, JUNAGADH 362001, GUJARAT-INDIA
YUVRAJSINH ZALA, Mrs. USHABEN ZALA (Ac No.) LNA080315-160019664	Rs. 1035721.41/- Dues as on 9 April 2024	16-May-23 Rs. 800588.41/- Dues as on 16-May-23	10 Dec 23	RESIDENTIAL FLAT NO. B/503 VEDIKA RESIDENCY SITUATED AT R.S. NO-57/1, 57/2, 57/3, 57/5, 57/6(F), T.P.S. NO. 80, F.P. NO. 82+83, T.P.S. NO. 57, S.P. NO. (82+83)/2, BESIDES AKRUTI TOWNSHIP, NAROL, AHMEDABAD, TAL, DIST. AHMEDABAD, GUJARAT Admeasuring 56.02 Sq. Mtr.	Rs. 690000/-	Rs. 690000/-	11:00 AM TO 01:00 PM 20 May 2024	3RD FLOOR, AMOLA COMPLEX, OPP GIRISH COLD DRINK, C. G. ROAD, AHMEDABAD-380009, GUJARAT-INDIA

Terms & Conditions: 1) The person, taking part in the tender, will have to deposit his offer in the tender form provided by the AFL which is to be collected from the above branch offices during working hours of any working day, super scribing "Tender Offer for name of the property" on the sealed envelope along with the Cheque/DD/pay order of 10% of the Reserve Price as Earnest Money Deposit (EMD) in favour of AAVAS FINANCIERS LIMITED payable at Jaipur on/before time of auction during office hours at the above mentioned offices. The sealed envelopes will be opened in the presence of the available interested parties at above mentioned office of AAVAS FINANCIERS LIMITED (Formerly known as "Au HOUSING FINANCE LIMITED") The inter-se bidding, if necessary will also take place among the available bidders. The EMD is refundable if the bid is not successful. 2) The successful bidder will deposit 25% of the bidding amount adjusting the EMD amount as initial deposit immediately or within 24hrs after the fall of the hammer towards the purchase of the asset. The successful bidder failing to deposit the said 25% towards initial payment, the entire EMD deposited will be forfeited & balance amount of the sale price will have to be deposited within 30 days after the confirmation of the sale by the secured creditor; otherwise his initial payment deposited amount will be forfeited. 3) The Authorised officer has absolute right to accept or reject any bid or adjourn/postpone the sale process without assigning any reason therefor. If the date of tender depositing or the date of tender opening is declared as holiday by Government, then the auction will be held on next working day. 4) For inspection and interested parties who want to know about the procedure of tender may contact AAVAS FINANCIERS LIMITED (Formerly known as "Au HOUSING FINANCE LIMITED") 201, 202, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur-302020 or Fax no. - 7374003363 or respective branch during office hours. Note: This is also a 15/30 days notice under Rule 9(1)(B)(6) to the Borrowers/Guarantors/Mortgagor of the above said loan accounts about tender inter se bidding sale on the above mentioned date. The property will be sold, if their outstanding dues are not repaid in full.
Place : Jaipur Date : 15-04-2024
Authorised Officer Aavas Financiers Limited

Home First Finance Company India Limited
CIN: L65990MH2010PLC240703
Website: homefirstindia.com
Phone No.: 180030008425 Email ID: loanfirst@homefirstindia.com

POSSESSION NOTICE
REF: POSSESSION NOTICE UNDER SUB-RULE (1) OF RULE 8 OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002

WHEREAS the undersigned being the Authorized Officer of HOME FIRST FINANCE COMPANY INDIA LIMITED, pursuant to demand notice issued on its respective dates as given below, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (Act No. 54 of 2002) and in exercise of powers conferred under section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 calling upon you/Borrowers, the under named to pay outstanding dues within 60 days from the date of receipt of respective notices. You/Borrowers all, however, have failed to pay the said outstanding dues within stipulated time, hence HOME FIRST FINANCE COMPANY INDIA LIMITED are in exercise and having right as conferred under the provision of sub section (4) of section 13 of SARFAESI ACT, 2002 read with rules thereunder, taken POSSESSION of the secured assets as mentioned herein below:

S. No	Name of Borrowers/Co-Borrowers/ Guarantors	Description of Mortgaged Property	Date of Demand Notice	Total O/s as on date of Demand Notice (in INR)	Date of possession
1.	Arun Ramprakash Ray, KAJAL ARUNPRAKASH RAY	Flat no -520,Block no -A, Umang Sachin, nr Sachin railway station, Sachin, Surat, 394270	03-02-2024	5,06,759	09-04-2024
2.	Manjubi Madansingh Parmar, Madansingh Parmar	Flat no -428, Plot no, Sai Deep Residency, 101, Jolva, Near Sai Angan, Tal- Palsana, Surat-394315	03-02-2024	9,94,938	09-04-2024
3.	Sulochanaben Dhapodkar, Ashokbhai Devrambhai Dhapodkar	Flat no -129, Plot name-Green Avenue, Block No - 250/B, Moje, Utiyadara-Karamall Road, Tal-Ankleshwar, Dist-Bharuch, Ankleshwar, 394120	03-02-2024	6,72,501	09-04-2024
4.	Roshni Rakeshbhai Pal, Rakeshkumar Maniram Pal	Plot no-105, R.R. Residency, R.S. NO 376/P & 382/1, Block no 322 & R.S no 377, Block no 323, Village-Mota Borasara, Sub-District-Mangrol, Tarsadi, Surat, Gujarat, 394110	03-02-2024	7,69,755	09-04-2024
5.	Savita Vinod Maskar, Vinod Mhaskar	Flat no -201, Block no -B, SATYAM AVENUE, PLOT NO 25, 26, 27, 48 & 49 BLOCK NO 13 & 14 IN ARADHANA LAKE TOWN -4 MOJE JOLVA TA PALSANA D-SURAT, 394305	03-02-2024	3,37,899	09-04-2024
6.	RAJESHBHAI SHRIMALI, HATELBAHEN SHRIMALI	Flat No. 203, Building G, Navjivan Vihar, Crossing Road, Near Geratpur Railway station, Geratpur, Ahmedabad 382435	03-02-2024	5,66,794	09-04-2024
7.	Sitavanti Gupta, Dharampal Gupta Gupta	Flat no-203, Siddhi Residency, Survey no. 250/3, Chhiri, Pardi, Vapi, Gujarat, 396191	03-02-2024	5,58,454	09-04-2024
8.	Usha Devi, Rajesh Yadav	Flat no -31, Shyamji Krupa Residency, Survey No 373 Block No 514 Moje Sayan Sub Dist -Olpad Dist Surat, Gujarat, 394130	03-02-2024	11,12,839	09-04-2024
9.	Prakash Shyamal, Suman Devi	Flat no -701, Block no - C, S.No.387/2/1, F.P. No.(51+52/2/2), TPS No. 79, Nr. Umang Lambha, B/h Sunrise Hotel, Narol-Aslali Road, Ahmedabad, 382405	03-02-2024	10,00,204	09-04-2024
10.	Tripti Rameshbhai Soni, Vijaybhai Babubhai Radadiya	Flat-504, Block no 114, 116, Plot no 150 to 163, Shreeji Palace Moje Nansad Tal Kmarej Dist Surat Gujarat 394180	03-02-2024	10,70,376	09-04-2024
11.	Raksha Devi Sharma, Anil Ramesh Sharma	Flat no -407, Jasadhak Complex, Survey No. 246/Pike Plot No.18B, 19A, 19B, Chhiri, Vapi, Gujarat, 396191	03-02-2024	8,95,554	09-04-2024
12.	Sumandra Khadksingh Bishwakarma, Vinod Khadksingh Bishwakarma, Khadkabhadur Vishwakarma	Flat no -202, Har Siddhi Complex - B, Block No.88 Sub Plot No: 30, At Moje: Sayan, Ta: Olpad, Surat, Gujarat, 394130	03-02-2024	8,72,847	09-04-2024
13.	Dakshaben Jagdishbhai Patel, Jagdish Bhai Patel, Ajaykumar Patel	Flat no -404, Block no -C, Sai Siddhi Residency, Shivam Residency, Plot no 37, 38, 39, 40 Near Sai residency, Kadodara-Bardoli road, Surat, Gujarat, 394327	03-02-2024	7,29,076	09-04-2024
14.	Doli Nivaskishore Pandey, Nivaskishore Pandey	Flat No.307, Sarvodaya Complex, Wing A, Plot No-359-368, Aradhna Greenland, Block No-247, Moje-Jolva, Taluka-Palsana, Surat, Gujarat, 394327	03-02-2024	7,66,836	09-04-2024
15.	Meera Rajendra Dubey, Rajendra Prasad Dubey	Flat no -402, Shree Bhramani Apartment, Phase-Na, Survey no -29, Plot no -24, Balitha, Vapi, 396191	03-02-2024	9,34,120	09-04-2024
16.	Shanti Devi, Ramesh Gupta	Flat no -G1, Shiv Krupa Residency, block no 82 on plot no 105 nilam nagar society at village sayan ta olpad dist surat, Gujarat, 394130	03-02-2024	7,60,636	09-04-2024
17.	Kavita Pravinbhai Patil, Pravin Ashok bhai Patil	Flat no -507, Rudraksh Heights, Block No-223, Plot No-364 To 368, Jolva Residency, Moje: Jolva, Tal: Palsana, Surat, Gujarat, 394305	03-02-2024	6,58,347	09-04-2024
18.	Kamlavati Devi, Nanji Mali, Ganesh Mali	Row house -5, Ambaji Nagar 4 Survey No 506/2, RS NO 506/2, GANDHIDHAM, Gujarat, 370201	03-02-2024	13,37,311	09-04-2024
19.	Omrakash Moolaram Barupal, Laxman Barupal, Suresh Kumar Barupal	Row House No. 95, Bageshree Township 3, Bh Bageshree township 6, Varsamedi Gandhidham Gujarat 370210	03-02-2024	38,88,091	09-04-2024
20.	Vijaybhai Arvindbhai Sonavane, Priyanka Vijaybhai Sonavane	Row house -58, Sai Pujan Row House, OLD R S NO 231 Paiki NEW R S NO 164 TP No 55 Near Bestan Railway Station Bestan, Surat, Gujarat, 394210	03-02-2024	12,03,476	09-04-2024
21.	Kunver Singh Goud, Bhavamben Goud	Flat-701,Block/Building -B, Tirupati Heights Narol-aslali highway, between mahindra show room & krishna villa bungalows, Narol Ahmedabad Gujarat 382405	03-02-2024	17,65,030	09-04-2024
22.	Manoj Rajendra Singh, Guddi Singh, Vivek Singh	Flat 303, Wing A, Shree Krishna Residency, Aradhana Greenland, Block No 247, Jolva, Kadodara, Surat, Gujarat, 394327	03-02-2024	8,80,661	09-04-2024
23.	Rajeshbhai Shambhubhai Patel, Sangitaben Patel	Row house no-20, Shivanta Homes-1 (1 to 659), Shivanta Homes-1 Behind Aradhana Platinum, Nr.Tulsi Paper Mill, Kareli, Umrah road, Bardoli, Surat, Gujarat, 394601	03-02-2024	9,43,331	09-04-2024
24.	Bharatbhai Bhimjibhai Sankhat, Vasantben Bharatbhai Sakhat, Himantbhai Baraiya	Flat no -501, Shivalki Residency (Prakash Narayan kamble -), R.S Number 364,365, Block no 314/C/1/1, Plot no 135 to 142, Shiv Residency - 2 Beside Mahadev Villa Nr Tatithaiya Surat, Gujarat, 394305	03-02-2024	6,77,985	09-04-2024
25.	Sargam Bhuva, Bhuva Jivuben Sargambhai	Flat no -15, NILAM APARTMENT, Behind Sharma Hospital, Nr. Vithalnagar Tekra, Jashodanagar Chowkdi, Ahmedabad, Gujarat, 380050	03-02-2024	12,18,502	09-04-2024
26.	Vaghela Jayshkumar Balubhai, Vaghela Lataben Jayshkumar	Flat no -403, Block no -E, Vaghela Jayshkumar Balubhai -Bhaktidhara E-403, E 403 4th Floor E wing Bhaktidhara Residency 2 Opp Platinum Palace Near Sardar Industrial Area Gothan Sayan Road, Surat, Gujarat, 394110	03-02-2024	7,77,412	09-04-2024
27.	Zala Chiragbhai Pratapbhai, Makvana Sumitraben Pratapbhai	Flat no -404, Block no -C, Bhaktidhara Residency 2-Chiragbhai Zala, Sayan Gothan Road opp Om Palace Nr Nutan Cinema Sayan Road, Gujarat, 394110	03-02-2024	7,97,235	09-04-2024
28.	Rajendra Dodhane, Ajay Gulab Dhadre, Latabai Gulab Dodare	Row house no -68, Shubhaxmi Residency, Shubhaxmi Residency R S No 1, 4, Block No 3, B/h Panchayat office Pardi Kande Navsari Road Ta Choryasi, Surat, Gujarat, 394230	03-02-2024	12,12,167	09-04-2024
29.	Vaghela Jayshkumar Balubhai, Vaghela Lataben Jayshkumar	Flat no -202, 2nd floor, I-1 wing, Bhaktidhara Residency 2 Opp Platinum Palace Near Sardar Industrial Area Gothan Sayan Road, Surat, Gujarat, 394110	03-02-2024	4,14,320	09-04-2024
30.	Dipakbhai Vinubhai Rathod, Urvsi Dipakbhai Rathod, Ramilaben Dipakbhai Rathod	Plot no -247, Natraj Residency (Jaireshbhai Devrajbhai Sakariya), Type C Rs no. 274/2 Block No. 399 Moje Sayan Olpad, Surat, Gujarat, 394130	03-02-2024	11,20,682	09-04-2024
31.	Malave Mukesh Sudhakar, Bhagyashree Vinod Solanke	Row house no-24, Aaradhna Orchid Vibhag 2, Behind Salasar Homes, Nr. Raghuviri Residency, Haldharu Road, Surat, Gujarat, 394310	03-02-2024	10,33,391	09-04-2024

The borrower having failed to repay the amount, notice is hereby given to the borrower / Guarantor 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 said rule on the date mentioned above

THE BORROWERS/ GUARANTORS and the PUBLIC IN GENERAL are hereby cautioned not to deal with the above referred Properties/Secured Assets or any part thereof and any dealing with the said Properties/Secured Assets shall be subject to charge of HOME FIRST FINANCE COMPANY INDIA LIMITED for the amount mentioned hereinabove against Properties/Secured Assets which is payable with the further interest thereon until payment in full.

The borrower's attention is invited to the provisions of sub-section (8) of Section 13 of the Act, in respect of time available to redeem the secured asset.

Place:- Gujarat
Date: 15-04-2024
Authorised Officer, Home First Finance Company India Limited

The borrower having failed to repay the amount, notice is hereby given to the borrower / Guarantor 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 said rule on the date mentioned above

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The borrower's attention is invited to the provisions of sub-section (8) of Section 13 of the Act, in respect of time available to redeem the secured asset.

Place:- Gujarat
Date: 15-04-2024
Authorised Officer, Home First Finance Company India Limited