9 = D Regional Office Surat: Shop No.432 - 439, rime Shoppers, Fourth Floor, Udhana - Magdalla Road, Vesu, Surat, Gujarat - 395007.

Corrigendum

Please refer to our E-Auction notice published in Financial Express on dated 24.11.2024, Page No.14 Udhna Darwaja Main Branch Property No. 21 & 22, in Property Discription read "Shirdi Dham Residency" instead of "Shri Dham Residency". Other details published therein would remain unchanged. Place : Surat **Authorized Officer** Dt: 18/02/2025 Union Bank of India

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**AUTHUM AUTHUM INVESTMENT & INFRASTRUCTURE LIMITED** Registered Office: 707, Raheja Centre, Free Press Journal Road, Nariman Point,

Mumbai-400 021. Ph.: (022) 6747 2117 Fax: (022) 6747 2118 E-mail: info@authum.com

APPENDIX- IV-A [See proviso to rule 8 (6)] | Public Notice For E-Auction Cum Sale (Appendix – IV A) (Rule 8(6)) That pursuant to the approved resolution plan of the Reliance Home Finance Limited. (RHFL) by its Lenders in terms of RBI Circular No. RBI/2018-19/ 203, DBR No. BP. BC. 45/21.04. 048/2018-19 dated June 7, 2019 on Prudential Framework for Resolution of Stressed. Assets, the order of Hon'ble Supreme Court of India dated March 3, 2023 and the Special Resolution passed by the Shareholders on March 25, 2023, RHFL has entered into the agreement to transfer its Business by way of a slump sale on a going concern basis, to Reliance Commercial Finance Limited (Hereinafter referred to as "RCFL") and whereas all the rights and liabilities pertaining to the loan

account (s) of the Borrower has/have also been transferred to RCFL. Sale of Immovable property mortgaged to Authum Investment & Infrastructure Limited ("AIIL") (Resulting Company pursuant the demerger of lending business from Reliance Commercial Finance Limited ("RCFL") to AllL vide NCLT order dated 10.05.2024) having Corporate Office at The Ruby 11th Floor, North-West wing, Plot No.29, Senapati Bapat Marg, Dadar (west), Mumbai- 400028 and Branch at 703-704.7th floor, Sakar 2, Bhikhabai Park, Corner, Ashram Rd, Narolgam, Ellisbridge, Ahmedabad, Gujarat 380009 (hereinafter "Act"). Whereas the Authorized Officer ("AO") of Authurn Investment & Infrastructure Limited 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 BASIS & AS IS WHAT IS BASIS" for realization of Authum Investment & Infrastructure Limited dues, The Sale will be done by the understand through a quality of afform provided at the underter your back assets

The Sale will be done by the uni	persigned shrough e-auc	eon pattorm provided as the	Website: www.benkeauctions.com.
Borrower(s) /Co-orrower(s) /Guarantor(s)	Demand Notice Date and Amount	Date of Physical Possession Total Outstanding	Reserve Price / Earnest Money Deposit/ Bid Incremental
Loan Alc No. RHAHAHM000070569  Branch: Ahmedabad 1 ANKLESHWAR RAMNIWAS TRIPATHI 2 ANNAPURNARANI ANKLESHWARBHAI	1/11/2019 & Rs. 3092604/- (Rupees Thirty Lakh Ninty Two Thousand Six Hundred & Four Only)	4/27/2019 Total Outstanding as on 2/11/2025 Rs. 7595064.35/- (Rupees seventy five lakh ninety five thousand sixty four Rupees and thirty five paisa only)	Rs.1917125I- (Rupees nineteen lakh seventeer thousand one hundred twenty five only) Earnest Money Deposit (EMD) Rs. 191712.5I- (Rupees One Lakh Ninety One Thousand Seven Hundred & Thirteen only) Bid Incremental- 15000/-Rupees Fifteen Thousand Only

Description Of The Immovable Property/ Secured Asset : "All the piece and parcel of immovable property is located at Gam Dholka, Ta. Dholka, Dist. Ahmedabad, under Survey No. 292/1, with a total area of 9814.00 square meters. The specific plot in question is Plot No. A-18, with an area of 108.69 square meters (approxixmately 130.00 square yards). The undivided share of the plot is 75.91 square yards (approximately 63.47 square meters), and there is an additional area of 200 square yards (approximately 167.22 square meters) within the plot. The construction on the property is a super built-up area, situated within the Ghanshyam Residency scheme and intended for residential use as a bungatow. The property was constructed in the year 2012. The boundaries of the plot are as follows: to the north- Plot No. 19, to the west- Plot No. 15, to the south- Plot No. 17, and to the east- Society Road\* PLEASE REFER THE WEBSITE FOR DETAILED TERMS AND CONDITIONS (Use Code: 188854 and see the NIT Document) https://www.bankeauctions.com)

Date of Inspection : EMD Last Date : Date/ Time of E-Auction 3/17/2025 11:00-16:00 3/24/2025 fill 5:00 PM 3/25/2025 11:00 -13:00 Mode Of Payment, All payment shall be made by demand draft in favour of "Authurn Investment & Infrastructure Limited" payable at Ahmedabad or through RTGS/NEFT The accounts details are as follows: a) Name of the account: - Authum Investment & Infrastructure imited CHD A/c b) Name of the Bank: HDFC Bank Ltd., c) Account No. 99999917071983, d) IFSC Code: HDFC000119. This publication is also 30 (Thirty) days notice to the Borrower / Mortgagor / Guarantors of the above said loan account pursuant

to rule 8(6) of Security Interest (Enforcement) Rules 2002, about holding of auction sale on the above-mentioned date / place Loan A/c No. 9/13/2019 3/11/2023 Rs.9060188/-(Rupees ninety lakh sixty RHCPAHM000050253 thousand one hundred eighty eighty only) Total Outstanding as on Rs.5745042/-Earnest Money Deposit (EMD) 2/11/2025 Branch: Ahmedabad (Rupees Fifty Seven Rs. 13916025.76/- (Rupees Rs. 906019/-Rupees nine lakh six thousand and 1 ASHISH PRAKASH Lakh Forty Five one crore thirty nine lakh Nineteen only CHANDRA SHARMA Thousand Forty sixteen thousand twenty Bid Incremental-50000/-Rupees Fifty Thousand 2 ARTI ASHISH SHARMA Two) five Rupees and seventy six paisa only)

Description Of The Immovable Property/ Secured Asset : All that piece and parcel of the property bearing Sixth Floor Office No. 604 & 606, with a total area of 1770 sq.ft. (164.44 sq.m.), situated in Gulmarg Association, known as "ANIKET." The property is situated on the land of Final Ptot Nos. 346/1 and 346/5, as part of the Town Planning Scheme No. 3 of Mouje-Changispur, Taluka Sabarmati, District Ahmedabad, Sub-District Ahmedabad-3 (Memnagar). The property is identified under Municipal Tenement Nos. 0515-17-1991-0001-O (Unit No. 604) and 0515-17-2001-0001-C (Unit No. 606), with Electric Service Nos. 837049 (for both Unit Nos. 604 & 606). The property includes membership rights and all other rights, interests, and appurtenances pertaining to the office, including the right to use the common areas and facilities such as passage, staircases, allotted car parking, margin land, common land, and terrace, as enjoyed by the seller as a member/shareholder of the Association. Boundaries. East. By Vraj Bhumi Complex West: By Office No. 603, North: By Office No. 602, South: By Shilp Building

PLEASE REFER THE WEBSITE FOR DETAILED TERMS AND CONDITIONS (Use Code: 188853 and see the NIT Document)

(https://www.bankeauctions.com)		
Date of Inspection :- 3/04/2025 11:00-16:00	EMD Last Date : 3/10/2025 till 5:00 PM	Dete/ Time of E-Auction : 3/11/2025 11:00 -13:00 PM
	vs: a) Name of the account: - Authur	nfrastructure Limited' payable at Ahmedabad or through in Investment & Infrastructure Limited CHD A/C b) Name IFC000119.
This publication is also 15 (Fifteen) days no	tice to the Borrower / Mortgagor /	Guarantors of the above said loan account pursuant

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.

TERMS & CONDITIONS OF ONLINE E- AUCTION SALE:-

to rule 8(6) of Security Interest (Enforcement) Rules 2002, about holding of auction sale on the above-mentioned date / place.

For details, help, procedure and online bidding on e-auction prospective bidders may contact the Service Provider MS C1 India Pvt Ltd. Plot No- 68, 3rd floor Sector 44 Gurgaon Haryana -122003 (Contact no. 7291981124,25,26 )Support Email — Support@ bankeauctions.com , Mr. Bhavik Pandya Mob. 8866682937. Email: Gujarat@c1india.com

For further details and queries, contact Authorised Officer: MEET PATEL- 9925029664

Place: - AHMEDABAD Date: 19.02.2025

SD/-, Authorized Officer

Branch: Shop No. 4,5 & 6, Business Bay Royal Park, Street No.6, Kalawad, Road Rajkot - 360 005. Phone: 0281 2585611/22 Registered Office: - TJSB House, Plot No. B5, Road No. 2, Wagle ndustrial Estate, Thane (West) - 400 604. Ph. 022-69368500.

PUBLIC AUCTION

TJSB Sahakari Bank Ltd. has initiated recovery action against the following defaulted borrowers through the Authorized Officer of the Bank, appointed under, the Securitization & Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and the rules made there under has issued Demand Notice on 24/08/2018 under section 13(2) of the said Act, to M/s. V P & Sons. (A proprietary concern through its Proprietor Mr. Devani Ajaykumar Vinodchandra) - (Borrower & Mortgagor), Mr. Vithlani Ashish Nitikumar (Guarantor & Mortgagor), Mr. Devani Bhavikkumar Vinodchandra - (Guarantor & Mortgagor), Mrs. Devani Pragnyaben Bhavikkumar - (Guarantor & Mortgagor) & Mrs. Devani Madhuben Vinodchandra - (Guarantor &

The Borrower & Mortgagor have not repaid the amount of Rs.1,76,52,361.19 (One Crore Seventy-Six Lakh Fifty-Two Thousand Three Hundred Sixty-One and Paisa Nineteen Only) as on 31/07/2018 with further interest from 01/08/2018 mentioned in the said Demand Notice within stipulated period; hence the Authorized Officer has taken the Physical Possession of the immovable property on 13/02/2019, mentioned herein below u/s 13(4) of the said Act.

I, the undersigned as the Authorized Officer of TJSB Sahakari Bank Ltd., have decided to sell the below mentioned property on "AS IS WHERE IS BASIS" without movable assets by inviting Tenders as laid down in

prescribed laws.					
Name of the Borrower(s)/Mortgagor(s)/ Guarantor(s) & Outstanding Amount.		roperty			
1. M/s. V P & Sons.  (A proprietary concern through its proprietor)  Mr. Devani Ajaykumar Vinodchandra  (Borrower & Mortgagor)  2. Mr. Vithlani Ashish Nitinkumar  (Guarantor & Mortgagor)  3. Mr. Devani Bhavikkumar Vinodchandra	building thereon known as "Krishna Flats" Paiki Ground Floor, Shop No. 1, Built Up Area 10-83-36 Sq. Mtrs. In Keshod Tal: Keshod, Dist. Junagadh; stand in the name of (1) Mr. Devani Bhavikkumar Vinodchandra, and (2) Mrs. Devani Pragnyaben Bhavikkumar.  2.Residential Property of, known as "Rajani Mill				
(Guarantor & Mortgagor) 4. Mrs. Devani Pragnyaben Bhavikkumar (Guarantor & Mortgagor) 5. Mrs. Devani Madhuben Vinodchandra (Guarantor & Mortgagor)	Admeasuring area 162-58-10 Sq. Mtrs. = 209-7-3 Sq. Yards building thereon Known as "Krishna Flats" paiki Secon Floor, Flat No. 202, Built up Area 69-45 Sq. Mtrs. In Keshoo Tal: Keshod, Dist. Junagadh stand in the name of (1) M				
(Gujarat Recovery Dept.) Loan Account No.162/CCR/10, Outstanding Dues as on 31.12.2024 of Rs.3,69,07,574.57/- Plus interest thereon and actual charges.	<ol> <li>Residential Property of, Known as "Ambawadi Plot" No Agri Land, Plots paiki Plot No. 158, Land Admeasuring are 185-80-67 Sq. Mtrs. = 500-00 Sq. Gaj. Building thereoknown as "Raghunandan Flats" Paiki 3rd Floor, Flat N 302, built up Area 61-995 Sq. Mtrs. In Keshod, Tal: Kesho Dist. Junagadh stand in the name of (1) Mr. Deva Bhavikkumar Vinodchandra and (2) Mrs. Deva Pragnyaben Bhavikkumar.</li> </ol>				
Place of Auction: TJSB Sahakari Bank Ltd. Shop	Sr.No.	Particulars	Reserve Price	EMD Amount	
No. 4, 5 & 6, Business Bay, Royal Park, Street No.	1	Shop No. 1	Rs. 11,66,000.00	Rs.1,16,600.00	
6, Kalawad Road, Rajkot - 360 005.	2	Flat No. 202	Rs. 18,69,000.00	Rs.1,86,900.00	
	3	Flat No. 302	Rs. 20,02,000.00	Rs.2,00,200.00	
Date and time of Inspection of property	28.02.2025 between 11.00 AM To 1.00 PM				
	36 03 3035 -4 11-30 444 13-30 044 0 1-30 044				

Terms & conditions:-

Date and Time of Auction

 The offers to be submitted in a sealed envelope super scribed, "Offer for purchase of Immovable property i.e. "Shop No.1, Krishna Flats or "Flat No.202, Krishna Flats" or Flat No. 302, Raghunandan Flats, and bring/send the said offer sealed cover envelope separately at the above-mentioned venue on or before 25.03.2025 before 05:00 P.M. by the prospective bidder & EMD amount to be transfer by NEFT/RTGS to Account No. 001995200000004, Name of Gujarat Regional office, IFSC Code TJSB0000001 on or before 25.03.2025 before 05:00 P.M.

Respectively

26.03.2025 at 11:30 AM, 12:30 PM & 1:30 PM

Offers so received by the undersigned will be opened and considered on 26.03.2025 at the abovementioned venue at 11:30 AM, 12:30 PM & 1:30 PM Respectively.

The undersigned reserves his right to accept or reject any offer and/modified to cancel and/or postpone the

The Undersigned hereby informs to the Borrower/ Mortgagor/s, and/or legal heirs, Legal representative(s) (whether known or unknown), executor(s), administrator(s), successor(s) and assign(s) of the respective borrower(s)/ Mortgagor(s) (since deceased) or absconding, as the case may be, to pay entire dues within 30 days from the date of the notice; otherwise Authorized officer shall proceed to sell the secured asset mentioned herein above in accordance with the Rule 8(5) of Security Interest (Enforcement) Rules, 2002.

All or any such person(s) having any share, right, title, benefit, interest, claim, or demand in respect of the said property or to any part thereof by way of sale, allotment, exchange, mortgage, let, sub-let, lease, lien, charge, maintenance, license, gift, inheritance, share, possession, easement, trust, bequest possession, assignment or encumbrance of whatsoever nature or otherwise are requested to intimate to the undersigned in writing at the address mentioned below of any such claim accompanied with all necessary and supporting documents within 15 days from the date of publication hereof, failing which transaction shall be completed without reference to such claim, and any such person shall be deemed to have waived of his rights and the same shall not be binding on TJSB Sahakari Bank Ltd.

Tender forms along with the terms and conditions sheet will be separately available with office of Authorized Officer at the cost of Rs. 100/- Plus Rs. 18/- GST Total Rs. 118/- (Contact

No.9904212397/9820261554). The Auction will be finalized by the bank only. The bank does not authorize any other person or agency for

This Publication is also 30 days' notice to the Borrower/Mortgagor/Guarantors of the above said loan

DATE : 17/02/2025

PLACE : Rajkot



AUTHORISED OFFICER Under SARFAESI Act, 2002 For & on behalf of TJSB Sahakari Bank Ltd. # UNITY #

**UNITY SMALL FINANCE BANK LIMITED** Corporate Office: Centrum House, Vidyanagari Marg, Kalina,, Santacruz (E) Mumbai – 400 098

## **CORRIGENDUM**

Reference to E-Auction Sale Notice dated 18-02-2025, published in Financial Express (English) & ( Gujarati) for Gujarat Edition on 18-02-2025 with respect to the mortgaged properties of Borrower and co-borrowers, under SARFAESI Act, 2002. It is hereby notified that through inadvertent error the EMD amount is mentioned incorrectly for the first three accounts mentioned here in below and has to be read as per the table hereinbelow and for Sr.No-4 -Account no. CFSLSRTLOAN000005000848 the EMD as well as Reserve Price have been swapped and have to be read as per of the account mentioned at point no.4 hereinbelow, Please read accordingly.

CORRECTED AS PER CORRIGENDUM:						
Sr No	Account Number / Borrower / Co-borrowers	Corrections to be read				
1	CFSLAHDLOAN000005002256 / 1. MRS. GEETABEN JITENDRABHAI CHAUHAN 2. MR. JITENDRABHAI JASUBHAI CHAUHAN	EMD - Rs.55,500/-				
2	CFSLMHSLOAN000005000111 / 1. M/S. OM SHANTI PROVISION STORE 2. MR. LALJIBHAI ISHVARBHAI PRAJAPATI 3. MRS. PRAGNABEN LALJIBHAI PRAJAPATI	EMD - Rs.1,15,000/-				
3	CFSLSRTLOAN000005002484 / 1. M/S. SHREE VASU PUJYA DRY FRUIT 2. MR. ASHISH ARVINDBHAI SHAH 3. MRS. SHAH RIDDHI ASHISHKUMAR	EMD - Rs.1,40,500/-				
4	CFSLSRTLOAN00005000848 1. A V Sales 2.Ankit Pankajkumar Patel 3. Dhara Ankit Patel	Reserve Price – Rs.18,90,000/- and EMD – Rs.1,89,000/-				

All other details, terms and condition along with the content mentioned in the said notice remains unchanged. Date: 19-02-2025 Place: Ahmedabad (Authorised Officer)

बैंक ऑफ़ बडीदा

S.M. Road Branch,

Bank of Baroda, 42, Tapovan Society, Nr. Manekbaug Hall, Ahmedabad-380015, Phone 079-26601268, 26601237 Email :surahm@bankofbaroda.com POSSESSION NOTICE

(FOR IMMOVABLE PROPERTY) Whereas. The undersigned being the Authorised Officer of Bank of Baroda, S M Road Branch, Ahmedabad under the Securitisation and Reconstruction of Financial Asset and "Enforcement of Security Interest Act, 2002 (Act 54 of 2002) (herein after referred to as "Act" and in exercise of powers conferred under section 13(2) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued demand notice dated: 11.11.2024 calling upon the Borrower Mr Devang Sureshbhai Thoriya (Borrower) and Mrs. Dimple Devang Thoriya (Co Borrower) to repay the amount mentioned in the notice being Rs. 5,79,444/- (Rupees Five Lakh Seventy nine thousand four hundred and fourty four rupee Only) together with further interest and incidental expenses

and costs from 08.11.2024, within 60 days from the date of notice. The Borrower/ Guarantor/ Mortgager having failed to repay the amount, notice is hereby given to the Borrower/ Guarantor/ Mortgager and the public in general that the undersigned has taken Symbolic Possession of the property being described herein below in exercise of powers conferred on him under section 13(4) of the said Act read with rule 8 & 9 of the Security Interest Enforcement Rules of the said Act on this on 15th day of February

The Borrower/ Guarantor/ Mortgager in particular and the public in general is hereby cautioned not to deal with the property and any dealings with property will be subject to the charge of the Bank of Baroda, S.M. Road Branch, Ahmedabad for an amount of being Rs 5,79,444/- (Rupees Five Lakh Seventy nine thousand four hundred and fourty four rupee Only) together with further interest and incidental expenses and costs from

The borrower's attention is invited to the provisions of sub-section (8) of section 13 of the SARFAESI Act, in respect of time available, to redeem the secured assets DESCRIPTION OF THE IMMOVABLE PROPERTY

Residential Flat no A-703 super built up area 61.87 sq mtrs and Build up area 55.82 sq mtr which is situated at Block no. A, 7th floor and having right of undivided share in Land 12.80 sq mtr in the scheme known as Nandanvan Constructed on NA land bearing survey no. 580 paiki of town planning scheme no. 58 (vatva) allotted final plot no. 59/1 Paiki Vatva taluka Vatva District Ahmedabad (Aslali)-382440. Boundaries: East; Flat no. A-704 common wall; West: Flat no. A-702;

North: Common Plot: South: Flat no. A-706.



Date: 19.02.2025, Place: Gujarat

Place: Ahmedabad

KOTAK MAHINDRA BANK LIMITED POSSESSION Registered Office: 2TBKC, C-37, G-Block, BandraKurla Complex, Bandra (E), Mumbai-480051 otlek Mathendra-Banki Branch Office: Kotali Matindra Bank, Shanti Point, Udhana Danwaja, Ring Road, Susal 195802.

**BANK OF BARODA** 

Whereas, The Undersigned Being The Authorized Officer Of Kotak Mahindra Bank Ltd., Under The Securitization And Reconstruction Of Financial Assets And Enforcement Of Security Interest Act, 2002 (54 Of 2002) And In Exercise O Powers Conferred Under Section 13(12) Read With Rule 3 Of The Security Interest (Enforcement) Rules 2002 Issued Demand Notices To The Borrowers As Detailed Hereunder, Calling Upon The Respective Borrowers To Repay Th Amount Mentioned In The Said Notices With All Costs, Charges And Expenses Till Actual Date Of Payment Within 6

Days From The Date Of Receipt Of The Same. The Said Borrower(S)/ Co Borrower(S) Having Failed To Repay The Amount, Notice Is Hereby Given To The Borrowers/ Co Borrowers And The Public In General That The Undersign Has Taken Possession Of The Property Described Hereunder In Exercise Of Powers Conferred On Him Under Section 13(4) Of The Said Act R/W Rule 8 Of The Said Rules On The Dates Mentioned Along-With. The Borrowers In Particula And Public In General Are Hereby Cautioned Not To Deal With The Properties And Any Dealings With The Propertie Will Be Subject To The Charge Of Kotak Mahindra Bank Ltd., For The Amount Specified Therein With Future Interes Costs And Charges From The Respective Dates. The Borrowers Attention Is Invited To Provisions Of Sub Section (8) O Section 13 Of The Act, In Respect Of Time Available To Redeem The Secured Assets. Details Of The Borrowers, Scheduled Property, Outstanding Dues, Demand Notices Sent Under Section 13(2) And Amounts Claimed There Under, Date Of Possession Is Given Herein Below:

S. No.	Name and address of the borrower, co-borrower loan account no., Lo an amount	Details of the immovable property	Details of the immovable property 1. Date Of 3. Demand	
1.	Mr. Kishorbhai Makavana S/O Mr. Laxmanbhai Makavana &Mrs. Gitaben Kishorbhai Makavana W/O Mr. Kishorbhai Makavana Both At:- 308 Rudraksha Avenue, Jolva,Palsana, Near Nakshatra Residency,Surat, Gujarat- 394310& Both Also At:- 5, Makavana Faliyu, Gavaddugara, Balaiya, Dahod, Fatehpura,Gujarat- 389190& Both Also At:- Flat No.206, 2nd Floor, Yogi Residency,Near Pacific School Of English, NearTadkeshwar Mahadev Mandir, ChalthanBagumra Road, Sanki, Surat, Gujarat- 394305 Loan Account Number: 600238011020988 Loan Amount:Rs. 5,80,048 (Rupees Five Lakh Eighty Thousand and Forty Eight Only)	All that piece and parcel of the p bearing Flat No.206 On The 2nd Having super built up area admet 502.00 Sq. Feet & built up area admet 302.00 Sq. Feet l.E. 28.06 Sq. Mtrs. with 4.21 Sq. Mtrs. undivided share land of "yogi residency" situate at re Survey No.43 Block No.101 joint l Paiki A Type, Plot No 73/A admet 127.49 Sq. Mtrs. C Type, Plot No. Admeasuring 121.08 Sq. Mtrs. & C Plot No. 71/C Paiki Admeasuring 64 Mtrs. Totally Admeasuring 313.32 S Of Moje Village Sanki, Ta: Plasana Surat, Gujarat-394305. Bounded As North - Plot No.C/71 South - 9 Mt. East - 6 Mt. Road, West Canal. Name of the Mortgagor: Mr. Kish Makavana & Mrs. Gitaben Kish Makvana	1. 14.02.2025 2. Symbolic Possession 3. 14.08.2023 4. Rs.7,60,382/- (Rupees Seven Lakh Sixty Thousand Three Hundred and Eighty Two Only)due and payable as of 18.07.2024with applicable interest from 19.07.2024 until payment in full	
2	Mr. Ajaysingh Harikaran Rajput S/O Mr. Harikaran &Mrs. Urmilasingh Ajaysingh Rajput W/O Mr. Ajaysingh, Both At: 104,Swastik Park ,Shri Nath Complex, Althan, Bhatar Road, Surat,395017& Both Also At: 476, Gokul Nagar,Althan Bhatar Road,Bhatrat,Surat-395017& Both Also At: Flat No. 803, 8th Floor, Building No. A, Suman Astha, Beside Akash Era, Nr.Akash Bungalows, Althan Sarsana Road, Village, Bhimrad, Sub District Surat City,District Surat 395007. Loan Account Number:600207210692651 Loan Amount:Rs. 4,97,927 /- (Rupees Four Lakh Ninety Seven Thousand Nine Hundred and Twenty Seven Only)	Harikaran Rajput & Urmilăsiñgh Aja Rajput	Beside Althan I, Sub Surat sysingh	1. 17.02.2025 2. Symbolic Possession 3. 10.04.2024 4. Rs. 8,78,633/- (Rupees Eight Lakh Seventy Eight Thousand Six Hundred and Thirty Three Only) due and payable as of 19.12.2024 with applicable interest from 20.12.2024 until payment in full.
3	Mrs. Jyoti K Jha W/o Mr. Kamal Za M/s Jyoti K Jha Through Its Proprietor & Mr. Za Kamal S/o Mr. Shaniram Rambhai Za M/s Za Kamal Through Its Proprietorat: 1-2220-2, Kuwavadi-2, Nanpura Main Road,slum Area, Nanpura, Surat, Gujarat-395001& Both At: Z 1997, Kharvavad Rudarrpura,nanpura, Surat, Gujarat-395007& Both Also At: Flat No.804, 8th Floor, Ews 25 Building No.asuman Malhar, Behind Rahul Raj Mall, Near Mitul Square, Rundh Vesu, Surat, Gujarat-395007	Of Village Rundh City Surat, District Boundaries: East: Flat No.803, West North: Flat No.801, South: Bac Margin Name Of The Mortgagors: Mrs. Jyoti I Mr.za Kamal	42.016 Sq.mts. Of The Suman cheme 1 S.p.2 Surat. : Lift, k Side	1. 17.02.2025 2. Symbolic Possession 3. 16.10.2023 4. Rs. 8,24,167 /- (Rupees Eight Lakh Twenty Four Thousand One Hundred And Sixty Seven Only ) due and payable as of 18.07.2024 with applicable interest from 19.07.2024 until payment in full

For any query please Contact Mr. Ravinder Godara (Mob: +91 9983999074)/ Mr. Kishore Arora (Mob. +91 9601942989

AAVAS FINANCIERS LIMITED

Mansarovar Industrial Area, Jaipur. 302020

युनियन बैंक 🕼 Union Bank

Jamnagar Main Branch (531511): Ranjit Road, Jamnagar - 361 001

ANNEXURE - 13 [Rule 8(1)] POSSESSION NOTICE (For Movable Property) Whereas The undersigned being the authorized officer of Union Bank of India, Jamnagar Main Branch, Ranjit Road, Jamnagar, Gujarat - 361 008 under the Securitisation and Reconstruction of Financial Assets and Enforcement 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 issued a Demand Notice Dated 01.09.2022 calling upon the M/s Shree Maruti Industries - Prop. Dharmesh Bhagvandas Madlani (Borrower) to repay the amount mentioned in the notice being Rs. 74,81,538.86/- (Rupees Seventy Four Lakhs Eighty One Thousand Five Hundred Thirty Eight and Eighty Six Paise Only) plus interest and other charges thereafter within 60 days from the date of receipt of the said notice.

The Borrower having failed to repay the amount, notice is hereby given to the Borrower 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 rules on this 14th day of February of year

The Borrower 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 Union Bank of India for an amount Rs. 74,81,538.86/- (Rupees Seventy Four Lakhs Eighty One Thousand Five Hundred Thirty Eight and Eighty Six Paise Only (as on 29.08.2022) and interest thereon.

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

DESCRIPTION OF THE SECURED ASSETS

Primary Security: Machineries Hypothecated to Bank in the NPA A/c of M/s Shree Maruti Industries, situated near Tanna Export Badeshwar, Jamnagar (Gujarat) - 361 002 Chief Manager & Authorised Officer. Date: 14.02.2025, Place: Jamnagar Union Bank of India

सेन्ट्रल बैक ऑफ इंडिया Nairman Abad, Athugar Street, Central Bank of India Nanpura, Surat-395001.

විදේශ වර් නවල හලිනෙනු Nanpura Branch : Ground Floor,

POSSESSION NOTICE

The Security Interest Enforcement Rules, 2002, Rule 8 (1)

Whereas, (For immovable property) The undersigned being the authorized officer of the Central Bank of India, Nanpura Branch, Surat under 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), 13(2) read with rule 3 of the Security Interest (Enforcement) Rules 2002 issued a demand notice dated 29.06.2024 calling upon the Mr. Vijaykumar Parsotambhai Bhuva (Borrower), Mr. Parsotambhai Shamjibhai Bhuva (Co-Borrower) to repay the amount mentioned in the notice being Rs. 14,78,027/- (Rupees Fourteen lakh seventy-eight thousand twenty-seven only) as on 29.06.2024 along with interest due thereon within 60 days from the date of receipt of the said notice.

The borrower having failed to repay the amount, notice is hereby given to the corrower/guarantor and the public in general that the undersigned has taken Physical Possession of the property described herein below in exercise of powers conferred on hir under Sub-Section (4) of Section 13 of Act read with rule 8 of the security interest Enforcement Rules 2002 on this 18th day of February of the year 2025

The borrower/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 Central Bank of India, Nanpura Branch, Surat for an amount Rs. 14.78.027/- (Rupees Fourteen lakh seventy-eight thousand twenty-seven only) as on 29.06.2024 and interest & other charges thereon with effect from

"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 assets.

DESCRIPTION OF THE IMMOVABLE PROPERTY All that piece and parcel of the immovable property bearing plot no. 137 admeasuring 48.00 sq. yards. i.e., 40.15 sq. mtr., togetherwith undivided proportionate share adm. 29.36 sq. mtr. in road and COP in "Raj Nandini Residency Vibhag- 3", situated on the land bearing block no. 116, adm. 11736 sq. mtr. of Village: Umra, Taluka: Olpad, Dist.: Surat. Owner of property: Mr.

Vijaykumar Parsotambhai Bhuva. Bounded by: • East : Plot No. 138 West : Plot No. 136 • North: Plot No. 150 South: Society's Internal Road

**Authorised Officer**, Date : 18.02.2025 Place : Surat Central Bank of India

CAPITAL PROTECTING INVESTING FINANCING ADVISING Aditya Birla Housing Finance Ltd.

Registered Office: Indian Rayon Compound, Veraval, Gujarat 362266 Branch Office: Aditya Birla Housing Finance Limited, 307, 3Rd Floor, Turquoise Building. Opp.Parimal Garden, Panchwati Cross Road, Ahmedabad-380006. ABHFL: Authorized Officer- Mr. Patel Narendra: + 919909967323 Auction Service Provider (ASP): - M/S e-Procurement Technologies Pvt. Ltd. (AuctionTiger) Mr. Ram Sharma - Contact No. 8000023297 & 9265562819

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

E-Auction Sale Notice for Sale of Immovable Asset(s) under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision 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 properties mortgaged/charged to the Aditya Birla Housing Finance Limited/Secured Creditor, the physical possession of which has been taken by the Authorized Officer of Aditya Birla Housing Finance Limited/Secured Creditor, will be put to sale by auction on "As is where is", "As is what is", and "Whatever there is" on 28/03/2025, for recovery of Rs. 8,53,754.19/- (Rupees Eight Lac Fifty Three Thousand Seven Hundred Fifty Four and Nineteen Paise Only) and further interest and other expenses thereon till the date of realization, due to Aditya Birla Housing Finance Limited/Secured Credito from the Borrowers namely RATILAL TULSIDAS LODHA & JIGNESH RATILAL LODHA.

The reserve price will be INR 28,00,000 /- (Rupees Twenty Eight Lac Only) and the Earnest Money Deposit (EMD) will be INR 2,80,000 /- (Rupees Two Lac Eighty Thousand Only). The last date of EMD deposit is 27/03/2025. The date for inspection of the said property is fixed on 26/03/2025 between 11:00 am to 04:00 pm.

DESCRIPTION OF IMMOVABLE PROPERTY

ALL THAT PIECE AND PARCEL OF IMMOVABLE PROPERTY BEING TENEMENT NO. 53/2. ADMEASURING 26.33 SQ. METERS, 89.28 SQ. METERS (AS PER AMC TAX BILL), IN THE SCHEME "MOHITPARK SOCIETY", CONSTRUCTED ON NON-AGRICULTURAL LAND BEARING SURVEY/BLOCK NO: 53/1 PALKI, SITUATE, BEING AND LYING AT OPP. MARUTI TENAMENT, BH. ADARSH SOCIETY, MOUJE/VILLAGE: DANILIMBDA WARD NO. 306, IN THE REGISTRATION DISTRICT AND SUB-DISTRICT: AHMEDABAD, GUJARAT-380028. AND BOUNDED AS: EAST: HOUSE OF BABLUBHAI WEST: HOUSE NO.8

NORTH: HOUSE NO.3 SOUTH: HOUSE NO. 1

For detailed terms and conditions of the sale, please refer to the link provided in Aditya Birla. Housing Finance Limited/Secured Creditor's website i.e. https://homefinance.adityabirlacapital.com/properties-for-auction-under-sarfaesi-act\_or\_i.e. https://sarfaesi.auctiontiger.net

Date: 19-02-2025 Authorised Officer (Aditya Birla Housing Finance Limited Place: AHMEDABAD

∆a∀a [CIN:L65922RJ2011PLCO34297] Regd. & Corp. Office: 201-202, 2nd Floor, South End Square,

**AUCTION NOTICE** 

For Kotak Mahindra Bank Limited. Authorized Office

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 physical possession of which has been taken by the Authorised Officer of AAVAS FINANCIERS LIMITED Secured Creditor, will be sold on "As is

Name of Borrowers/ Co-Borrowers/ Guarantors/Mortagors	Dues As on	Date & Amount of 13(2)Demand Notice	Date of Poss- ession	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.
MUKESHBHAI PATEL, MRS. KAMINIBEN PATEL GUARANTOR: MR. CHANDRAKANT PATEL (AC NO.) LNMOR01416- 170031963	Rs. 23,27,737.00/- DUES AS ON 17 FEB 2025	11 MAY 22 Rs. 1433273/- DUES AS ON 11 MAY 22	16 MAY 23	FLAT NO 603, 6TH FLOOR, VINAYAK APARTMENT, WING D, UMA TOWNSHIP, PLOT NO. 403 TO 422, OPP CIRCUIT HOUSE, MAHENDRA NAGAR, TAL DIST MORBI, GUJARAT ADMEASURING 115.20 SQ. MTRS	Rs. 1606653/-	Rs. 160665/-	11.00 AM TO 01.00 PM 21 MAR 2025	OFFICE NO 4, 5TH FLOOR; SIDDIVINAYAK ARCADE, 7- SHAKTI PLOT CORNER, RAVAPAR MAIN ROAD MORBI-363641, GUJARAT-INDIA
JADAV INDRAJITSINH NATVARSINH, MRS. JADAV NIRUBEN NATVARSINH GUARANTOR: MR. PARMAR JITENDRABHAI BHIKHABHAI (AC NO.) LNBAR00316- 170045546	Rs. 38,52,491.00/- DUES AS ON 17 FEB 2025	7-AUG-18 Rs. 906781.41/- DUES AS ON 7-AUG-18	14 OCT 19	FLAT NO. 207, 2ND FLOOR, 'SAI SUDHA RESIDENCY' BLOCK NO. / REVENUE SURVEY NO. 217 PAIKI 1 & 217 PAIKI 2, VILLAGE — PRATAPPURA, SUB DIST. — HALOL, DIST. — PANCHMAHAL, GUJARAT. ADMEASURING 58.55 SQ. FT.	Rs. 735742/-	Rs. 73574/-		115,116,1ST FLOOR, ATLANTIS, SARABHAI ROAD, VADODARA- 390007,GUJARAT- INDIA
SOHESH PATEL, MRS. MAYURI SOLANKI GUARANTOR: MR. SANTOSHKUMAR PARSHURAM SWAIN (AC NO.) LNSUR02218-	Rs. 12,09,516.00/- DUES AS ON 17 FEB 2025	7 DEC 22 Rs. 893839/- DUES AS ON 5 DEC 22	30 MAY 23	FLAT NO. C-103, BUILDING-C, SHREERAM KRUSHNA COMPLEX, BLOCK NO. 137/ PAIKEE C(C), MOJE KADODARA, TA. PALSANA, DIST SURAT, GUJARAT ADMEASURING 34.39 SQ. MTRS	Rs. 653346/-	Rs. 65335/-	11.00 AM TO 01.00 PM 21 MAR 2025	301 & 305, REGENT SQUARE, ABOVE D- MART,ADAJAN, SURAT-395009, 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 luring 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 nvelopes will be opened in the presence of the available interested parties at above mentioned office of AAVAS FINANCIERS 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 15 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 therefore. 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 201,202, IInd Floor, South End Square, Mansarovar Industrial Area, jaipur-302020 or Pushpendra Meena — 9875896876 or respective branch during office hours. Note: This is also a 15/30 days notice under Rule 9(1)/8(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 out standing duesare not repaid in full. **Authorised Officer Aavas Financiers Limited** 

Ahmedabad

financialexp.epapr.in