

TATA CAPITAL HOUSING FINANCE LTD Regd. Office: 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai-400013. CIN No. U67190MH2008PLC187552

POSSESSION NOTICE (FOR IMMOVABLE PROPERTY)

(As per Appendix 8(1) of the Security Interest Enforcement Rules, 2002) Whereas, the undersigned being the Authorized Officer of the TATA Capital Housing Finance Limited., 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 a demand notice calling upon the borrowers to repay the amount mentioned in the notice within 60 days from the date of the said notice

The borrower, having failed to repay the amount, notice is hereby given to the borrower, in particular and public, in general, that the undersigned has taken physical possession of the property described herein view of order passed by the below mentioned courts, in below mentioned Case No. through the Court Commissioner and the said Court Commissioner handed over the physical possession to the undersigned Authorised Officer. The borrowers, in particular, and the public in general, are hereby cautioned not to deal with property and any dealings with the property will be subject to the charge of the TATA Capital Housing Finance Limited, for an amount referred to below along with interest thereon and penal interest, charges, costs etc. from the date of demand notice. The borrower's attention is invited to provisions of sub-section (8) of Section 13 of the Act, in respect of time available

Loan A/C	Name of Obligor(s)/ Legal Heir(s)/ Legal	Amount as per	Demand notice dt.	order Date	
No.	Representative(s)	Demand Notice	Date of Possession	Case No.	
TCHHL0259000 100007084 & TCHIN02590001 00172963	SANJAYKUMAR PRAJAPATI (Borrower) and SANGITA PRAJAPATI (Co- Borrower)	872577 &	05-11-2024	26-03-2025	
		106785	01-06-2025	CRMA J/732/2025 CJM Rajkot	

Description of Secured Assets/Immovable Properties: All rights piece and parcel of the mmovable property bearing Tenanment no. F-19 and Tenament no. F-20; Tenament no. F-19 constructed on Sub plot no. F-19, land admeasuring 49.71 Sq. mtr. and Tenament no. F 20 constructed on Sub plot no. F-20, land admeasuring 49.71 Sq. mtr.; both Sub plots located on the Premises/Scheme known as "ASHOPALAV GREEN CITY" situated on Piol no. 28-31, non-agricultural land meant for residential purpose bearing revenue survey no 129/2 paiki 2 in Mouje, Village: Hadala, Taluka: Rajkot, Registration District: Rajkot Gujarat. Bounded as follows: Sub Plot no. F-19, East: By Plot no. 32-34, West: By 9 Mtr Road, North: By Plot no. F-18, South: By Plot no. F-20, Sub Plot no. F-20: East: By Plot no. 32-34 West Ry 9 Mtr Road North Ry Plot no F-19 South Ry Plot no F-21

	597415	10-12-2024	11-04-2025
(Borrower) and MANJULABEN ARVINDBHAI PANKHANIYA (Co-Borrower)			CRMA J/1013/2025 CJM Rajkot

Description of Secured Assets/Immovable Properties: All the piece & parcel of mmovable property Plot No.30 Paiki House No. D/30-A on Sub Plot No. 30/A (TYPE "D") Admeasuring 38.12 Sq. Mts., along with Of Undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as "ADARSH RESIDENCY", constructed on non-agricultural land for residential use bearing Revenue Survey No. 141 p. at Moje Pipaliya Pal, Ta:- Lodhika, Rajkot of Gujarat Bounded as follows: North: House No. D/31-B, South: House No. D/30-B, East: House No. D/57-A. West: Road.

Sd/-Authorised Officer. Date: - 03.06.2025 For Tata Capital Housing Finance Limited Place: - GUJARAT

Phoenix ARC Private Limited

All other details mentioned in the said notice remain unchanged.

Regd. Office:3rd Floor, Wallace Tower 139-140/8/1, Crossing of Sahar Road and Western Express Highway Vile Parle (East) Mumbai-400 057 Tel: 022-6849 2450, Fax: 022-6741 2313 CIN: U67190MH2007FTC168303 Email: info@phoenixarc.co.in, Website: www.phoenixarc.co.in.

CORRIGENDUM TO AUCTION NOTICE

t is reference to the Auction Notice pertaining to the Borrowers 1. Prakashkumar Haree Singh Kachana (LAN: - LXSUR00416-170027666) 2. Vinesh Narayan Ninave (LAN: - LXKAD00217-180069311) published in the newspaper on 28.05.2025. However the Date of E-Auction and time was wrongly published as Date: 22-06-2025 11:00 AM to 02:00 PM. (with unlimited extensions of

The correct Date and Time of 25-06-2025 and Time 11:00 Am to 02:00 Pm (with unlimited extensions of 5 minute each). the E-Auction is:

Place: SURAT Date: 03.06.2025 Sdf-Authorized Officer Phoenix ARC Private Limited

DEBTS RECOVERY TRIBUNAL-II Outward No. 688/2025 (Ministry of Finance, Government of India) 3rd Floor, Bhikhubhai Chamber, 18, Gandhi Kunj Society, Opp. Deepak Petrol Pump, Ellisbridge, Ahmedabad - 380006.

Exb. No. A/07 **NOTICE THROUGH PAPER PUBLICATION APPLICANT**

YES BANK LTD VERSUS

K K INFRABUILD & ANR

Tribunal.

(1) K K INFRABUILD ADDRESS AT: 702 GUNJAN TOWER, OPP. ALEMBIC GORWA ROAD, SHUBHANPURA

VADODARA - 390021 AND ALSO AT: A-9, COUNTRYSIDE, OPP. AAMRAVATI SOCIETY, GOTRI ROAD, VADODARA -390021

(2) YAMAN SHAILESHKUMAR SHAH A/12, OMKAR SOCIETY, BEHIND SHANTIVAN SCHOOL, AJWA ROAD, VADODARA - 390019 AND ALSO AT: 702 GUNJAN TOWER, OPP. ALEMBIC GORWA ROAD, SHUBHANPURA,

VADODARA - 390021 WHEREAS the above named applicant has filed the above referred application in this Tribunal. WHEREAS the service of Summons / Notice could not be effected in the ordinary

manner and whereas the application for substituted service has been allowed by this

Defendant are hereby directed to show cause as to why the Original Application Should 3. You are directed to appear before this Tribunal in person or through an Advocate on 16.06.2025 at 10.30 a.m. and file the written statement/Reply with a copy thereof

furnished to the applicant upon receipt of the notice. Take notice that in case of default, the Application shall be heard and decided in your

GIVEN UNDER MY HAND AND SEAL OF THE TRIBUNAL ON THIS 05.04.2025 PREPARED BY **SECTION OFFICER CHECKED BY**

AAVAS FINANCIERS LIMITED

(CIN:L65922RJ2011PLCO34297) Regd. & Corp. Office: 201-202, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur. 302020



DEFENDANT

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(6) of the Security Interest (Enforcement) rules, 2002 otice is hereby given to the public in general and in particular to the Borro 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 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/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.
MEETABEN JAYESHBHAI ZALA, JAYESHBHAI JIVABHAI ZALA GUARANTOR: RUDIN PRATAPBHAI PARMAR (AC NO.) LNVER00319- 200131146 & LNVER17723-240333587 & LNVER09422-230232029	Rs. 9,70,174.00/- & 4,83,028.00/- & 4,27,900.00/- DUES AS ON 30 MAY 2025	8 NOV 24 Rs. 1093395 /- & Rs. 435091/- & Rs. 379994/- DUES AS ON 4 NOV 24	13 APR 25	FLAT NO. 302, THIRD FLOOR, "AALOK HEIGHTS"— 2, B/H SOLANKI TAYERS, , NEAR JUNAGADH ROAD, BEHIND SOLANKI TYRES, VERAVAL DIST. GIR-SOMNATH GUJARAT PIN-362265 362265 ADMEASURING 59.68 SQ.MT.	Rs. 1953000/-	Rs. 195300/-	AM TO 01.00 PM 04	SHOP NO :- 11&12 ,1ST FLOOR ,VINAYAK PLAZA 1, RAJENDRA BHUVAN ROAD, VERAVAL- 362265,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 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 interse bidding sale on the above mentioned date. The property will be sold, if their out standing duesare not repaid in full.

Place: Jaipur Date: 03-06-2025

Authorised Officer Aavas Financiers Limited

迟 वैंक ऑफ़ बड़ीदा Bank of Baroda

Date: May 31, 2025

Place: Ahmedabad

VADALI BRANCH: J. CHAMBERS NEAR S. T. STAND Idar Ambaji Road VADALI, TA, Vadali, DIST, SABARKANTHA PIN - 383235 Phone: 02778 - 222027 Email - vadali@bankofbaroda.com

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES 'APPENDIX- IV-A [See proviso to Rule 6 (2) & 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 6 (2) & 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 Mortgagor (s) 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 Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis for recovery of below mentioned account/s. The details of Borrower/s/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below

Sr./ Lot No.	Name & address of Borrower/s Guarantor/ Mortgagor s	property with known encumbrances, if any (owner/Mortgagor name) Status of Possession	Total Dues.	Reserve Price EMD & Bid Increase Amount
1	M/s Expert Genetics Pvt Ltd Add: A-307, Siddhi Vinayak Tower, B/h: DCP office, S. G. Highway, Makarba, Ahmedabad – 51. Mr. Bharatkumar Jayantibhai Patel (Director & mortgagor)	All these pieces and parcels of free hold Property bearing commercial office No.307 on third Floor in Tower "A" admeasuring 1170 Sq. feet super built up area, along with undivided proportionate share 30.68 sq.mtrs land in the land building known as "Siddhi Vinayaka towers" standing on land bearing revenue survey No. 195/2, 196/1+2/A, 206, 211/1, 211/3, 212/1, 212/2, TP Scheme NO. 84/B, situated at Makarba, within the revenue limits of Makarba village, Near CNG pump, S.G Highway road, Ahmedabad standing in the name of M/s Expert Genetics Pvt. Ltd as Authorized Director Mr. Bharatbhai Jayantibhai patel (Symbolic Posssession)	Rs. 1,99,91,221.11 /-(One crore ninety nine lakh ninety one thousand two hundred twenty one and eleven paise only) and interest thereon plus legal and other charges less recovery if any (With reference to Demand notice	Rs. 1,08,62,000/- Rs. 10,86,200/- Rs. 10,000/-

E-Auction Date: 08-07-2025 and E-Auction Time: 02:00 PM to 06:00 PM

Property inspection Date: 30-06-2025 to 04-07-2025, Time: 11.00 AM to 2.00 PM Property is in Symbolic Possession and Bidder is purchasing the property in symbolic possession at his/own risk & responsibility.

Bank will hand over the possession of property symbolically only and Successful Auction bidder/purchaser will not claim physical possession from the Bank. Bank will not be responsible or duty bound for handing over of physical possession.

(IV) Successful Auction Purchaser will not be entitled to claim any interest, in any case of return of money. Successful Auction Purchaser has to submit the Declaration Cum Undertaking confirming the above terms & condition immediately after e-Auction. (VI) Subsequent to sale if successful bidder fails to submit Declaration Cum Undertaking, the bid EMD amount will be forfeited.

For detailed terms and conditions of sale, please refer to the link provided in https://www.bankofbaroda.in/e-auction.html and https://baanknet.com

Also, prospective bidders may contact the Authorised officer on Mobile <6c0036c00 Date: 02.06.2025 | Place: Vadali

Sd/- Authorized Officer, BANK OF BARODA

Gujarat Toolroom Limited CIN: L45208GJ1983PLC006056

Regd. Off.: 404 - 4th Floor, Samarth Co.Op.H.Soc, Nr. Silicon Tower, Nr. Law Garden, Ellisbridge, Ahmedabad, Gujarat, 380006 | Mob No: 7227013356

Website: www.gujarattoolroom.com | Email: cs@gujarattoolroom.com

EXTRACT OF STANDALONE & CONSOLIDATED STATEMENT OF AUDITED FINANCIAL RESULTS FOR THE QUARTER AND YEAR ENDED MARCH 31, 2025

(₹ in Lakhs)

		STANDALONE				CONSOLIDATED				
Sr.		Quarter Ended		Year Ended		Quarter Ended		Year E	nded	
No.	Particulars	31.03.2025 (Audited)	31.03.2024 (Audited)	31.03.2025 (Audited)	31.03.2024 (Audited)	31.03.2025 (Audited)	31.03.2024 (Audited)	31.03.2025 (Audited)	31.03.2024 (Audited)	
1	Total Income	11,993.81	4,902.52	31,414.06	20,742.57	11,996.87	32,674.26	89,216.71	55,805.00	
2	Net Profit before Tax	172.76	802.28	1,544.41	1,747.98	175.70	5,740.91	5,831.32	7,811.11	
3	Net Profit After Tax	141.23	449.08	1,161.47	1,261.65	144.17	5,387.70	5,448.39	7,324.78	
4	Total Comprehensive Income for the period (after tax) and other Comprehensive income (after tax)	141.23	449.08	1,161.47	1,261.65	144.17	5,387.70	5,448.39	7,324.78	
5	Paid up equity share capital (Face value Rs. 1/-)	13923.94	555.54	13923.94	555.54	13923.94	553.74	13923.94	553.74	
6	Earning Per Share (of Rs. 1/-)									
	Basic	0.08	0.81	1.06	2.27	0.09	9.70	4.96	13.19	
	Diluted	0.08	0.81	1.06	2.27	0.09	9.70	4.96	13.19	

Notes: The above is an extract of financial results of the company and the detailed Audited Financial Results of the Company for the Quarter and financial year ended on 31 March, 2025 filed with the Stock Exchange under Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015. The full format of the said Financial Results is available on the Stock Exchange Website www.bseindia.com and on Company's website

For Gujarat Toolroom Limited

Rakesh Kumar Sharma Managing Director DIN: 10703752

केनरा बैंक Canara Bank 🕰 र् स्टिडिकेट Syndicate

Madhapar Branch, Bhuj g firfings Syndicate

DEMAND NOTICE [SECTION 13(2)] TO BORROWER/GUARANTOR/MORTGAGOR

Ref: RORAJKOT/MADHAPAR/17122/BABULALDHANJIAYADI Date: 28.05.2025

Mr. Babulal Dhanji Ayadi (Borrower) - So Ayadi Dhanji Jakhu Add. 1: Zilla Panchayat Quarters, Opp. Kalika Mandir, Lotus Colony, Bhuj, Gujarat - 370 001

Add. 2: Near Vohra Madresha, Harijan Vas., Ward No. 6, Bhuj City, Bhuj, Kutch, Gujarat - 370 001 Add. 3: Plot No. 265/A, R. Survey No. 404/ P1 & P2, Navavas, Madhapar, Bhuj,

Gujarat - 370 001 Dear Sir / Ma'm,

Sub: Notice issued under Section 13(2) of the Securitisation & Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002. That Mr. Babulal Dhanji Ayadi has availed the following loans/credit facilities from our

R	Loan No.	Loan Amount	Liability with interest as on 25.05.2025	Rate of Interest
1	3309619000106	Rs. 9,75,000	Rs. 8,87,582.53 Principal = 8,61,752.62, Interest = 25,829.91 with interest & other charges thereon	11.00 % (9.00 % + 2.00 % penalty interest)

The above said loan/credit facilities are duly secured by way of mortgage of the assets more specifically described in the schedule hereunder, by virtue of the relevant documents executed by you in our favour. Since you had failed to discharge your liabilities as per the terms and conditions stipulated, the Bank has classified the debt as NPA on 26.05.2025 Hence, we hereby issue this notice to you under Section 13(2) of the subject Act calling upon you to discharge the entire liability of Rs. 8,87,582.53 (Rupees Eight Lakh Eighty Seven Thousand Five Hundred Eighty Two and Paisa Fifty Three Only) as on 25.05.2025 in the HOUSING FINANCE plus interest and other charges thereon from 26.05.2025 together with further interest and incidental expenses and costs, within sixty days from the date of the notice, failing which we shall exercise all or any of the rights under Section 13(4) of the subject Act. Further, you are hereby restrained from dealing with any of the secured assets mentioned in the schedule in any manner whatsoever, without our prior consent. This is without prejudice to any other rights available to us under the subject Act and/or any other law in force. Your attention is invited to provisions of sub-section (8) of Section 13 of the SARFAESI Act, in respect of time available, to redeem the secured assets. The demand notice had also been issued to you by Registered Post Ack due to your last known address available in the Branch record.

Mortgaged Assets	IMMOVABLE PROPERTY	Holder Name
Mortgaged	EMT of Land and Building situated at Sub Plot No. 265/A at R.S. No. 404/P1 & 404/P2, Admeasuring 50.40 Sq Mtr., At Sub Plot No. 265/A at Village: Madhapar, Taluka: Bhuj, District: Kutch. The Boundaries of the said Property are as under: North: Sub Plot No. 265/B, South: Sub Plot No. 264/B, East: 7.50 Mtr. Internal Road, West: Plot No. 291	Dhanji Ayadi

केनरा बैंक Canara Bank 🕰

Morbi Branch

Date: 31.05.2025

DEMAND NOTICE [SECTION 13(2)] TO BORROWER/GUARANTOR/MORTGAGOR

Mrs. Varantben Rameshbhai Lagvadiya

Ref: MORBI/4825630000027/VARANTBEN

Mr. Lagvadiya Ramehsbhai Jakshibhai Add. 1: Haripar Khari, Moviya Rajkot / Paddhari, At. Morbi, Gujarat - 363 642 Add. 2: Plot No. 27 - 38/13, Survey No. 155/1p2, At Amreli, Morvi, Gujarat - 363 642

Sub: Notice issued under Section 13(2) of the Securitisation & Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002.

That Mrs. Varantben Rameshbhai Lagvadiya & Mr. Lagvadiya Ramehsbhai Jakshibhai has availed the following loans/credit facilities from our Morbi Branch from

SR	Loan No.	Loan	Liability with interest	Rate of
No		Amount	as on 31.05.2025	Interest
1	4825630000027	Rs. 9,50,000	Rs. 9,10,364.14 Principal = 8,83,667.14, Interest = 26,697.00 with interest & other charges thereon	10.80% (8.80% + 2.00% penal interest)

The above said loan/credit facilities are duly secured by way of mortgage of the assets more specifically described in the schedule hereunder, by virtue of the relevant documents executed by you in our favour. Since you had failed to discharge your liabilities as per the terms and conditions stipulated, the Bank has classified the debt as NPA on 29.05.2025 Hence, we hereby issue this notice to you under Section 13(2) of the subject Act calling upon you to discharge the entire liability of Rs. 9.10.364.14 (Rupees Nine Lakhs Ten Thousand Three Hundred Sixty Four and Fourteen Paisa Only) as on 31.05.2025 plus further Interest and charges thereon in the Housing Loan Account, incidental expenses and costs, within sixty days from the date of the notice failing which we shall exercise all or any of the rights under Section 13(4) of the subject Act. Further, you are hereby restrained from dealing with any of the secured assets mentioned in the schedule in any manner whatsoever, without our prior consent. This is without prejudice to any other rights available to us under the subject Act and/or any other law in force. Your attention is invited to provisions of sub-section (8) of Section 13 of the SARFAESI Act, in respect of time available, to redeem the secured assets. The demand notice had also been issued to you by Registered Post Ack due to your last known address available in the Branch record.

The specific details	SCHEDULE of the assets Mortgaged are enumerated hereunder:	
Mortgaged Assets	IMMOVABLE PROPERTY	Holder Name
Mortgaged	EMT of Residential House situated at Plot No. 27 - 38/13, Survey No. 155/1p2, Admeasuring 54.79 Sq. Mtrs., At Village: Amreli, Taluka: Morvi, District: Morvi, Gujarat - 363 642. The Plot is Bounded by: North: By Plot No. 27 - 38/12 of this N.A. Land, South: By Plot No. 27 - 38/14 of this N.A. Land, East: By 7.50 Mts. Road of this N.A. Land, West: By Plot No. 27 - 38/24 of this N.A. Land	Mrs. Varantben Rameshbhai Lagvadiya

Date: 31.05.2025, Place: Morbi Authorised Officer, Canara Bank

APPENDIX -IV-A - E-AUCTION-PUBLIC SALE NOTICE of IMMOVABLE PROPERTY/IES

E-AUCTION-SALE NOTICE FOR SALE OF IMMOVEABLE 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) B.O.ODHAV:2ndFloor, MangalamArcade, No.221, OdhavRd, nearGurudwara, Odhav, Ahmedabad, Gujarat382415, B.O.VADODARA:331,ThirdFloor,TriviaComplex,NatuBhaiCircle,Vadodara,Gujrat-390007

Notice is hereby given to the public in general and in particular to the borrower(s) & guarantor(s) indicated in Column no-A that the below described immovable property (ies) described in Column no-D mortgaged/charged to the Secured Creditor, the constructive/Physical Possession of which has been taken (as described in Column no-C) by the authorized Officer of M/s PNB Housing Finance Limited/Secured Creditor, will be sold on "AS IS WHERE IS, AS IS WHAT IS and WHATEVER THERE IS BASIS" as per the details mentioned below. Notice is hereby given to borrower(s)/mortgagor(s)/Legal Heirs, Legal Representative, (whether Known or Unknown), executor(s), administrator(s), successor(s), assignee(s) of the respective borrowers/mortgagor(s)/since deceased) as the case may be indicated in Column no-A under Rule-B(6) & 9 of the Security Interest Enforcement Rules, 2002 amended as on date. For detailed terms and conditions of the sale, please refer to the link provided in M/s PNB Housing Finance Limited/secured creditor's website i.e. www.pnbhousing.com.

Loan No. Name of the Borrower/ Co- Borrower/Guarantor/Legal heirs(A)	Demanded Amount & Date (B)	Nature of posses- sion (C)	Description of the Properties mortgaged (D)	Reserve Price (RP) (E)	EMD (10% of RP) (F)	Last Date of Submission of Bid (G)	Bid Incr- emental Rate (H)	Inspection Date & Time (I)	Date of Auction & Time (J)	Known Encum- brances Court Case if any (K)
HOU/AHD/1219/760953 Kamleshbhai Vansilal Khatik / Dipika Kamleshbhai Khatik, B.O.: ODHAV	Rs. 1289514.86 & 10-04-2024	sion	C. 603, 6.0, 603, 0. Nandanyan, Opp. Chandannagar Vibhag-2, Narol Aslali Hway, Opp. Chandannagar Vibhag- 2, Narol Aslali Hway, Op.Sr. No-580, E.P. No-59/1, O.P. No- 59, T.P. 58 Ahmedabad, Gujarat-382405, India	Rs. 130300 0	Rs. 13030 0	07-07-25	Rs. 10000	05-06-2025 12:00pm to 04:00pm	08-07-2025 2PM to 03:00PM	Not Know
NHL/AHD/0217/352014 & HOU/AHD/1216/341933 Krunal D Darji / Dashrathbhai J Darji, B.O.: ODHAV	Rs. 1027887.78 & 14-05-2021	Posses-	BLOCK NO 5, FLAT NO 202, SUBH GRIHA APPT, NR ANAND PLY INDU, KALOL, Gandhi Nagar, Gujarat- 382721, India,	Rs. 104700 0	Rs. 10470 0	07-07-25	Rs. 10000	06-06-2025 12:00pm to 04:00pm	08-07-2025 2PM to 03:00PM	Not Know
HOU/VA/0224/1213007 Dinesh N Kotadiya / Kotadiya Samuben Nanjibhai, B.O. : VADODARA	Rs. 5126916.04 & 08-08-2024		304 Sanskar Type A 1, Tower Near Sun, Meelan Luxurious, Flats Vaikunth 1 Shree Ambe, Vidhyalay Wagodiya Main Road, Vidhyalay Wagodiya Main Road, Wagodiya, Wagodiya, Vadodara, Vadodara,	246800	Rs. 24680 0	07-07-25	Rs. 10000	17-06-2025 12:00pm to 04:00pm	08-07-2025 2PM to 03:00PM	Not Know
HOU/VA/0124/1209743 Dinesh N Kotadiya / Kotadiya Samuben Nanjibhai, B.O. : VADODARA	Rs.5126916 .04 & 08- 08-2024	Posses-	Flat No 301, Sanskar Type A1 Towe, Nr Sun Meelan, Luxurious Flats Vaikunth 1 Shree Ambe Vidyalaya, Waghodia Main Road, Vadodara, Gujarat, India, 390019	Rs. 246300 0	Rs. 24630 0	07-07-25	Rs. 10000	18-06-2025 12:00pm to 04:00pm	08-07-2025 2PM to 03:00PM	Not Know
HOU/VA/0917/429301 Ashokkumar M Patel / Sarika Ashokkumar Patel, B.O. ;	Rs.1942663 .47 & 13- 06-2024	Posses-	Plot No F 30, Second Floor, Bhagyalaxmi Society, Opp Pavandham Society, Gorwa, Vadodara, Vadodara, Gujarat, India, 390001		Rs. 15810 0	07-07-25	Rs. 10000	21-06-2025 12:00pm to 04:00pm	08-07-2025 2PM to 03:00PM	Not Know
*Together with the further interes	t @18% p.a.	aș applicab	le, incidental expenses, cost, charges etc. incurred upto	the date	of payme	nt and/or re	alization	thereof. ** To	the best know	wledge and

*Together with the further interest @18% p.a. as applicable, incidental expenses, cost, charges etc. incurred upto the date of payment and/or realization thereof. ** To the best knowledge and information of the authorized Officer of PNB Housing Finance Limited, there are no other encumbrances/claims in respect of above mentioned immovable/secured assets except what is disclosed in the Column No.-K. Further such encumbrances to be catered/paid by the successful purchaser/bidder at his/her end. The prospective purchaser(s)-bidders are requested to independently ascertain the veracity of the mentioned encumbrances. (1.) As on date, there is no order restraining and/or court injunction PNBHFL/the authorized Officer of PNBHFL from selling, alienating and/or disposing of the above immovable properties/secured assets and status is mentioned in column no-K (2.) The prospective purchaser/bidder and interested parties may independently take the inspection of the pleading in the proceedings/orders passed etc. if any, stated in column no-K including but not immide to the title of the documents of the title pertaining therefor available with the PNBHFL and satisfy themselves in all respects prior to submitting tender/bid application form or making Offer(s). The bidder(s) has to sign the terms and conditions of this auction along with the Bid Form. (3.) Please note that in terms of Rule 9(3) of the Security Interest (Enforcement) Rules, 2002, the bidder(s) the purchaser is legally bound to deposit 25% of the amount of sale price by the secured creditor in accordance with Rule 9(2) of the Security Interest (Enforcement) Rules, 2002. The remaining 75% of the sale consideration amount within 15 days from the date of expiry of mandatory period of 15 days mentioned in the sale confirmation letter and the property/secured asset shall be resold as per the provisions of Sarfaesi Act. (4.) M/s C1 India Private Limited would be assisting the Authorised officer in conducting sale through an e-Auction baving its Corporate of PNBHFL or r

SD/-AUTHORIZED OFFICER, PNB HOUSING FINANCE LIMITED

AXIS BANK

Axis Bank Ltd. (CIN: L65110GJ1993PLC020769)

Branch Office: Axis Bank Limited, Collection Center, First Floor, Unit No.101 & 102 (Part) Balleshwar Avenue S G Highway Opp. Rajpath Club Bodakdev Ahmedabad Gujarat - 380054. Corporate Office: Axis Bank Ltd., 3rd Floor, Gigaplex, NPC - 1 TTC Industrial Area, Mugalsan Road, Airoli, Navi Mumbai – 400 708.

Possession Notice APPENDIX –IV [Rule 8(1)] Whereas, the undersigned being the Authorized Officer of the AXIS BANK LTD, under the Securitisation 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 a demand notice dated mentioned herein below table calling upon the Borrower/Co-Borrower/Mortgagor/Guarantor, mentioned herein below table to repay the amount mentioned hereunder in the notice as mentioned in the said notice together with further interest at the contractual rate on the aforesaid amount and incidental expenses, costs, charges etc. incurred/to be incurred, within 60 days from the date of the said notice. Borrower/Co-Borrower/Mortgagor/Guarantor, mentioned herein below tabel having failed to repay the Banks dues as mentioned in the notice issued to him under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interes Act, 2002, notice is hereby given to the Borrower and other mentioned herein above in particular and the public, in general, that the undersigned has taken Possession (mentioned herein below tabel) of the property described herein below in exercise of powers conferred on him under section 13(4) of the said Act read with rule 8 of the

said Rules on following date. Borrower/Co-Borrower/Mortgagor/Guarantor mentioned herein below tabel in particular, and the public, in general, are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the AXIS BANK LTD for an amount mentioned herein below tabel as mentioned in the said notice together with further interest at the contractual rate on the aforesaid amount and incidental expenses, costs, charges etc. incurred/to be incurred The Borrowers attention is invited to the provisions of sub Section (8) of section 13 of the SARFAESI act, 2002 in respect of time available, to redeem the secured assets

			Description of the Properties	
Sr. No	Name of Borrower/ Guarantor/ Co-Borrower	Demand Notice Date & o/s. Amount Rs (interest + Charges- Recovery	SCHEDULE OF IMMOVABLE PROPERTY	Date & Typ of Possession
1	1) M/S. APEX PHARMACEUTICA LS 2) MANOJBHAI LALJIBHAI GAJERA 3) RAJESHBHAI LALJIBHAI GAJERA	12-09-2023 & Rs. 56,28,585/- And Rs. 3,02,885/-	PROPERTY-1: ALL THAT PIECES AND PARCELS OF IMMOVABLE PROPERTY COMPRISING OF OFFICE NO. 115, ADM. 216 SQ. FT. ON FIRST FLOOR OF BUILDING NAMED "G. B. COMPLEX" CONSTRUCTED ON AGHAT LAND ADM. 421-51 SQ. MTRS. OF CITY SURVEY NO. 2176 TO 2179 PAIKI OF WARD NO. 14, SHEET NO. 120 OF RAJKOT CITY IN THE NAME OF MANOJBHAI LALJIBHAI GAJERA AND RAJESHBHAI LALJIBHAI GAJERA AND BOUNDED AS UNDER: EAST: COMMON TOILET, WEST: OFFICE NO. 116, NORTH: COMMON PASSAGE, SOUTH: SUBHASH ROAD PROPERTY-2: ALL THAT PIECES AND PARCELS OF IMMOVABLE PROPERTY COMPRISING OF RESIDENTIAL BUILDING CONSTRUCTED ON N.A. LAND ADM. 43-905 SQ. MT. OF SUB PLOT NO. 13/B OF PLOT NO. 13 OF THE AREA KNOWN AS "SHIVAM PARK" LYING AND SITUATED AT R.S. NO. 191/1 OF VILLAGE RAIYA OF RAJKOT CITY WHICH IS MORE IDENTIFIED AS F.P. NO. 261 PAIKI OF T.P. SCHEME NO. 06 OF RAIYA IN THE NAME OF MANOJBHAI LALJIBHAI GAJERA AND RAJESHBHAI LALJIBHAI GAJERA AND BOUNDED AS UNDER: EAST: PLOT NO. 08, WEST: ROAD, NORTH: SUB PLOT NO. 13/A, SOUTH: SUB PLOT NO. 12/A. WITH BUILDINGS CONSTRUCTED THEREON ALONG WITH OTHER ASSETS SUCH AS FURNITURE AND FIXTURES, EQUIPMENTS, MACHINERY—FIXED AND MOVABLE, STRUCTURE AND ANY OTHERS ASSETS SUTUATED THEREON.	01/06/2029 (PHYSICAL
2	M/S DRASHTI INDUSTRIES , MR. KISHORBHAI G CHOTHANI , JAYESBHAI G CHOTHANI	09.01.2024 & 1.28.75.465.93/-	Property: ALL THAT PIECES AND PARCELS OF IMMOVABLE PROPERTY BEARING INDUSTRIAL LAND AND BUILDING CONSTRUCTED ON LAND OF PLOT NO. 3 PAJKI AND ADMEASURI 1140.00 SQ. MTS. LYING AND SITUATED AT SOURTHERN SIDE OF THE PLOT NO. 3 HAVING AREA ADMEASURING 3648.00 SQ. MTS. SITUATED WITHINN RSN 143/1-K PAIKI AND 143/1-B, RAGHUVIR UDHYOGNAGAR, B/H. CIVIL COURT, OFF MANGROL ROAD, KESHOD, TALUKA OF JUNAGADH DISTRICT IN THE NAME OF MR. JAYESHBHAI GORDHANBHAI CHOTHANI AND MR. KISHORBHAI GORDHANBHAI CHOTHANI TOGETHER WITH ALL THE BUILDINGS AND STRUCTURES, THEREON, FIXTURES, FITINGS AND ALL PLANT AND MACHINERY ATTACHED TO THE EARTH OR PERMANENTLY FASTENED TO ANYTHING ATTACHED TO THE EARTH, BOTH PRESENT AND FUTURE. BOUNDARIES:- EAST: PROPERTY OF SURVEY NO. 143/1-C, WEST: ROAD, NORTH: PROPERTY OF PLOT NO. 3 PAIKI, SOUTH: PROPERTY OF PLOT NO. 4.	01/06/202 (PHYSICAL
3	Maheta Pranesh Mahesh, Maheta Manishaben Praneshbhai	22.02.2025 & Rs.15,23,998/- as on 20.02.2025	Property - ALL THE PIECE AND PARCEL IMMVOABLE PROPERTY COMPRISING OF RESIDENTIAL TENEMENT CONSTRUCTED ON N.A. LAND ADM. 58-00 SQ. MT. OF PLOT NO. 105 PAIKI (KNOWN AS SUB PLOT NO. 105/B) OF THE AREA KNOWN AS "PAVAN PARK" LYING & SITUATED AT REVENUE SURVEY NO. 45 PAIKI, 64/1 AND 64/2 OF VILLAGE: JOSHIPURA OF JUNAGADH CITY OWNED BY MANISHABEN PRANESHBHAI MAHETA & PRANESHBHAI MAHETA. EAST :- ROAD, WEST :- LAND OF PLOT NO. 136, NORTH :- LAND OF PLOT NO. 104, SOUTH :- LAND OF PLOT NO. 105 PAIKI.	29-05-202 (Symbolic
4	SANDIP LAXMANBHAI VISANA, LILIBEN SANDIPBHAI VISANA	Rs.2448915/- as	PROPERTY-1 - ALL THE PIECE AND PARCEL IMMVOABLE PROPERTY COMPRISING OF OPEN N.A LAND ADM. 46-41 SQ. MTRS. SUB PLOT NO. F OF PLOT NO. 86 AND 87 PAIKI OF THE AREA KNOWN AS "JANAK PURI" LTING & SITUATED AT REVENUE SURVEY NO. 74/1 OF VILLAGE BOKHRI OF TALUKA AND DISTRICT: PORBANDAR OWNED BY SANDIPBHAI LAKHMANBHAI VISANA EAST: PROPRTY OF PLOT NO. 70 & 71, WEST: ROAD, NORTH: PROPERTY OF SUB PLOT NO. E OF PLOT NO. 85 & 86 PAIKI, SOUTH: PROPERTY OF SUB PLOT NO. G OF PLOT NO. 87 PAIKI PROPERTY-2 - ALL THE PIECE AND PARCEL IMMVOABLE PROPERTY COMPRISING OF OPEN N.A LAND ADM. 46-41 SQ. MTRS. SUB PLOT NO. G OF PLOT NO. 87 PAIKI OF THE AREA KNOWN AS "JANAK PURI" LTING & SITUATED AT REVENUE SURVEY NO. 74/1 OF VILLAGE BOKHRI OF TALUKA AND DISTRICT: PORBANDAR OWNED BY SANDIPBHAI LAKHMANBHAI VISANA EAST: PROPERTY OF PLOT NO. 70, WEST: ROAD, NORTH: PROPERTY OF SUB PLOT NO. F OF PLOT NO. 86 & 87, SOUTH: PROPERTY OF PLOT NO. 88.	(Symbolic
5	VISHAL PRABHUDAS ARDESHINA, TRUPTIBEN VISHALBHAI ARDESHNA	Rs.9,25,670/- as on 15-10-2024	Property, ALL THE PIECE AND PARCEL IMMVOABLE PROPERTY BEARING FLAT NO. A/501 ADM. 92.26 SQ. MTRS. BUILT UP AREA ON 5TH FLOOR OF BUILDING-A IN "KUNJ RESIDENCY" OF PLOT NO. 02 IN HARIOM NAGAR-5 OF REVENUE SURVEY NO. 28/PAIKI4 OF ZANZARDA MOUJE: JUNAGADH DISTRICT: JUNAGADH SUB DISTRICT:JUNAGADH OWNED BY VISHAL PRABHUDAS AARDESHNA. EAST: SPACE BETWEEN WING-A & WING-B, WEST: MARGIN LAND THEN ROAD.	29-05-202 (Symbolic

ARDESHNA Please further note that as mentioned in sub-section 13 of Sec. 13 of the aforesaid Act, you shall not transfer by way of sale, lease or otherwise any of the assets stated under security referred to in this Notice without prior written consent of our Bank.

Ahmedabad

Authorised Officer, Axis Bank Ltd

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Date: 03.06.2025, Place: Gujarat