

AAVAS FINANCIERS LIMITED
 (CIN: L65922RJ2011PLC034297) 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(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", "As is what is" and "Whatever there is" basis. The details of the cases are as under:

Name of Borrowers/ Co-Borrowers/ Guarantors/Mortgagors	Dues As on	Date & Amount of 13(2)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.
Padam Singh Pemp Singh, M/s. Taro Kanwar Guarantor : Mr. Sumerbhai Rupinji Rajpurji (AC NO.) LNHI02215-160027352.	Rs. 35,57,776.00/- Dues As On 02 Feb 2026	17 Feb 24 Rs. 2675,709.91/- Dues As On 17 Feb 24	1 May 25	House No. 13, Plot No 12, Revenue Survey No. 47/1/P, Shri Krupa Co Op Housing Society, Near Pandya Society, Near Laloda Road, Idar, Sabarkantha, Gujarat, Admeasuring 29.42 Sq. Mtrs	Rs. 114251/-	Rs. 114252/-	11.00 AM To 01.00 PM 09 Mar 2026	"Damodar Complex" First Floor, Unit No.112 & 13, Javapura, Taluka-Idar, Dist - Sabarkantha-383430, 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 AFI, which is to be collected from the above branch offices during working hours of any working day, after certifying "Tender Offer" for name of the property "on the sealed envelopes along with the Cheque/DD/pay order of 10% of the Reserve Price as Earned 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-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, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur-302020 or Ramesh Jain - 9376045878 or respective branch during office hours. Note: This is also a 15/30 days notice under Rule 9(1)(b) to the Borrowers/Guarantors/Mortgagors 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.

Authorised Officer Aavas Financiers Limited

Place : Gujarat Date : 03-02-2026

IndiaShelter INDIA SHELTER FINANCE CORPORATION LTD. POSSESSION NOTICE FOR IMMOVABLE PROPERTY

Home Loans Regd. Office:- Plot-15,6th Floor, Sec-44, Institutional Area, Gurugram, Haryana-122002

Whereas, The Undersigned Being The Authorised Officer Of The India Shelter Finance And Corporation Ltd, Under The Securitisation And Reconstruction Of Financial Assets And Enforcement (Security) Interest Act,2002 And In Exercise Of Power Conferred Under Section 13(12) Read With Rule 3 Of The Security Interest (Enforcement) Rules,2002 Issued Demand Notice On The Date Noted Against The Account As Mentioned Hereinafter, Calling Upon The Borrower And Also The Owner Of The Property/Surety To Repay The Amount Within 60 Days From The Date Of The Said Notice. Whereas The Owner Of The Property And The Other Having Failed To Repay The Amount, Notice Is Herby Given To The Under Noted Borrowers And The Public In General That The Undersigned Has Taken Physical Of The Properties Described Herein Below In Exercise Of The Powers Conferred On Him/Her Under Section 13(4) Of The Said Act Read With Rules 8 & 9 Of The Said Rules On The Dates Mentioned Against Each Account. Now, The Borrower In Particular And The Public In General Is Herby Cautioned Not To Deal With The Properties And Any Dealing With The Properties Will Be Subject To The Charge Of India Shelter Finance Corporation Ltd For An Amount Mentioned As Below And Interest Thereon, Costs, Etc.

Name of the Borrower/Guarantor (Owner Of The Property) & Loan Account Number	Description Of The Charged/mortgaged Property (All The Part & Part Of The Property Consisting Of)	Dt.of Demand Notice, Amount Due As On Date Of Demand Notice	Date Of Possession
MRS.SAROBEN PANARA & MR HARDIKBHAI PANARA RESIDES AT : SHIV NAGAR, PANCHASAR, MORBI, GUJARAT-363641. LOAN ACCOUNT NO : LA36VLLONS000005077891 / AP-10190353 (MORBI BRANCH)	All Pieces And Parcel Of Residential Property Situated At Morbi District, Pipali Village, R.S. No.29/12/ Paikkee 1, Converted In To Resi Use, N/a As, Shyam Park-2, N/a Resi Plot No.15 Paikkee Land Admeasuring 44.652 Sq.mtrs. In The Build Up Residential House Having totally Build Up Area Admeasuring 50.186 Sq.mtrs (G.F.) And 37.64 Sq.mtrs (F.F.) Build Up Area Admeasuring 54.6 in Halved Road, Morbi, Gujarat-363641. Bounded With : East : N/a Land Road, West : S.no.29/12 Agricultural Land, North : Plot No.15 Paikkee Land, South : Plot No.16 Land.	Demand Notice: 11.11.2025 Only Due As On 11.11.2025 Together With The Interest From 12.11.2025 And Other Charges And Cost Till The Date Of The Payment.	28.01.2026

Place: GUJARAT Date: 03.02.2026 For India Shelter Finance Corporation Ltd (Authorized Officer) For Any Query Please Contact Mr. Kishan Chauhan (+91 6354053032) & Mr. Ashish Bhatt (+91 7874110808)

Chola CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED

Corporate Office: Chola Crest, Super B, C54 & C55, 4, Thiru Vi Ki Industrial Estate, Guindy, Chennai - 600032

POSSESSION NOTICE [(APPENDIX IV) [See rule 8 (1)]]

Whereas the undersigned being the Authorized Officer of M/s. Cholamandalam Investment and Finance Company Limited, under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002), and in exercise of the powers conferred under Section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notice dated mentioned below under Section 13(2) of the said Act calling upon you being the borrowers (names and addresses mentioned below) to repay the amount mentioned in the said notice and interest therein within 60 days from the date of receipt of the said notice. The Borrowers mentioned herein below having failed to repay the amount, notice is hereby given to the Borrowers mentioned herein below and to the Public in General that the undersigned has taken Possession of the property described herein below in exercise of powers conferred on me under sub-section (4) of Section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002. The Borrowers mentioned here in below having failed to repay the amount, notice is hereby given to the Borrowers mentioned herein below and to the Public in General that the undersigned has taken Possession of the property described herein below in exercise of powers conferred on me under sub-section (4) of Section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002. 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