PUBLIC NOTICE

Akash Darshan Co-operative Housing

Society Ltd., having its office at Aakash

Darshan CHS Ltd., Plot no. 343, St. Anthony

Road, Vakola, Santacruz East, Mumbai

400055, issues this public notice for the

Mr. Joseph Lawerence D'Alves was the

original owner/member of Flat No. 25 having

an area admeasuring 500 sq.ft. carpet area, on

2nd floor of the building known as "Aakash

Darshan", being constructed on land bearing CTS Nos. 1992A, 2006A and 2006B of the

Revenue Village Kolekalyan of Taluka

Andheri, situated, lying and being at Vakola,

Santacruz East, Mumbai 400055 together with 5 (five) fully paid up shares of Rs. 50/- (fifty)

each bearing distinctive Nos. 141 to 145 (both

inclusive) held under Share Certificate No. 29

issued by the Akash Darshan Co-operative

Housing Society Ltd. ("the said Property")

He passed away intestate, leaving behind his

only sister. Mrs. Mary Rita Rose D'Alves, as his

heir Mrs Mary Rita Rose D'Alves also

expired, leaving behind four children, namely

ate Mrs. Barbara Rose, Ms. Rachel Rose, Mr.

forris Rose (who died without heirs), and Mr Terrance Rose survived by his three sons. Mr.

Brian Terrance Rose, Mr. Herman C Rose and

Upon the death of Mr. Morris Rose without any

heirs, his 25% devolved equally upon Mrs

Mr.Terrance Rose, making each of them

entitled to 33.33% share in the said Property.

Upon the death of Mrs. Barbara Rose, her

33.33% devolved upon her only son, Mr. Allan

Leo Gonsalves. Further, Mr. Terrance's

33.33% has been consented to be transferred

to Mr. Allan Leo Gonsalves by his sons, giving

All persons/entity/persons including any bank

or financial institution has/have any claim, share, right, title, interest or demand of any

nature whatsoever into, upon or in respect of

the said Property or any part thereof or the

construction thereon, including by way of

operation of law or otherwise of any nature

whatsoever, including by way of inheritance

exchange, share, acquisition, partition

transfer, agreement, sale, assignment

bequest, charge, mortgage, hypothecation, let, sub-let, lease, sub-lease, lien, lis pendens,

license, pledge, guarantee, easement, gift,

trust, maintenance, possession, injunction

loans advances attachment or encumbrance covenant or beneficial interest under any trust,

right of prescription or pre-emption or under

hatsoever or pending litigation, partnership,

amily arrangement / settlement or under any

ecree, order or award passed by any court of

tribunal or otherwise howsoever including by

pperation of law, are hereby requested to

ntimate his/her/their share or claim, if any to

he society in writing with certified true copies

share and Ms. Rachel Rose holds 33.33%.

Barbara Rose, Ms. Rachel Rose, and

Mr. Royston Terrance Rose.

nformation of the general public:

POSSESSION NOTICE

Whereas, the authorized officer of Jana Small Finance Bank 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 demand notices to the borrower(s)/ Co-borrowers(s) calling upon the borrowers to repay the amount mentioned against the respective names together with interest thereon at the applicable rates as mentioned in the said notices within 60 days from the receipt of the said notices, along with future interest as applicable incidental expenses, costs, charges etc. incurred till the date of payment and/or realisation.

		, · · · · , · · · · · · · · · · · · · ·					
Sr. No.			Borrower/ Co-Borrower/ Guarantor/ Mortgagor	13(2) Notice Date/ Outstanding Due (in Rs.) as on	Date/ Time & Type of Possession		
	1	31859420000889	1) Rafik Mustafa Jamadar	19.08.2025, Rs.14,11,019.42 (Rupees Forteen	Date: 24.10.2025		
		&	(Borrower), 2) Reshma Rafik	Lakhs Eleven Thousand Nineteen and Forty	Time 02:15 P.M.		
		31859800002387	Jamadar (Co-Borrower)	Two Paisa Only) as of 17.08.2025	Symbolic Possession		

Description of Secured Asset: All that piece and parcel of District Division Sangli, Taluka and Sub-Division Miraj, Sangli, Miraj an Kupwad City Municipal Sorporation Limits, the Land in the Kolhapur Road Area of the City Sangli, Old Survey No.492/2 and Nev Survey No. 189/2, out of which Uncultivated Plot No.3 has A Total Area of 2.55.95 R. Sq.mtr., i.e. 255.95 Sq.mtr., the said Plot Has Been Inter-Divided from Sangli, Miraj and Kupwad City Municipal Corporation, Sangli and out of the Said Entire Plot, the Total Area of the said Plotis Eight Aana (1/2) Share on the Western side 1.2798 R. Sq.mtr., i.e. 127.98 Sq.mtr. and it is Called Plot No.3/1. The Four Boundaries as under: On or towards: Towards East by: The Property of Plot No.3/2 Owned by Mr. Riyaz Dilawar Shaikh n the Same Plot, Towards West by: Plot No.4/2, Towards South by: 09 Mtr wide Road, Towards North by: Survey No.492/1.

Date: 23.10.2025 45789420001663 1) Ram Marotirao Ibitdar 19.08.2025, Rs.8,10,737.02 (Rupees Eight Lakhs Ten Thousand Seven Hundred Thirty
Seven and Two Paisa Only) as of 17.08.2025

Time: 05:49 P.M.
Symbolic Possession (Borrower), 2) Renuka Rajendra 45789410002841 Telange (Co-Borrower) Description of Secured Asset: All that piece and parcel of the Immovable Property being situate at Old Survey No.112, New Survey No.95/2/2/1, Tirupati Sahkari Gruhnirman Sanstha Maryadit, Dhanegaon, Plot No.239, in which total Length: East-West 40 Ft i.e. 12.19 Mtr. and Width: South-North 29 Ft i.e. 8.84 Mtr., having Total Area Admeasuring 1160 Sq.ft., i.e. 107.80 Sq.mtr. negaon, Tal. & Dist. Nanded-431603. On or towards: Towards East by: 20 Ft wide Road, Towards West by: Plot No.250, Towards South by: Plot No.240, Towards North by: Plot No.237.

1) Madhay Bhimrao Gaykwad | 18.08.2025, Rs.2.79.176.02 (Runees Two Lakhs) Date: 23.10.2025 30430430001748 Time: 05:22 P.M. (Borrower), 2) Panchshila Seventy Nine Thousand One Hundred Seventy Madhav Gaykwad (Co-Borrower) Six and Two Paisa Only) as of 17.08.2025 Symbolic Possession

Description of Secured Asset: All that piece and parcel of the Immovable Property being GPH No.11 Plot No.76 (West Part naving Total Land Area Admeasuring 300 Sq.ft. situated at Mauie Balirampur. Tg. & Dist. Nanded and whose **Boundary is as** follows: On or towards: Towards East: Remaining Part of Plot, Towards West: House of Ambatwar, Towards South: Road Towards North: House of Muktaii Gaikwad. 1) Gaianan Kashinath Gadhe 19.08.2025, Rs.6,77,987.07 Date: 23.10.2025 4578043000051⁻

(Rupees Six Lakhs Seventy Seven Thousand

Nine Hundred Eighty seven and Seven Paisa

Time: 02:40 P.M.

(Borrower), 2) Sangita

(Borrower), 2) Ashok Tukaram

Gaianan Gadhe (Co-Borrower

45789410003452 3) Sumanbai Kashinath Gadhe

30439630000496

Symbolic Possessio Only) as of 17.08.2025 (Co-Borrower) Description of Secured Asset: All that piece and parcel of the Immovable Property being situate at Grampanchayat Malmatta No.77. having Total Area Admeasuring 1376 Sg.ft.. Mauie Kolha. Tal. Mudkhed. Dist. Nanded-431806. **On or towards: Towards** East by: G. P. Road, Towards West by: G. P. Road, Towards South by: Digambar Gadhe, Towards North by: Shivaji Gadhe 1) Santosh Ramrao Hemke 18.08.2025, Rs.5,23,245.66 (Rupees Five Lakhs

Date: 23.10.2025 33190430001530 (Borrower), 2) Pallavi Santosh Hemke (Co-Borrower) Twenty Three Thousand Two Hundred Forty Five and Sixty Six Paisa Only) as of 17.08.2025 Symbolic Possession Description of Secured Asset: All that piece and parcel of the Immovable Property being situate at Grampanchayat House Total Land Area Admeasuring 750 Sq.ft. at Post Dongaon, Tal. Mudkhed, Dist. Nanded-431816 and whose Boundary is as follows: On or towards: Towards East by: Road, Towards West by: Open Space, Towards South by: Achui Bodke, Towards North by: Ananda Vitthal

16.08.2025, Rs.3,74,628.00 (Rupees Three 1) Vinod Sambhaji Kambale 19459630000788 (Borrower) 2) Nandani Vinod lakhs Seventy Four Thousand Six Hundred Time: 11:25 A.M. Kambale (Co-Borrower) Twenty Eight Only) as of 14.08.2025 Symbolic Possession Description of Secured Asset: All that piece and parcel of the Immovable Property being situate at Grampanchayat House neasuring 340 Sq.ft., at Palasgaon/ Takalgaon, Tal. Naigaon, Dist. Nanded-431709 and whose **Boundary** s as follows: On or towards: Towards East by: Sanjay Sambhaji Kambale, Towards West by: Road, Towards South by

Digambar Vyankati Kambale, **Towards North by:** Ganpati Vyankati Kamble. 1) Bhagwan Nagoji Kamble 16.08.2025, Rs.2,47,956.06 (Rupees Two Lakhs 30439630001306 (Borrower), 2) Padminbai Bhagwan Kamble (Co-Borrower) Forty Seven Thousand Nine Hundred Fifty Six and Six Paisa Only) as of 14.08.2025 Time: 05:04 P.M. Symbolic Possession

Description of Secured Asset: All that piece and parcel of the Immovable Property being situate at Taluka and District Nanded Mauje Waghala, Farm Gat No. 105, Plot No.52 (East side Portion), the Total Length of which is 33 Ft i.e. 10.05 Mtr., On the East-West-North side, and the Southern side is 25.50 Ft., i.e. 7.77 Mtr., and Width is 30 Ft., 9.14 Mtr., On the South-North, the Total Area of which is 877.50 Sq ft., i.e. 81.55 Sq mtr., and whose Boundary is as follows: On or towards: Towards East by: Plot No.41, Towards West by: Plot No.52 (112.5 Ft) is the Remaining Portion, Towards South by: Roheji's Farm, Towards North by: 16 Ft wide Road 1) Raiesh Ashok Akulwar

19.08.2025, Rs.7,28,608.09 (Rupees Seven

Lakhs Twenty Eight Thousand Six Hundred Eight Time: 05:30 P.M. Akulwar (Co-Borrower). 30439410000549 3) Savita Ashok Akulwar Symbolic Possession and Nine Paisa Only) as of 17.08.2025 (Co-Borrower) Description of Secured Asset: All that piece and parcel of the immovable property being situate at Gat No.33, Plot No.138 of this Length: East-West 40 Ft., i.e. 12.19 Mtr., and Width: South-North 25 Ft., i.e. 7.62 Mtr., having Total Area Admeasuring 1000 Sg.ft., i.e. 92,93 Sg.mtr. Tuliabhayani Nagar. Mauje Gopalchawadi. Tal. & Dist. Nanded-431605. On or towards; Towards East

by: 20 Ft wide Road, Towards West by: Plot No.125, Towards South by: Plot No.139, Towards North by: Plot No.137. Whereas, the Borrowers/ Co-borrowers/ Guarantors/ Mortgagors, mentioned herein above have failed to repay the amounts due, notice is hereby is given to the Borrowers mentioned herein above in particular and to the Public in general that the authorized officer of Jana Small Finance Bank Limited has taken possession of the properties/ secured assets described herein above i

exercise of powers conferred on him under section 13 (4) of the said Act read with Rule 8 of the said rules on the dates mentioned above. The Borrowers/ Co-borrowers/ Guarantors/ Mortgagors, mentioned herein above in particular and the Public in general are hereby cautioned not to deal with the aforesaid properties/ Secured Assets and any dealings with the said properties/ Secured Assets will be subject to the charge of Jana Small Finance Bank Limited. Place: Maharashtra Sd/- Authorised Officer

Date: 27.10.2025 JANA SMALL FINANCE BANK (A Scheduled Commercial Bank)

Registered Office: The Fairway, Ground & First Floor, Survey No.10/1, 11/2 & 12/2B, Off Domlur, Koramangla Inner Ring Road, Next to EGL Business Park, Challaghatta, Bangalore-560071. Branch Office: Office No.704/705, Modi Plaza, Opp. Laxminarayan Theatre, Mukund Nagar, Satara Road, Pune-411037.

IN THE COURT OF SMALL **CAUSES AT MUMBAI** R.A.E. & R. SUIT

NO. 147 of 2025 Mrs. Gracie Peter Pereira. Age: 75 yrs, Occ: Housewife, Having address at room No.4, 131, Ankiter- House, Near Fatima High School, Kirol Village, Vidyavihar (W) Mumbai - 400 086. ...Plaintiff

Versus 1. Vipul Dhansukhlal Panchal, Age: not known Adult, Occ: **Business**

2. Rajesh Dhansukhlal Panchal. Age: not known Adult, Occ 400 086

The Defendants abovenamed, WHEREAS, the Plaintiff abovenamed has instituted the above suit against the Defendants praying therein that the Hon'ble court be pleased to pass the decree directing the defendants to handover vacant and peaceful possession of the suit premises bearing room no. 2, adm. 17'x 8'5' sq. ft. situated 131, Ankiter House, near Fatima High School Kirol Village, Vidyavihar (W), Mumbai - 400 086 at CTS No. 381 and that the Hon'ble court be pleased to pass order directing the defendant to pay arrear of rent to the plaintiff Rs. 5,580/- for the period 01/10/2021 till 30/09/2024 for a period of 36 months at the rate of Rs. 155/- per month and furhter pay the rent till handing over possession of the suit premises to the plaintiff for such other and further reliefs, as prayed in the Plaint.

to appear and directed to file your Written Statement within 30 days from the service of summons before the Hon'ble presiding over COURT ROOM NO. 11, 4th FLOOR, OLD BUILDING, COURT OF SMALL LOKMANYA TILAK CAUSES. MARG, MUMBAI - 400 002, in person or by an authorized Pleader duly instructed and able to answer all material questions relating to the suit or who shall be accompanied by some other person able to answer all such questions on 04th November, 2025 at 2.45 p.m. in the to answer afternoon, the abovenamed Plaintiff, and as the day fixed for your appearance is appointed for the final disposal of the suit, you must be prepared to produce on that day all the witnesses upon whose evidence and all the documents upon which you intend to rely in support of your defence and you are hereby required to take notice that in default of filing the Written Statement or your appearance on the day before mentioned, the suit will be heard and determined in your absence.

You may obtain the copy said Plaint from Court Room No. 11 of this Court.

Given under seal of the Court

Sd/-

PUBLIC NOTICE

Mrs. Pooia Santosh Raul is hereby put to notice that you are joined as party Respondent in the Guardianship Petition (L) No. 32628 of 2025 in the High Court at Bombay. Petition is filed by Ms. Vijaya Sadashiv Raul seeking her appointment as the legal guardian of the person of your minor daughter, Miss Vaishnavi Santosh Raul. You are called upon to appear in the case on 10th November 2025.

> Advocate Simran Wagle Advocate for Vijaya Sadashiv Raul Contact: 9820057325

आवाज नव@शक्ति

मराठी मनाचा

www.navshakti.co.in

PUBLIC NOTICE

IN THE HIGH COURT OF JUDICAURE AT BOMBAY ORDINARY ORIGINAL CIVIL JURISDICTION

Suit No. 98 of 2013 D.N. Nagar "Deep" CHS. Ltd. Plaintiff

Versus

M/s. Shree Shubh Enterprises & Ors. Defendants 1. Offers are invited by the undersigned in sealed envelope for a sale of suit flat No. B-205, described in Schedule- I on "as is where is" and "as is what is" basis and "whatever there is basis" in pursuant to the order passed by the Hon'ble dated 10h" February, 2016 High Court Bombay (Coram S. J. Kathawalla, J.) and subsequent orders dated 18h October, 2023, 2nd May, 2024, 5h August, 2024 and 18h December, 2024 and 19h September, 2025 in Suit No. 98 of 2013 alongwith Demand Draft/Pay Order of any Nationalised Bank in respect of the Earnest Money Deposit (EMD) for a Deposit (EMD) for a sum of Rs. 30,00,000/- (Rupees Thirty lakhs only) payable at Mumbai in favour of "The Court Receiver, High Court, Bombay".

Court, Bombay".

2. Inspection of the suit flat described in Schedule I will be given on 4th Novebmer, 2025 from 11.00 a.m. to 5.00 p.m. to the intending offerors/prospective purchasers upon production of his/her original photo Identity proof and contact number. Offers are required to be reached to the office of the Court Receiver, High Court Bombay on or before 11th November, 2025 by 4.00 p.m. in sealed envelope superscribed as "Offer for purchase of Flat No. B-205 in Suit No. 98 of 2013".

 Offers so received will be considered by the Hon'ble High Court on 18th November, 2025 at 3.00 p.m. The offerors may remain present before the Hon'ble Court and may increase their offers, if they so desire.

4. A copy of the terms and conditions of sale of the said flat will be made available a the site at the time of inspection on payment of Rs. 100/- (non-refundable and non-adjustable) and also in the office of Court Receiver during office hours on working days. The sale of the suit property shall be subject to confirmation of the Hon'ble

SCHEDULE - I **DESCRIPTION OF THE FLAT**

Elat No. B-205, admeasuring Carpet area: 721 sq.ft. +95 sq.ft. Flower bed area+24 sq.ft. Dry balcony area (840sq.ft. The flat consists of Living +Kitchen +Dining+2Bedroom+2Toilets +Passage+Dry Balcony+ Flower bed. The Flat is situated at "B" Wing on the 2nd Floor, in building known as D. N. Nagar Deep CHS Ltd., Survey No. 106(A), C.T.S. No. 195 (Part) of Village and Taluka Andheri, D. N. Nagar, Off. J. P. Road, Andheri (West), Mumbai-400053 along- with one car parking space in the still bearing No.26 at the podium level.

Note: The Building of Flat No. B-205 does not have Occupation Certificate as

Note: The Building of Flat No. B-205 does not have Occupation Certificate as ed by Advocate for Plaintiff by email dated 7th January, 2025. Dated: 9th of October, 2025.

(Seal) COURT RECEIVER HIGH COURT, BOMBAY

THE COURT RECEIVER
High Court, Bombay, Bank of India Building,
M.G.Road, Fort, Mumbai- 400 023.
Phone No. - 022 20822219. Email: crcvr-bhc@nic.in

€∂ kotak°

RAIL WHEEL FACTORY YELAHANKA, BENGALURU - 560 064.

Fax: 080-28460367, Ph: 080-28072739 Website: www.rwf.indianrailways.gov.ii

On behalf of the President of India, the Principal Chief Materials Manager invites Manual Global Tender from experience OEMs/Manufacturers for supply of the item You shall contact this office to obtain the Global Tender document and schedule of requirement by e-mail: smm.rwfblr@gmail com Your quotation complete in all respect should reach the office of the Principal Chie Materials Manager, Rail Wheel Factory, Indiar Railways, Yelahanka, Bengaluru-56006-

Global Manual Tender No. P3255101 Brief Item Description: Hydraulic Cylinder Quantity: 1 set.

Closing Date & Time for Tenders: 26.11.2025 at 14.00 Hrs.

IN THE 5th FAMILY COURT AT R. D. No. 399 of 2019

Now Priya Mallya)

...Judgement Debto Mrs. Chaitrali Ravindra Hate

...Respondent No. 3 Flat No. C-102, Soni Paradise, Near Janki Mata Mandir, Eksar, Vazira Naka, Borival (west) Mumbai 400 092

WHEREAS the abovenamed Decree Holder has filed the captioned R. D. Application No. 399 of 2019 for Execution before the Honble 5th Family Court, Bandra, Mumbai.

You being the Respondent No. 3, ar hereby directed to appear in this Court ir person or by a pleader duly instructed by you on 10th November 2025 at 11.00 am. I you fail to appear on the said date the R.D. Application will be heard and determined

ex-parte against you.

Given under my hand seal of the Courties 20 00 2025

on this 20.09.2025 *BY THE ORDER OF THIS COURT*

Adv. Vinod Shett

KOTAK MAHINDRA BANK LIMITED

Registered Office: - 27 BKC, C 27, G Block, Bandra Kurla Complex, Bandra (E), Mumbai -400 051. Corporate identity No. L65110MH1985PLC038137). Branch Office at, Admas Plaza, 2nd Floor, 166/16, CST Road, Kolivery Village, Kunchi Kurve Nagar, Near Hotel Hare Krishna, Santacruz East, Mumbai - 400098.

E - AUCTION CUM SALE NOTICE OF IMMOVABLE PROPERTY E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) & 9 (1) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the Public in general and in particular to the Borrower (s), Guarantor (s) and / or Mortgagor (s), that the below described

immovable property mortgaged / charged to Kotak Mahindra Bank Limited ("Secured Creditor"), the Physical Possession of which has been taken by the Authorized Officer of the Secured Creditor on 11th of December of the year 2023, will be sold through E-Auction on "AS IS WHERE IS BASIS", "AS IS WHAT IS BASIS", "WHATEVER THERE IS BASIS" and "NO RECOURSE BASIS" on 15-11-2025, for recovery of Rs.7,52,14,544/- (Rupees Seven Crore Fifty Two Lakhs Fourteen Thousand Five Hundred Forty Four Only) as on 26-09-2025 together with further interest and other charges thereon at the contractual rates upon the footing of compound interest until payment/realization due to Kotak Mahindra Bank Limited, being the Secured Creditor, from the Borrower / Mortgagor/s / Guarantor/s namely Tarun M Chauhan (Borrower) and Shanti Tarun Chauhan (Co-Borrower) having Loan Account No. HF38354788 & Hf38354918. The details / description of Immovable Property put up for auction, the Reserve Price, the Earnest Money Deposit and the Auction Schedule ar

mentioned below:									
Sr. No.	Name of the Mortgagor/s	Details Of Immovable Property put for E – Auction	Last date for submission of online bid	Date & Time of E-Auction	Reserve Price (INR)	Earnest Money Deposit (EMD) (INR)			
1. 2.	Mr. Tarun M Chauhan Mrs. Shanti Chauhan	All that piece and parcel of; "Flats bearing no. 703A & 703B collectively admeasuring 1082 sq. ft. carpet area on 7th floor of the building known as "Continental Towers" along with 1 unmarked and open car parking space in the compound of the building situated at Sherly Rajan Road, Bandra (West), Mumbai –400050. Maharashtra."	14-11-2025 up to 05:00 p.m.	15-11-2025 between 11.00 a.m. to 12:00 p.m.	Rs. 4,90,00,000/- (Rupees Fifty Seven Lakhs Sixty Thousand Only) + Municipal Charges as on date + Society Dues as on date	Rs. 49,00,000/- (Rupees Forty Nine Lakhs Only)			

The undersigned may at his absolute discretion and on request from the prospective buyers, arrange for inspection of the said property on 04-11-2025 between 011:00 am to 04:00 pm through his authorized representative/agent.

mportant Terms & Conditions of Sale: The E - Auction shall be conducted only through "Online Electronic Bidding" through website https://www.bankeauctions.com/ on 15-11

2025 from 11.00 a.m. to 12.00 p.m with unlimited extensions of 5 minutes duration each. 2) For details about E-Auction, the intending bidders Augustion 11.00 and 11.00 (2.00 pm) with minimular based seasons of the seasons o https://www.kotak.com/en/bank-auctions.html for auction details and for the terms and conditions of sale. 4) For detailed terms and conditions f auction sale, the bidders are advised to go through the portal https://www.bankeauctions.com/ and the said terms and conditions shall be binding on the bidders who participate in the bidding process. 5) It is requested that the interested Bidder/s are required to generate the login ID and password from the portal https://www.bankeauctions.com/ before uploading the bid and other documents. 6) The bid form has to be filled in the prescribed form and is to be submitted / uploaded online only along with KYC documents of the Bidder/s on the portal https://www.bankeauctions.com/ on or before 14-11-2025 up to 05.00 p.m. and the Bid form of the duly filled and signed bid documents and KYCs of the Bidder/s should be sent to the authorized officer at the branch office/regional office as provided herein above 7) Prospective bidders may avail online training, for generating Login ID and password and for online bidding process etc., from M/s. C1 India Pvt. Ltd. https://www.bankeauctions.com on above mentioned contact numbers. 8) Earnest Money Deposit (EMD) shall be deposited by way of Demand Draft in favour of 'Kotak Mahindra Bank Limited' payable at Mumbai, along with self-attested copies of the PAN Card, Aadhaar Card, Residence Address Proof, Board Resolutions in case of company and Address Proof as specified above along with the requisite bid/tender form in this regard on or before 14-11-2025 up to 05:00 p.m. In case of delay in depositing the EMD and/or submission of Bid documents within the prescribed time limits due to any technical glitch, the Authorized Officer, to maximize the bid participation and inter-se bidding process, at its sole discretion and upon his satisfaction, can accept the Bid/s received after the schedule cutoff time without giving any disclosu to any person. Any bid submitter without depositing the EMD amount shall stand automatically rejected. The EMD deposited by the proposed bidder shall not earn any interest. 9) The bid price to be submitted shall be equal to and / or above the Reserve Price and during the bidding process, bidders who have submitted bids shall improve their further offers in multiples of INR 1,00,000/- (Rupees One Lakh Only), 10) In case any bid is placed within last 5 minutes of the closing time of the e-auction proceeding, the closing time shall automatically and immediately get extended by another 5 minutes. 11) The successful bidder has to deposit 25% of the highest bid amount (including EMD already paid) immediately on closure of the e-auction sale proceedings or on the following working day in case business hours is closed on the day of E - Auction, in the mode stipulated as above. The balance 75% of the highest bid amount shall have to be deposited within 15 days from the date on which the acceptance /confirmation of sale is conveyed to such successful bidder or such extended period which shall be at the sole discretion of the Authorized Officer and within the provisions of SARFAESIAct, 2002 and the Security Interest Rules, 2002. 12) The highest bidder will not have any right and title over the property until the Sale Certificate is issued in his favour subject to realization of entire Auction Price and other incidental expenses. Sale shall be subject to terms and conditions of E - Auction and confirmation by the Secured Creditor to that effect. 13) If the successful bidder fails to deposit the entire bid / auction mount, the amount already deposited by the successful bidder shall be forfeited and the defaulting bidder shall neither have claim on the properl nor on the amounts deposited. The Authorized Officer shall be free to exercise any one or more rights available to him in terms of the provisions o SARFAESI Act, 2002 and the Security Interest Rules, 2002, in respect of the auction property. 14) On receipt of the entire sale consideration within the stipulated period as mentioned above, the Authorized Officer shall issue the Sale Certificate, the sale shall be completed thereafter, and Kotal Mahindra Bank Limited shall not entertain any claims. 15) The sale certificate shall be issued in the same name in which the Bid is submitted. No request for inclusion/substitution in the sale certificate of names of any person(s) other than those mentioned in the bid shall be entertained.

16) The EMD amount, to the unsuccessful bidder/s, shall be returned by Kotak Mahindra Bank Ltd, in their accounts by way of RTGS / NEFT Funds Transfer, within 10 (Ten) working days and without any interest. 17) The Authorized Officer has the absolute right to accept or reject a bid or postpone/cancel the notified E—Auction Sale without assigning any reason. In the event of postponement/cancellation of the E—Auction Sale after submission of the bids, EMD submitted by the bidders will be returned, without interest and in case the bids are rejected, Authorized Officer can negotiate with any of the bidders or other parties for sale of the property by private treaty. 18) In an event of failure of the E – Auction Sale for the want of bids or otherwise or for any other reason, the Authorised Officer can enter into a private treaty for sale of the property, as a whole or any part thereof, with the proposed purchaser or any other party providing an offer to purchase the property. 19) In the event where a bidder is declared as the successful bidder in the e-auction sale conducted and subsequent to that, if the auction proceedings are stayed by any Court /Tribunal, at any stage till the stage of issuance of the sale certificate and handing over the possession, including but not limited to restraining the bank from further proceedings, then the bidder shall not have any right to claim the refund of the EMD/amount so deposited by him/her or any interest on the amount so deposited towards the sale of the property. The Bank at its sole discretion will refund the money so deposited, without any interest and/or damages and/or claims and no communication will be entertained whatsoever in this regard. 20) The particulars of Secured Assets specified in the Schedule hereinabove have been stated to the best of the information of the Authorized Officer / Secured Creditor, but the Authorized Officer / Secured Creditor, but the Authorized Officer and Creditor shall not be answerable for any error, misstatement or omission in this proclamation. 21) Any other encumbrances are not known to the Bank. The Authorized Officer or the Bank shall not be responsible for any charge, lien, encumbrances, or any other dues to the Governmer or anyone else in respect of property Auctioned. The Intending Bidder is advised to make their own independent inquiries regarding the encumbrances on the property including statutory liabilities, arrears of property tax, electricity dues etc. The e-Auction advertisement does not constitute any commitment or any representation of KMBL. The property is being sold with all the existing and future encumbrances whether known or unknown to KMBL. The Authorised officer/Secured Creditor shall not be responsible in any way for any third party claims/rights/dues; 22) All statutory dues/ other dues including registration charges, stamp duty, taxes etc. shall have to be borne by the purchaser. 23) All outgoings charges i.e. Municipal Taxes, Maintenance/Society charges, Electricity and Water charges and any other dues or taxes including transfer charges, fees in respect of the property put for Auction-cum-Sale under the present notice shall be paid by the successful Bidder/Purchaser solely. 24) Al other incidental charges (including but not limited to security charges or maintenance charges for preservation of the property under the present auction) will be borne solely by the highest bidder from the date of issuance of Certificate of Sale, which will have to be cleared / reimbursed to the Bank before registration of the Certificate of Sale. However at the sole discretion of the Authorized Officer, any just and reasonable delay will be considered for exemption, without setting any precedent for future. 25) As per Section 194-IA of the Income Tax Act, 1961, TDS @1% shall be applicable on the sale proceeds, if the sale consideration is Rs. 50,00,000/- (Rupees Fifty Lakhs only) and above, the Successful bidder/purchaser shall deduct and deposit 1% TDS, for the Property in the name of Mrs. Shanti Chauhan (having PAN No.ARWPC4203E) & Mr. Tarun M. Chauhan (having PAN No.ACHPC9177D), to be borne by him/her from the sale price of the respective property and deposit the same with Income Tax Department, Furthermore only 99% of the Sale price is to be remitted to the Bank. The Sale Certificate will be issued by the Bank, in favour of the Successful bidder/purchaser, only upon the receipt of Form 16B, Form 26QB and the Challan evidencing the deposit of such TDS.

26) Sale will strictly be on "AS IS WHERE IS BASIS". "AS IS WHAT IS BASIS", "WHATEVER THERE IS BASIS" & "NO RECOURSE BASIS" on the terms and conditions as mentioned herein, however the Authorized Officer shall have the absolute discretionary right to change or vary any of the terms and conditions. The bidders are advised to make their own independent inquiries regarding any encumbrances, Search in Sub-Registral Office and Revenue Records and Municipal Records and any administrative Government records relating to the concerned Property and shall satisfy themselves regarding the nature and description of the property, condition, any encumbrances, lien, charge, statutory dues, etc. before submitting the bid for the concerned Property. 27) If the dues of the bank together with all costs, charges and expenses incurred by them or part thereof as may be acceptable to the bank are tendered by/on behalf of the Borrower/s/Guarantor/s/Mortgagor/s, at any time on or before the date fixed for sale, the auction / sale of asset may be cancelled. The Authorized Officer reserves the right to accept any or reject all bids, if not found acceptable or to postpone/cancel / adjourn/discontinue or vary the terms of the auction at any time without assigning any reason whatsoever and his decision in this regard shall be final. 28) The bidders shall be deemed to have read and understood the terms and conditions of the sale and shall abide by the said terms and conditions. 29) The bidders should ensure proper internet connectivity; power back up etc., The Bank shall not be liable for any disruption due to internet failure, power failure, or technical reasons or reasons / contingencies affecting the E-Auction proceedings. 30) Kotak Mahindra Bank Limited or its employees will not be liable for any claims from any participate in respect of the property put for sale. 31) The present notice is also uploaded on the Bank's official website i.e. www.kotak.com and interested parties can visit the same also. 32) For inspection of the property or for any further details kindly contact Mr. Ashok Motwani (Authorized officer) @ 9873737351, Email ID: ashok.motwani@kotak.com &/or Mr. Ismail Deshmukh@9324906979 Email ID: Ismail.Deshmukh@kotak.com

The Borrower (s) / Mortgager(s) / Guarantor(s) are hereby given STATUTORY 15 DAYS NOTICE UNDER RULE 6(2), 8(6) & 9(1) OF THE SARFAESI ACT to discharge the liability in full and pay the dues as mentioned above along with upto date interest and expenses with in Fifteen

days from the date of this notice failing which the Secured Asset will be sold as per the terms and conditions mentioned aboveln case there is any discrepancy between the publications of sale notice in English and Vernacular newspaper, then in such case the English newspaper will supersede the vernacular newspaper and it shall be considered as the final copy, thus removing the ambiguity.

Special Instruction: e-Auction shall be conducted by our Service Provider, M/s. C1 India Pvt. Ltd. on behalf of Kotak Mahindra Bank Limited (KMBL), on pre-specified date, while the bidders shall be quoting from their own home? offices/ place of their Bid as per their choice above the Reserve Price. Internet connectivity and other paraphernalia requirements shall have to be ensured by bidders themselves. Please note that failure of Internet connectivity (due to any reason whatsoever it may be) shall be sole responsibility of bidders and neither KMBL nor C1 India Pvt. Ltd. shall be responsible for these unforeseen circumstances. In order to ward-off such contingent situation, bidders are requested to make all the

necessary arrangements/alternatives whatever required so that they are able to circumvent such situation and still be able to participate in the e-Auction successfully. However, it is requested to the Bidder(s) not to wait till the last moment to quote/improve his/her Bid to avoid any such complex situations.

Place: Mumbai, Maharashtra

Authorized Officer

Tender Notice No. RWF/S/11/2025-26 Dated 24.10.2025 (India) by return on or before due date

Principal Chief Materials Manager

M. J. Petition No. B-10 of 2010 ...Decree Holde

Mr. Ravindra Hate (Deceased)

Respondent No. Mr. Nihil Ravindra Hate
...Respondent No. 2
Mr. Siddhant Ravindra Hate Mr. Allan Leo Gonsalves a total of 66.66%

10, Mr. Siddhant Ravindra Hate

any contract/agreement for sale or other dispositions or otherwise in any manner Advocate for the Decree Holde

of documentary proof within 14 (fourteen) days from the date of publication of this notice at the address mentioned above.

f no such notice / claim along with supporting documents is received by us within 14 days rom the date of publication, then the society would presume that Mr. Allan Leo Gonsalves is vell and sufficiently entitled to 66.66% share in the said Property and Ms. Rachel Rose is well and sufficiently entitled to 33.33% share in the

said Property and the society shall proceed with updating its records. Date: 27.10.2025

For Akash Darshan CHS Ltd

Plot No. 343, St. Anthony's Church Road, Behind Vakola Masjid, Santacruz East,

IN THE COURT OF SMALL CAUSES AT MUMBAI R.A.E. SUIT NO. 957 OF 2024 A. K. DEVELOPERS

A Partnership firm registered under the Indian Partnership Act, 1932 Through partner Mr. Aatish Ashol Sanghvi, aged about 38 years Occupation- Business, an Office at, 1st Floor, C-Wing Purshottam Building Tribhuva Road, Near Dreamland Cinema ...eu, Mumbai ...PLAINTIFF VERSUS Cross Lamington Road, Mumba

JAYESHBHAI HARSUKHLAL SHAH Age & Occupation - Not Known, Indian Inhabitant, Address at Shop No. 09, Gr. Floor, 202, Parekhwadi Vitthalbhai Patel Road, Girgaon Jumbai - 400004

MRS. MALINIBEN JAYESHBHAI SHAH Age & Occupation - No Known, Indian Inhabitant, Address at Shop No. 09, Gr. Floor, 202 Parekhwadi, Vitthalbhai Patel Road Girgaon, Mumbai - 400004

MRS. PAYALBEN JAYESHBHA SHAH Age & Occupation - No nown, Indian Inhabitant, Addres at Shop No. 09. Gr. Floor. 202 Parekhwadi. Vitthalbhai Patel Road Girgaon, Mumbai - 400004.

...DEFENDANTS

The Defendants abovenamed WHEREAS, the Plaintif bovenamed has instituted the above suit against Defendants raying therein that the Defendant e ordered and decreed to handov nuiet, vacant and peacefu ssession of the suit premises viz Shop 09. Ground Floor, 202 Parekhwadi, Vitthalbhai Patel Road Girgaon, Mumbai- 400004 and this Hon'ble Court may be pleased to pass a decree directing an enquiry as to MESNE PROFITS contemplated under ORDER 20 RULE 12 OF C. P. C., and ordering nird party to pay the same as th Hon'ble Court may deem, fit and proper from the date of the suit til he shop premises i.e. third party handover quiet, vacant and peaceful possession of the sui premises being Shop 09, Ground Floor, 202, Parekhwadi, Vitthalbha Patel Road, Girgaon, Mumbai 400004; to the plaintiff and for such other and further reliefs, as prayed the Plaint.

YOU ARE hereby summone o appear before Hon'ble Judge residing in Court Room No. 13 4th floor, Old Building, Small Causes Court, Lokmanya Tilak Marg Mumbai - 400 002, in person or by pleader duly instructed and able to answer all material questions relating to the suit, or who shall be accompanied by some person, able to answer all such questions, or e 07th November, 2025 at 2.45 O' Clock in the afternoon, to answer he claim; and as the day fixed fo your appearance is appointed fo the final disposal of the suit you must be prepared to produce on that day all the witnesses upon whose evidence and all the document upon which you intend to rely i support of your defence

Take notice that, in default of your appearance of the day before mentioned, the suit will be heard and determined in your absence. YOU may obtain the copy of

he said Plaint from the Court Roor No.13 of this Court. Given under seal of the Court, this 18th day of July, 2025 Seal

Business, Having address at Room No. 2, 131 Ankiter- House, Near Fatima High School, Kirol Village, Vidyavihar (W) Mumbai ...Defendants

YOU ARE hereby summoned

Whis 17th day of September

Registrar

GIC HOUSING FINANCE LTD.

ate, Mumbai, 400 020. **Tel.:** (022) 2285 1765 / 66 / 67 **Email:** Corporate@Gichf.com Website: Www.gichfindia.com

 GICHFL VIRAR BRANCH: 111 To 114 First Floor, Shree Ram Square, Shree Ram Nagar Complex, Vartak Road, Opp. Giriraj Towel
 Near Dongarapada Talav, Above Blue Tokai Coffee Shop, Virar (West) - 401303. GICHFL BOISAR BRANCH: 235, Second Floor, Harmony Plaza, Opp. Sbi, Tarapur Road, Boisar (W) - 401501 Contact No. 02525 - 266803 / 267010 Email : Boisar@Gichfindia.com

SYMBOLIC POSSESSION NOTICE

NOTICE UNDER SUB-RULE (1) OF RULE 8 OF RULES UNDER SARFAESI ACT, 2002 WHEREAS the undersigned being the authorized officer of GICHFL, pursuant to the demand notice issued on its respective dates, under section 13(2) of SARFAESI Act 2002 calling upon you/Borrowers, the under named, to pay outstanding dues within 60 days from the date of receipt of the respective notices. You all have failed to pay the said outstanding dues within stipulated time, hence GICHFL is in exercise and having right as conferred under the provisions of sub section (4) of section

ı	13 o	of SARFAESI ACT, 2002 read with rules thereunder, taken SYMBOLIC POSSESSION of the Secured Assets as mentioned herein below.								
No Name Of The Borrow		File No / Name of the Branch / Name Of The Borrowers & Co-Borrowers	Address Of The Mortgage Property	Date of Demand Notice Sent	Total Outstanding Dues as per Demand Notice (Amount in Rs)	Symbolic Possession Notice Sent Date				
	1	MH063060000593 / Boisar/ Prabhukumar Madan Gond	Gut No: 19a,Building Name: Pavan Vihar Complex Bldg 02,House No: 301 Wing B,Floor No: Third,Plot No: 19a,Street Name: Boisar Chillar Road,Street No: "Sector Ward No: Type A1,Land Mark: Nagzari Naka,Village: Nagzari-Boisar East,Location: Boisar,Taluka: Palghar,State: Maharashtra,Pin Code: 401501,Police Station: Boisar East,North By: Bldg No 6,South By: Bldg No.1,East By: Internal Road,West By: Bldg No 3		Rs. 769470/-	23.10.2025				
	2		Gut No: Gaothan, Building Name: Bhagyoday Apartment, House No: 201, Floor No: 2nd Floo, Plot No: Gaothan, Street Name: Chandansar Road, Land Mark: Nr. Gadkari Nagar, Village: Chandansar, Location: Virar (E), Taluka: Vasai, State: Maharashtra, Pin Code: 401303, Police Station: Virar East, North By: Sai Siddhi		Rs. 1171968/-	23.10.2025				

Dhavale Apt,South By: Chandasra Apt,East By: Gadkari Nagar,West By: City Bar FURTHER, to this notice, the Borrowers are hereby called upon to hand over vacant and peaceful possession of the respective properties to GICHFL within 7 days from the date of this notice, else the undersigned shall be constrained to proceed to take physical possession of the above properties forcibly by adopting method/s and/or may dispose the properties in line with the provisions provided under the SARFAESI ACT 2002 and rules thereto.

The BORROWERS and the PUBLIC IN GENERAL is hereby cautioned not to deal with the above referred Properties/Secured Assets or any part thereof and any dealing with the Properties/Secured Assets will be subject to charge of GICHFL for the amount mentioned herein above against Properties/Secured Assets which is payable with the further interest thereon until payment in full.

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

DATE : 27.10.2025 PLACE: BOISAR/VIRAR

AAVAS FINANCIERS LIMITED

Mansarovar Industrial Area, Jaipur. 302020

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



FOR GIC HOUSING FINANCE LTD. SD/-

AUTHORISED SIGNATORY

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 what is", and 'Whatever there is" basis. The details of the cases are as under.

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.
ASHA JALINDAR AWACHITE, NIKHIL AWACHITE GUARANTOR: NITESH POPAT KHAWALE (AC NO.) INTHN00319- 200142310	Rs. 7,08,924.00/- DUES AS ON 17 OCT 2025	10 DEC 24 Rs. 601804/- DUES AS ON 05-DEC-2024		FLAT NO.201,, SITUATED ON THE SECOND FLOOR, IN WING D, IN THE BUILDING KNOWN AS 'SHREERAJ HEIGHTS', BEING LYING AND SITUATED ON LAND BEARING SURVEY NO.68 HISSA NO.2, AT VILLAGE SHELU, TALUKA KARJAT, DIST RAIGARH MAHARASHTRA ADMEASURING 278 SQUARE FEET	Rs. 722800/-	Rs. 72280/-	11.00 AM TO 01.00 PM 27 NOV 2025	MHATRE BHUVAN, 2ND FLOOR, OFFICE NO.4, CHINCHPADA ROAD, NEAR URDU SCHOOL, OPPT. TRIMURTI ADHAR HOSPITAL, NEAR ALISHAN SUPER MARKET, AT POST TALUKA- PEN-DIST- RAIGAD-402107, MAHARASHTRA- INDIA
SANTOSH B GEJAGE, SEEMA BAPU KAMBLE (AC NO.) LNBLP02622- 230269227	Rs. 17,58,740.00/- DUES AS ON 17 OCT 2025	8 MAR 25 Rs. 1735233/- DUES AS ON 05-MAR-2025		APARTMENT NO:-0805 ON THE 8TH FLOOR, IN THE BUILDING NO.E06, EWS TYPE IN THE BUILDING/PROJECT KNOWN AS COVIDE WORRIOR AND UNIFORM PERSONNEL HOUSING SCHEME LAND BEARING SECTOR NO:-34, PLOT NO:-1 AT TALOJA, NAVI MUMBAI, TALUKA:-PANVEL AND DISTRICT:-RAIGAD, MAHARASHTRA 410208 ADMEASURING 25.61 SQ. MTS.	Rs. 2097600/-	Rs. 209760/-	11.00 AM TO 01.00 PM 27 NOV 2025	612, B-WING, HARMES ATRIUM, SECTOR-11, CBD BELAPUR, NAVI MUMBAI-400614, MAHARASHTRA- 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 office 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 a 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 seale 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 payme leposited 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. 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 o Ugarsen Rinwa – 9875895867 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 dues are not repaid in full.

Date: 27-10-2025 **Authorised Officer Aavas Financiers Limited**