


AXIS BANK LTD.
Registered Office : Axis Bank Ltd., "Trishul" 3rd Floor, Opp. Samaratheshwar Temple, Near Law Garden, Ellisbridge, Ahmedabad -380006.
Branch Office : Axis Bank Ltd, 1ST Floor, Devshanti Building, Plot No. 2/8, New Dnyaneshwar Nagar, Manewada Road, Nagpur 440027.

**POSSESSION NOTICE
RULE 8(1)**

Whereas the undersigned being the Authorized Officer of **Axis Bank Ltd.**, (previously known as UTI Bank Ltd.) under Securitization & Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (herein after referred as "said Act") and in exercise of powers conferred under Section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 (said Rules), has issued **Demand Notices** on the dates mentioned below, under Section 13 (2) of the said Act, calling upon the concerned borrowers / Co-borrowers / Guarantors / mortgagors, as per details given below, to repay the amounts mentioned in the respective Notices within 60 days from the date of the respective notice. The Concerned Borrower / Co-borrower / Guarantor / mortgagor having failed to repay the respective due amounts, notices are hereby given to the Concerned Borrower / Co-borrower / Guarantor / mortgagor in particular and the public in general that the undersigned has taken **Possessions** of the properties described herein below in exercise of powers conferred on him under Section 13 (4) of the said Act read with rule 8 of the Security Interest (Enforcement) Rule, 2002 on the date mentioned below. The Concerned Borrower / Co-borrower / Guarantor / mortgagor in particular and the public in general are hereby cautioned not to deal with the concerned properties and any dealing with the said properties will be subject to the charge of **Axis Bank Ltd.**, for amounts mentioned below. **The borrower's 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.**

Sr. No.	Name & Address of Borrower / Co-borrower / Guarantor / Property Holder, as the case may be	Outstanding (Rs.) & as on Date	Date of Demand Notice Date & Type of Possession
1.	1) Guvant Nathoorao Deshmukh 2) Leena Guvant Deshmukh , Both R/o, Flat No.II-11/22, 2nd Floor, at Carnation Mids II-11, The Empyrean-Vista Phase-2, Kothewada, Tal.Hingna, Dist.Nagpur-441122, Also at : Plot No.11, Near Ahlaya Nagar, Rameshwari Ring Road, Vaishno Mata Colony, Near Gupta Kirana Store, Dist.Nagpur – 440027.	Rs. 19,45,169.68/- (Rupees Nineteen Lakh Forty Five Thousand One Hundred Sixty Nine And Sixty Eight Paise Only) amount as on 28/08/2024 & together with further contractual rate of interest from 29/08/2024 thereon till the date of payment.	31/08/2024 08/08/2025 (Physical Possession) As per the Order of Hon'ble Adl. Chief Judicial Magistrate, Nagpur in Securitisation Case – Cri. M.A. No. 1941/2025 order dated 30/06/2025
Description of Immovable Properties : All that piece and parcel of Carnation Mids II-11, 2 BHK, Flat No. II-11/22, on 2nd Floor, admeasuring Carpet area 758.00 Sq.Ft. i.e. 70.42 Sq. Mtrs., admeasuring Unit area 1026.99 Sq. Ft., Le. 95.41 Sq. Mtrs., of the Project known as "THE EMPYREAN-VISTA PHASE-2", constructed on Plot No.R 2.6, Survey Nos. 116, 117, 119, 120/2, 123/2, 129, 131/1-A, 131/2, 132/1, 133, 134, 136, 138/1, 2 & 3, 139/1 8 3, 140, 141/2, 143/1, 2 & 3, 5, 151/2, 162, 163 and 176, PS.K. 72, Kh.No. 143/1,2,3 & 5 & 162, Situated at Village - Koteiwada, Tal.Hingna, Dist.Nagpur and owned by Guvant Nathoorao Deshmukh and Leena Guvant Deshmukh and bounded as per Building Plan.			29/10/2024 08/08/2025 (Physical Possession) As per the Order of Hon'ble 3rd Jt. Civil Judge (Sr. Dn.) and ACJM, Nagpur in Securitisation Case – Cri. M.A.No.1691/2025 order dated 05.07.2025
2.	1) Sahebrao Kisanji Chopde , 2) Vandana Sahebrao Chopde , Both R/o., Plot No. 146, Pannase Layout, Indraprastha Nagar, Ranapratnagar, Near Savitribai Putla, Nagpur-440022. Also At R/o. Apartment No. 203, on the second floor, "MAPLE ENCLAVE PHASE-1", Survey Nos. 18/4-A and 18/4-B of Mouza Wagdara, PS.K. 46, at Wagdara, Grampanchayat Isasani, Tahsil Hingna, District Nagpur.	Rs. 9,68,367/- (Rupees Nine Lakh Sixty Eight Thousand Three Hundred Sixty Seven Only) amount as on 23/10/2024 & together with further contractual rate of interest from 24/10/2024 thereon till the date of payment.	29/10/2024 08/08/2025 (Physical Possession) As per the Order of Hon'ble 3rd Jt. Civil Judge (Sr. Dn.) and ACJM, Nagpur in Securitisation Case – Cri. M.A.No.1691/2025 order dated 05.07.2025
Description of Immovable Properties : All the piece and parcel of Flat No.203, admeasuring Built up area of 59.517 sq.Mtrs. Along with adjoining Terrace area 9.174 Sq.Mtrs., on the second floor of a project known and style as "MAPLE ENCLAVE PHASE-1" being a portion of Non Agricultural Land bearing Survey Nos. 18/4-A and 18/4-B, constructed on Plot No.50, 51, 52, 53, 70, 71, 72 and 73, Mouza Wagdara, PS.K. 46, situated at Village Wagdara, in Tahsil-Hingna and District Nagpur which is owned by Mr. Sahebrao Kisanji Chopde and bounded as per Building Plan.			Sd/- Axis Bank Ltd., Authorised Officer

Date : 08/08/2025 Place : Nagpur



State Bank of India
BRANCH - BHANDARA MAIN

**[Rule – 8 (1)]
POSSESSION NOTICE
(For Immovable Properties)**


Where as The undersigned being the authorized officer of State Bank of India, Bhandara Main Branch, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest (Second) Act, 2002 and in exercise of the power conferred under section 13(12) read the rule 3 of the security interest (Enforcement) Rules 2002 issued a Demand Notice Dated 26/04/2024 calling upon the borrower Mr. Abhijit Vinayak Paraswar reply the amount mentioned in the notice of Rs. 9,27,879.00/- + Interest + Charges (Rupees Nine Lakh Twenty Seven Thousand Eight Hundred Seventy Nine Only+Accrued Interest+ Charges) as on 26/04/2024. within 60 days from the date of the receipt of the said notice.

The borrower having failing to repay the amount, notice is hereby given to borrower/guarantor and the public in general that the undersigned has taken possession of the property described herein below in the exercise of the power conferred him under section 13(4) of the said Act read with Rule 8 of the said rule of this 11th Day of the August of the Year 2025

The borrower/guarantor on particular and the public in general is hereby cautioned not to del with the property will be subject to the charge of the State Bank of India Bhandara Main Branch for Rs. 9,27,879.00/- + Interest + Charges (Rupees Nine Lakh Twenty Seven Thousand Eight Hundred and Seventy Nine Only + Accrued Interest + Charges) as on 26/04/2024 plus further interest thereon.

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

DETAILS OF SECURED ASSETS
(Equitable Mortgage of Immovable Properties)
DISCRPTION OF IMMOVABLE PROPERTIES: All That Piece And Parcel of Residential Apartment (Flat) bearing No. 5-201 situated on Second Floor of the building known and styled as Building No. 02, 1 BHK Apartment "DREAMCITY PROJECT PHASE-1" [BUILDING NO. 1 6 2, 1-BHK APART-MENT] covering carpet area 30.645 Sq. Mtrs. (330.00 Sq. Ft.) 6 super built up area of 45.128 Mtrs. (486.00 Sq. Fts.) together with 6.25% of undivided share and interest in the said piece of land con-structured over ALL that piece and parcel of land bearing Plot No. 245 25 Gat No.127/1/2/24 holding in free hold land situated at Mouza Khokharia, Tahsil & District- Bhandara, admeasuring 331.00 Sq. Mtrs. (3562.88 Sq. Ft.) being a portion of the entire NA land of Mouza - Khokharia, Tahsil District - Bhandara, KH No. 127/1, and within the limits of Gram Panchayat at Khokharia. Boundaries of Flat : **East:** Passage then Flat No. S-202, West- Side Margin then Plot No. 23, North- Back margin & layout in Kh. No. 127, South- Flat No. S-204.
Date : 11/08/2025
Place : Bhandara
Authorized Officer
State Bank of India



Sitara
A SEWA INITIATIVE

SEWA GRIH RIN LIMITED
Corporate office Address: Building No. 8, Tower C, 8th Floor, DLF Cyber City, Gurugram 122002

RULE-8(1) POSSESSION NOTICE (For Immovable Property)

Whereas, The undersigned being the Authorized officer of the **SEWA GRIH RIN 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(2), issued a Demand Notice calling upon the Borrowers/Co-borrower/Guarantor to repay the amount mentioned in the notice and further interest within **60 days** from the date of receipt of the said notice. The Borrowers/Co-borrower/Guarantor having failed to repay the amount, notice is hereby given to the Borrowers/Co-borrower/ Guarantor and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him / her under Section 13 (4) of the said Act read with Rule 8(1) of the said Rules. 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 **SEWA GRIH RIN LIMITED** for below mentioned Outstanding amount plus interest and incidental expenses, costs thereon. 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.

Sr. No.	Name & Add. Of Borrower/ Morgagor/ Guarantor/Lan	Outstandin, Amount (Rs.)	Notice Date Symbolic Possession Date
1.	Loan Account Number: L1GP000005010219 (1) Mrs. Alka Mukesh Ganveer, Husband Mr. Mukesh Ganveer, (2) Mr. Rakesh Mukesh Ganveer, Father Mr. Mukesh Ganveer, (3) Mr. Nilesh Mukesh Ganveer, Father Mr. Mukesh Ganveer, (4) Mr. Mahesh Prabhu Bawankar, Father Shri Prabhu Bawankar	Rs. 9,49,107/- (Nine Lakh Forty Nine Thousand One Hundred Seven Rupees Only)	29.03.2025 08.08.2025
Description Of Secured Asset (Immovable Property): Mau. House No. 187 Malmatta No 202 Village Ambani Tehsil Bhandara District Bhandara Maharashtra, Boundaries: East - Pauri Road, West - Ajay Ganveer's House, North - Sunil Ganveer's House, South - Sugandha Ramteki's House, Hostage Property Ground Area 94.96 Sqm.			15.03.2025 07.08.2025
2.	Loan Account Number: H3GP000005002076 (1) Mrs. Geeta Vijay Kamble, Husband Shri Vijay (2) Mr. Vijay Dasaram Kamble, Father Mr. Dasaram Kamble (3) Mr. Atul Vijay Kamble, Father Mr. Vijay Kamble (4) Mr. Rohit Shivaji Director, Father Shri Mandi	Rs. 7,43,694/- (Seven Lakh Forty Three Thousand Six Hundred Ninety Four Rupees Only)	15.03.2025 07.08.2025
Description Of Secured Asset (Immovable Property): Mauja-Bori, Grampanchayat Bori, T.S. Serial Number 27, Grampanchayat Malmatta No 78 (Naya) And 85 Tehsil Tumsar District Bhandara Maharashtra, Boundaries: East- Open Plot Of Sri Siva Wolf, West Shri Bharat Pahad's House, North- Sri Janaba Nagardhana Road And House, House Of South-Shri Vijay Kamble, South-Shri Vijay Kamble's House, Hostage Property Landforce 1113 Sq. Figh.			
Place: Maharashtra, Date: 12.08.2025			Authorised Officer, Sewa Grih Rin Limited



GIC HOUSING FINANCE LTD.

CORPORATE OFFICE / HEAD OFFICE : GICHL, National Insurance Building, 6th Floor, J. T. Road, Next to Astoria Hotel, Churchgate, Mumbai- 400 020 Tel.: (022) 43041900 Email: corporate@gichf.com Website: www.gichfindia.com
NAGPUR BRANCH OFFICE : 1 A, Wing A, 3rd Floor, Poonam Chambers, Chhindwara Road, Byramji Town, Sadar Nagpur, Maharashtra Pin - 440013 **Branch Mail Id:** nagpur@gichfindia.com
Office Tel : 0712-2582008 **Contact Details:** Imran Ansari 9021808802, Vikrant Gupta 9403587862

E-AUCTION SALE NOTICE
E-AUCTION DATE : 29-08-2025 / Last Date for Bid Submission : 28.08-2025

WHEREAS The undersigned being the Authorized Officer of **GIC Housing Finance Ltd.** (GICHL), under Securitization & Reconstructions of Financial Assets and Enforcement of Security Interest Act, 2002 & in exercise of powers conferred under section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 had issued Demand Notice to following Borrowers/Mortgagors calling upon them to repay the outstanding due amount mentioned in the said notices. However, The Borrower/Mortgagor having failed to repay the said due amount, the undersigned has taken **PHYSICAL POSSESSION** of the following property in exercise of powers conferred U/s 13(4) and U/s 14 of the said Act read with the Rule 8 of the said Rules.

Sr. No.	Loan File No./Name of the Borrower / Co Borrower / Guarantor Name / Branch Name	Property Address / Property Area (Built Up In Sq Ft)	Demand notice Publication Date	Date of Physical Possession	Total Outstanding as on (11.08.2025 (Incl.POS, Interest and Other charges)	Reserve Price (In Rupees)
1	MH0410110001588 MR. SOPAN NAMDEO KHADSE AND MRS. SHILPA SOPAN KHADSE	Kh-5/1 Ph-38/A, Green Riviera-2 In Green City, Flat-202, Floor No Second, Wing-B, Shankarpur Road, Green Space Infra -1, B/H Mihan Colony, Mz-Gotal Panjari, Narsala, Nagpur, Maharashtra, Pin Code: 440034. Area 689.49 Sq. Ft. Sbua	25-06-2021	30-05-2024	Rs. 34,37,794/-	Rs. 16,75,314/-

DATE OF E-AUCTION & TIME : 29-08-2025 at the Web-Portal (https://www.bankauctions.in) from 3.00 PM TO 04:00 PM. with unlimited extensions of 5 minutes each.
Last date of submission of Tender/Sealed Bid in the prescribed tender form along with EMD & KYC either through online mode or at the above mentioned GICHF Office at 28-08-2025 before 5.00 PM.
Further to this **PUBLIC NOTICE** for E-Auction Sale of the above said Assets / properties (in terms and conditions of the SARFAESI, Act 2002 and rules thereunder) GICHL invites **OFFERS EITHER** in sealed covers/ or in Online mode to purchase the said properties on **"AS IS WHERE IS BASIS"** and **"AS IS WHAT IS BASIS"**.


TERMS & CONDITIONS OF THE AUCTION SALE ARE AS FOLLOWS:-

- E-Auction** is being held on 'As is where is Basis', 'As is what is Basis', 'Whatever there is' And 'Without Any Recourse Basis', and will be conducted "Online". The E-Auction will be conducted through GICHF provided Euction service provider "W/s.4 closure"
- The **intending bidders** should register their names at portal <https://bankauctions.in/> and get their user-id and password free of cost. **Prospective bidders** may avail online training on E-Auction from the service provider M/s. Aclosure, # 605 A, 6th Floor Matirivanam, Ameerpet, Hyderabad – 500038, Telangana. Office Land Line No: 040-23736405; Backend team : Mr. Prakash - 8142000064 / 8142000725, prakash@bankauctions.in, Mr. Nitesh Pawar, Manager, Mumbai, No:8142000725, mail id: Nitesh@bankauctions.in. Property enquiries, CONTACT DETAILS : IMRAN ANSARI 9021808802, VIKRANT GUPTA 9403587862
- The E-auction Sale is subject to the conditions prescribed in the SARFAESI Act/Rules 2002 and the terms and conditions mentioned hereunder/website also subject to conditions in the offer/bid documents to be submitted by the intending/participating bidders.
- Every bidder is required to have his/her own email address in order to participate in the online E-auction.
- Once Intending Bidder** formally registers as a qualified tenderer before authorized officer of GICHF, will have to express his/her interest to participate through the E-auction bidding platform, by submitting document. It shall be the tenderer's/online bidder's sole responsibility to procure his/her login ID and password from the E-auction service provider.
- The aforesaid properties shall not be sold below the reserve price mentioned above.
- Intending bidders are required to deposit Earnest Money Deposit/s (EMD) @ 10% of the abovesaid respective reserve prices, by way of DD/RTGS/ NEFT favouring GIC Housing Finance Ltd. Bank details are as follows: **Bank Name: UNION BANK OF INDIA, A/c No: 005111010000039 - A/c Name: GIC HOUSING FINANCE LTD AUCTION AC, Branch Name : LCB, FORT Address : UBI, 239 BACKBAY RECLAMATIO NARIMAN POINT MUMBAI MAHARASHTRA PINCODE 400021. IFSC CODE - UBIN0800511.**
- The said Deposit/s shall be adjusted in the case of successful bidder/s, otherwise refunded. The said earnest money deposit/s will not carry any interest.
- The offer/s along with the aforesaid Earnest Money Deposit (EMD) can be submitted either "online" through the portal <https://bankauctions.in/> along with the EMD and scanned copy of KYC documents including PAN Card & address proof, to the service provider or through submitting sealed cover comprising bid form, EMD and KYC documents and it should reach the respective branch offices of GIC Housing Finance Ltd., mentioned above on or before EMD Submission due date.
- That, after opening the tenders, the intending bidders who have submitted their bids for not less than the reserve price will be given an opportunity at the sole discretion of the Authorized Officer to increase the bidding amount.
- The successful bidder/s shall deposit 25% of the amount of sale price, adjusting the EMD paid already, immediately on acceptance of offer by the Authorized officer in respect of the sale, failing which the earnest money deposited shall be forfeited. The balance 75% of the sale price is payable within 15 days from the date of confirmation of the sale solely at the discretion of the Authorized Officer. In case of failure to deposit the balance amount within the prescribed period, the amount deposited shall be forfeited. The Authorized Officer shall not be required to give any further notice of forfeiture to the successful bidder.
- Bidders are bound by the principle of "caveat emptor" (Buyer Beware) and advised to conduct their own due diligence to find any encumbrances, statutory liabilities, arrears of property tax, Income Tax, Excise Duty, Labour Dues, electricity and maintenance dues etc., of the firm or Secured Asset. The Successful bidders shall have to bear all outgoing i.e., municipal taxes, maintenance/society charges, electricity charges, water charges, stamp duty, registration charges, (if applicable), if any and all other incidental charges, cost including all outgoing relating to the respective properties other than the sale price...
- The successful bidder should bear the charges/fees payable on sale certificate, such as registration fees, stamp duty, taxes, or any other duties payable for getting the secured asset transferred in his/her name.
- The Sale Certificate will be issued only in the name of the successful bidder and only after receipt of the entire /sale price.
- The notice is hereby given to the Borrower/s, Mortgagor/s and Guarantor/s that they can bring the intending buyer/purchaser for purchasing the properties mentioned above, as per the terms and Conditions of the E Auction Sale.
- Inspection of the above said properties can be given on request and as per convenience of Authorized Officer.
- The Authorized Officer is not bound to accept the highest offer or any or all offers and reserves the right to accept or reject any or all the tenders without assigning any reason thereof.
- GICHL is not responsible for any liability whatsoever pending upon the properties as mentioned above. The property shall be auctioned on **"As is where is", "As is what is", Whatever there is" and without any recourse basis.**
- In case the borrowers/mortgagor approaches GICHL before confirmation of sale, offering contractual dues + expenses + interest @ 15 % from date of proclamation of sale + 5% of the purchase money (in case after sale which is to be paid to successful bidder) and requests for cancellation of the sale, GICHL shall accept the amount and hand over the possession to mortgagor
- The highest bidder has to pay 25% (inclusive of earnest money deposited) of the bid amount in terms of the sale notice immediately and the balance 75% of the bid amount is payable in 15 days or such other extended period as agreed upon between the parties (AO and the successful bidder). However, Authorized Office is to be confirmed sale certificate after expiry of 30 days from the date of sale and in no case the sale is to be confirmed before expiry of 30 days from the date of sale. Only after receipt of full payment, sale to be confirmed and the sale certificate to be issued.
- Minimum Bid increment value is Rs.10,000/-**

STATUTORY 15 DAYS SALE NOTICE UNDER THE SARFAESI ACT, 2002
For detailed terms and Conditions of the sale and full description of the properties please refer to the website of approved e-auction service provider M/s. Aclosure and website <https://bankauctions.in>.

For GIC Housing Finance Ltd.
Sd/-
Authorised Officer

Date : 13.08.2025
Place : Nagpur



ICICI Home Finance

Registered Office: ICICI Bank Towers, Bandra-Kurla Complex, Bandra (East), Mumbai-400051.
Corporate Office: ICICI HFC Tower, Andheri Kurla Road, J.B. Nagar, Andheri (E), Mumbai-400059.
Branch Office : 1st floor, Office no. 101, Shreekalai Chambers, Behind CDC Bank, Chandrapur – 442401
Branch Office : 1st floor, Gokul Roshan, Plot No 25 & 26, Zenda Chowk, Dharampet, Nagpur – 440001.


Whereas The undersigned being the Authorized Officer of ICICI Home Finance Company Limited under the Securitisation, Reconstruction of Financial Assets and Enforcement of Security Interest Act, 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 notices upon the borrowers mentioned below, to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice.

As the borrower 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 the below-mentioned dates. 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 ICICI Home Finance Company Limited. 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.

Sr. No.	Name of the Borrower/ Co-Borrower(s) Loan Account Number's	Description of property/ Date of Possession	Date of Demand Notice/Amount in Demand Notice (Rs.)	Name of Branch
1.	Jayant Raybhan Ilamkar (Borrower), Raibhan Mahadeo Ilamkar (Co-Borrower), LHCPR00001492900	All That Piece And Parcel Of Land Of No Plot Situated At Plot -4, Survey No. 107/1A, Admeasuring 490 Sqft, Out Of Total Land Of 3008 Sqft, Situated Nagar Parishad Devai Govindpur Rayaytawari, Tukum Ward, At Chandrapur (M.H), Bounded By: North: Plot No 5, South: Plot No 3, East: OpenSpace And Plot No 33, West: Flat No R 105. Date Of Possession : 07-Aug-25	23-05-2025 Rs. 1319207/-	Chan-drapur
2.	Jayant Raybhan Ilamkar (Borrower), Raibhan Mahadeo Ilamkar (Co-Borrower), LHCPR00001492902	All That Piece And Parcel Of Land Of No Plot Situated At Plot -4, Survey No. 107/1A, Admeasuring 490 Sqft, Out Of Total Land Of 3008 Sqft, Situated Nagar Parishad Devai Govindpur Rayaytawari, Tukum Ward, At Chandrapur (M.H), Bounded By: North: Plot No 5, South: Plot No 3, East: OpenSpace And Plot No 33, West: Flat No R 105. Date Of Possession : 07-Aug-25	23-05-2025 Rs. 76264/-	Chan-drapur
3.	Pravin Chandrakant Padole (Borrower), Archana Pravin Padole (Co-Borrower), LHNAG00001593288	All That Piece And Parcel Of Land Situated At Plot 103, Area Amd 139.354 Sq Mtr, Being Portion Of Kh No. 3/1/Kh Of Mouza-Manewada, Bearing Ph No. 39, Of City Survey No. 13, Sheet No. 216/3, Situated At Limits Of Nagpur Municipal Corporation, And Under Jurisdiction Of Nit, Taluka & District Nagpur, Bounded By: North: Plot No. 104, South: Plot No. 102, East: 10 Feet Lane, West: Road. Date Of Possession : 11-Aug-25	23-05-2025 Rs. 7479647.72/-	Nagpur
4.	Pravin Chandrakant Padole (Borrower), Archana Pravin Padole (Co-Borrower), LHNAG00001593288	All That Piece And Parcel Of Land Situated At Plot 103, Area Amd 139.354 Sq Mtr, Being Portion Of Kh No. 3/1/Kh Of Mouza-Manewada, Bearing Ph No. 39, Of City Survey No. 13, Sheet No. 216/3, Situated At Limits Of Nagpur Municipal Corporation, And Under Jurisdiction Of Nit, Taluka & District Nagpur, Bounded By: North: Plot No. 104, South: Plot No. 102, East: 10 Feet Lane, West: Road. Date Of Possession : 11-Aug-25	23-05-2025 Rs. 198325.66/-	Nagpur

The above-mentioned borrowers(s)/ guarantors(s) are hereby given a 30 day notice to repay the amount, else the mortgaged properties will be sold on the expiry of 30 days from the date of publication of this Notice, as per the provisions under the Rules 8 and 9 of Security Interest (Enforcement) Rules 2002.

Date : 13.08.2025 | Place : CHANDRAPUR, NAGPUR **Authorised Officer, ICICI Home Finance Company Limited**



Aavas Financiers Limited

(CIN:L65922RJ2011PLCO34297) 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 where is", "As is what is", and "Whatever there is" basis. The details of the cases are as under.

Name of Borrower's/ 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.
HARSHAL KOTANGALE, MRS. VAIDEHI BAWARE (AC No.) L1NNGP02220-210154485	Rs. 25,41,994.00/- DUES AS ON 04 AUG 2025	10 MAY 23 Rs. 1733162/- DUES AS ON 8 MAY 23	20 MAR 24	FLAT NO S-7, 2ND FLOOR, KUNAL RECENCY II, CONSTRUCTED ON PLOT NO 37, 38, 39, 46, 47 AND 48, KHASARA NO 12, P H NO 38, KHATE NO 118, SITUATED AT VILLAGE BESA, BELTARODI TAL NAGPUR (RURAL) DIST NAGPUR, MAHARASHTRA ADMEASURING 66.535 SQ. MTRS	Rs. 1103480/-	Rs. 110348/-	11.00 AM TO 01.00 PM 13 SEP 2025	SHOP No.204, 2ND FLOOR, SHANTI HEIGHTS, SHANTI PARK, ABOVE SBI BANK, MANISH NAGAR, BESA ROAD, NAGPUR-440037, MAHARAS HTRA-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 scribbling "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, 1Ind 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 dues are not repaid in full.

Place : Jaipur **Date : 13-08-2025** **Authorised Officer Aavas Financiers Limited**



The Malkapur Urban Co-Op, Bank Ltd., Malkapur

H.O.: "DHANSHREE", MALKAPUR, Dist. Buldana (Under Liquidation)

"FORM Z" POSSESSION NOTICE
(See sub-rule [11(d-1)] of rule 107

Whereas, the undersigned being the Recovery Officer, of **Malkapur Urban Co-Op. Bank Limited, Malkapur** (under Liquidation) under the Maharashtra Co-operative Society Rules, 1961 issued following demand Notice calling upon the judgement debtor.

Following mentioned borrowers has taken loan from the **Malkapur Urban Co-Op. Bank Limited, Malkapur** (under Liquidation) and failed to repayment of dues, hence the bank has obtained Revenue Recovery Certificate under section 101 of The Maharashtra Co-operative Society Act 1960 from Assistant Registrar, Co-Op. Society **Shegaon** vide RRC No. mentioned in front of borrower.


Following mentioned borrowers have to repay the amount mentioned in the demand notice and interest, charges, surcharge thereon and the judgement debtor having failed to repay the amount, the undersigned has issued a notice on mentioned date for attachment.

The Judgment debtor having failed to repay the full amount, notice is hereby given to the judgment debtor and public in general that the undersigned has taken **Symbolic Possession** of the attached properties described herein below in exercise of power of conferred on him/her under rule 107 [11(D-1)] of the Maharashtra Co-operative Societies Rules 1961 on date mentioned in front of following borrowers.

The judgement debtor in the particular and the public in general is hereby cautioned not to deal with the properties and any dealings with the properties will be subject to the charge of the **Malkapur Urban co-op Bank Limited Malkapur** (under Liquidation) for an amount of Rupees mentioned in front of following borrower and interest, charges, surcharge thereon.

Sr. No	Name of Borrower /N. Guarantors/ Mortgagors	Demand Notice Date & Claim Amt. (Rs)	Attachment date, & RRC details	Details of Secured Assets	Possession Date & Type, Place
1)	1) Mr. Pankaj Purushottam Diwanka Prop. of M/s Diwanka Garments Address: Main Road, Shivaji Chowk, Shegaon, Tq. Shegaon, Dist. Buldhana. (Principal Borrower) 2) Mr. Rameshchandra Madanlal Diwanka Address : Main Road, Shivaji Chowk, Shegaon, Tq. Shegaon, Dist. Buldhana. [Guarantor & Mortgagor] 3) Mr. Purushottam Madanlal Diwanka Address: Main Road, Shivaji Chowk, Shegaon, Tq. Shegaon, Dist. Buldhana. (Guarantor) 4) Mr. Girish Radheshyam Gandhi Address : Main Road, Shivaji Chowk, Shegaon, Tq. Shegaon, Dist. Buldhana. (Guarantor)	01/12/2022 Rs.40,60,220 as on 7/9/2022 + interest+ charges + expenses + Surcharge from 08/09/2022 Loan - HYP Branch - Shegaon 01/12/2022 Rs.12,79,411 as on 07/09/2022 + interest+ charges + expenses + Surcharge from 08/09/2022 Loan - TL Branch - Shegaon	31/12/2022 RRC No. section 101/2446/2022 and dated 17/11/2022. 31/12/2022 RRC No. section 101/2441/2022 and dated 17/11/2022.	That all Part Parcel and Piece of the Property Field Survey No. 736/1 B, admeasuring about 0 Hecter 33 R out of total 1 Hecter 85 R Situated at Mouje Shegaon, Tq. Shegaon, Dist. Buldhana and Bounded as under: East :-Land of Shri Kherde & Kasar. West: Cart Road. North :- Land of Shri Sharad Agrawal, South :- Land of Shri Purushottam Diwanka.	08/08/2025 Symbolic Possession Place - Shegaon

Sd/-
Recovery Officer
The Malkapur Urban Co op Bank Ltd. Malkapur. (Under Liquidation)



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:** Plot No.20, Ground Floor, Opp. Padole Hospital, Ring Road, Deendayal Nagar, Trimurti Nagar, Nagpur-440022.

DEMAND NOTICE UNDER SECTION 13(2) OF SARFAESI ACT, 2002.

Whereas you the below mentioned Borrower's, Co-Borrower's, Guarantor's and Mortgagors have availed loans from **Jana Small Finance Bank Limited**, by mortgaging your immovable properties. Consequent to default committed by you all, your loan account has been classified as Non performing Asset, whereas **Jana Small Finance Bank Limited** being a secured creditor under the Act, and in exercise of the powers conferred under section 13(2) of the said Act read with rule 2 of Security Interest (Enforcement) Rules 2002, issued **Demand Notice** calling upon the Borrower/s/ Co-Borrower/s/ Guarantor/s/ Mortgagors as mentioned in column No.2 to repay the amount mentioned in the notices with future interest thereon within **60 days** from the date of notice, but the notices could not be served on some of them for various reasons.

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