

Aditya Birla Housing Finance Limited
 Registered Office: Indian Rayon Compound, Veraval, Gujarat - 362266 Branch Office: 2nd Floor, Yogi Complex, 158 Fort Ring Road Near Indira Circle, Vasumaha Gokul Society Manbhara 1, Madhapur, Rajkot Gujarat-360005

APPENDIX IV [See Rule 8 (1) of the Security Interest (Enforcement) Rules, 2002]
Possession Notice for Immovable Property

Whereas, the undersigned being the authorized officer of Aditya Birla Housing Finance Limited under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of powers conferred under Section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 had issued a demand notice dated 15-11-2023 calling upon the borrowers Chandan Prasad, Sarita Verma, mentioned in the notice being Rs. 8,76,762.85/- (Rupees Eight Lakh Seventy Six Thousand Seven Hundred Sixty Two and Eighty Five Paise Only) within 60 days from the date of receipt of the said notice.

The borrowers having failed to repay the amount, notice is hereby given to the borrowers and to the public in general that the undersigned has taken Possession of the property described herein below in exercise of the powers conferred on him/her under Section 13(4) of the said Act, read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 on this 24th day of March of the year, 2024.

The borrowers 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 Aditya Birla Housing Finance Limited for an amount of Rs. 8,76,762.85/- (Rupees Eight Lakh Seventy Six Thousand Seven Hundred Sixty Two and Eighty Five Paise Only) and interest thereon. Borrowers attention is invited to the provisions of Sub-section 8 of Section 13 of the Act, in respect of time available, to redeem the secured assets.

DESCRIPTION OF THE IMMOVABLE PROPERTY

All That Piece And Parcel Of In Gujarat State, Reg. Dist / Sub Dist. Rajkot, Taluka Lodhika, Village Pipaliya Pal, Revenue Survey No. 142 Pali 4 N.A. And Construction Permitted Plots Paiki Known As "Aadarsh Residency", Type "C", Plot No. 30, Sub Plot No. 30, Sub Plot No. 30-A Land Admeasuring 58.415 Sq. Mtr., I.E. 628.77 Sq. Ft., Constructed House No. C/30-A, Land Barring Construction Admeasuring 26.833 Sq. Mtr., And Bounded As- East: House No. C/43-A West: 7.50. Mtrs. Road North: 9-00 Mtrs Road South: House No. C/30-B.

Date: 24.03.2024
 Authorized Officer
 Aditya Birla Housing Finance Limited

NOTICE OF LOSS OF SHARES

SML ISUZU LIMITED
 CORPORATE OFFICE : SCO-204-205,
 SECTORE 34-A, CHANDIGARH-1600135

NOTICE is hereby given that the certificate(s) for undermentioned securities of the company has/have been lost/misaid and the holder(s) of the said securities/applicant (s) has/have applied to the company to issue Duplicate share certificate(s).

Any person who has a claim in respect of the said Securities should lodge a such claim with the company at its Registered Office within 15 days from this date, as the company will proceed to issue duplicate certificate(s) without further intimation.

DETAILS OF THE SHARES ARE GIVEN BELOW

Name of the Holder(s) (and it Holder(s) if any)	Folio Number	Certificate Number	Number of Securities	DISTINCTIVE NUMBER
CHANDRAVADAN PATEL	00004032	6286	50	6086371 to 6086420

Place : Vadodara Date : 27-03-2024 CHANDRAVADAN PATEL (APPLICANT)

NIDO HOME FINANCE LIMITED
 (Formerly known as Edelweiss Housing Finance Limited) Registered Office Situated At 5th Floor, Tower 3, Wing 'B', Kohnoor City Mall, Kohnoor City, Kirod Road, Kurla (West), Mumbai - 400 070 Branch Office Address: 303-304, 3rd Eye Vision Complex, Opp. Shivulika Plaza, Nr. IIM, Panjrapole, Ahmedabad 380015

EAUCTION - STATUTORY 30 DAYS SALE NOTICE

Sale by E-Auction under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and The Security Interest (Enforcement) Rules, 2002. Notice is hereby given to public in general and in particular to borrower and guarantor that below mentioned property will be sold on "As is where is", "As is what is" and "Whatever there is" for the recovery of amount as mentioned in appended table till the recovery of loan dues. The said property is mortgaged to Nido Home Finance Limited (formerly known as Edelweiss Housing Finance Limited) for the loan availed by Borrower(s), Co-borrower(s) and Guarantor(s). The secured creditor is having Symbolic possession of the below mentioned Secured Asset.

Name of Borrower(s)/Co-Borrower(s)/ Guarantor(s)	Amount of Recovery	Reserve Price and EMD	Date & Time of the Auction	Date & Time of the Inspection	Symbolic Possession date
PIYUSH RATILAL SAKARIYA (BORROWER) & SNEHA PIYUSH SAKARIYA (CO-BORROWER) FOR LAN NO. LRJKSTH000087084	Rs. 26,35,165.00/- (Rupees Twenty Six Lakh Thirty Five Thousand One Hundred Sixty Five and Paise Only) as on 22.03.2024 + Further Interest thereon+ Legal Expenses	Rs. 31,80,600/- (Rupees Thirty One Lakh Eighty Thousand Six Hundred Only) Earnest Money Deposit Rs. 3,18,060/- (Rupees Three Lakh Eighteen Thousand Sixty Only)	03-05-2024 Between 11 am to 12 Noon (With 5 Minutes Unfilled Aule Extensions)	02-04-2024 between 11.00 am to 3.00 pm	12-03-2024

Description of the secured Asset: All That Right, Title And Interest Of Immovable Property Flat No. 302, On 3rd Floor, Admeasuring 43.67 Sq. Mtrs. Carpet Area And 51.87 Sq. Mtrs. Built-Up Area Of Building Called "Bansari" Over Land Measured 592.00 Sq. Mtr. Of Sub Plot No. 577A & 577B, Situated At Mowlal R. S. No. 132, T.P.No. 8, F.P. No. 57 Against Mowlal R. S. No. 11550, Tal. Dist. Rajkot. Bounded As Follows: North: Plot No. 259A, South: Road, East: Road, West: Plot No. 259A.

Note: 1) The auction sale will be conducted online through the website <https://sarfaesi.auctiontiger.net> and Only those bidders holding valid Email, ID PROOF & PHOTO PROOF, PAN CARD and have duly remitted payment of EMD through DEMAND DRAFT / NET/BRTGS shall be eligible to participate in this "online e-auction".
 2) The intending bidders have to submit their EMD by way of remittance by DEMAND DRAFT / RTGS/NET to Beneficiary Name: EDELWEISS HOUSING FINANCE LIMITED, Bank: STATE BANK OF INDIA, Account No. 6522845199, SARFAESI- Auction, EDELWEISS HOUSING FINANCE LIMITED, IFSC code: SBIN001533.
 3) Last date for submission of online application BID form along with EMD is 02-05-2024.
 4) For detailed terms and condition of the sale, please visit the website <https://sarfaesi.auctiontiger.net> or Please contact Mr. Maulik Shrivastav Ph. +91- 6351896643/9173528272, Help Line e-mail ID: Support@auctiontiger.net.
 Mobile No. 7289934461
 Date: 27.03.2024

Sd/- Authorized Officer
 Nido Home Finance Limited, (formerly known as Edelweiss Housing Finance Limited)

STATE BANK OF INDIA
 RACPC-1, 2nd Floor, State Bank Bhavan, Opp. Panjrapole, Ghod Dod Road, Surat E-mail - sbi.10001@sbi.co.in

Notice u/s 13(2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002

Dear Sir(s), (1) Mr. Bhaveshbhai Popatbhai Pipaliya (Borrower), (2) Mr. Gulabhai Bhaveshbhai Pipaliya (Co-Borrower) Both at: Plot No 98, Krishna Park Society, Nr. Radhika Residency, Nansad Road, Kamrej, Surat - 394180. & (3) Mr. Hasamkubhai Popatbhai Pipaliya (Co-Borrower), Plot No 30, Hari Nandan Residency, Opp. Royal Residency, Canal Road, Kamrej, Surat - 394180. Avail Credit Facilities from State Bank of India, SBI KAMREJ CHAR RASTIA SURAT (05149). The Credit facilities are secured by mortgage of the following assets.

Description of Property

All the pieces and parcel of property bearing Plot No. 98, "Krishna Park", Nansad Road, Village: Kamrej, Sub District: Surat. R. S. No. 390, Block No - 382. Plot area of 44.59 Sq Mtrs and proportionate undivided land area for Road and COP area of 25.88 Sq Mts.

You created mortgage of the above property. As you failed to adhere to the terms of the sanction (1) Housing Term Loan A/C No. 38483095526 (Sanctioned Limit Rs.16,92,000/-) & (2) SBI Suraksha Loan A/c No. 38483159571 (Sanctioned Limit Rs.22,000/-) the account is now irregular and the debt has been classified as Non-performing asset on 24/03/2024, in accordance with the directives/guidelines relating to asset classification issued by the Reserve Bank of India consequent to the default committed by you in repayment of principal debt and interest thereon. Therefore, the bank hereby calls upon you u/s 13(2) of the SARFAESI Act, 2002 by issuing this Demand Notice No. RACPC/SURAT/25-4-46/38483095526-38483159571 dated 26/03/2024. Your outstanding liabilities (in aggregate) due and owing to the bank is sum of (1) Rs.16,92,021/- (Rupees Sixteen Lakh Two Thousand Three Hundred Twenty-One Only) in Home Loan A/c No.38483095526 & (2) Rs.20,686/- (Rupees Twenty Thousand Six Hundred Eighty Six Only) in SBI Suraksha Loan A/c No.38483159571 Total of above loan is Rs.16,23,007/- (Rupees Sixteen Lakh Twenty-Three Thousand Seven Only) as on 26/03/2024, plus an applied interest w.e.f 27/03/2024 and unrealized interest with further interest and incidental expenses, costs etc within 60 days from the date of this notice failing which the undersigned may be constrained to initiate action under the said act to enforce the aforesaid securities.

Date : 26/03/2024
 Place : Surat
 Sd/- Authorized Officer & Chief Manager,
 State Bank of India, RACPC SURAT.

Union Bank of India
 Regional Office Junagadh

CORRIGENDUM

Please refer to our "PREMISES REQUIRED ON LEASE" Advt. in the Business Standard published on Dated 19.03.2024. In this connection, the said tender has been added following Vicinity Area : "The Leased Premises is required within a Radius of 3 KM from Junagadh Main Branch (Azad Chowk) Area." All other contents remain unchanged.

Date : 27.10.2023, Authorized Officer,
 Place : Junagadh, Union Bank of India

PUBLIC NOTICE

(Without Prejudice)

Notice is hereby given that the Original Agreement dated 08.03.2010 executed between Amritbhai Hasamkubhai Patel and Kanani Textiles Private Limited in respect non agriculture (Open Plot) Survey No. 151, 152, 155 Block No. 118 Village: Dhamdod, Taluka : Mangrol, District : Surat, Gujarat, Pin No. 394125 has been misplaced by our client and has been found till this date. The said plot is free from all encumbrances, charge, disputes, claims of whatsoever nature. All persons having original of above and/or any claim/s or right in respect of the above Premises or any part thereof by way of inheritance, share, sale, mortgage, lease, lien, license, gift, possession, exchange, charge, respondents, maintenance, easement, Court Order/s or encumbrance howsoever or otherwise are hereby called upon to intimate to the undersigned in writing of such claim with original certified copies of all supporting documents within 14 days from the date of publication of this notice, failing which the claims, if any of such persons shall be treated as willfully abandoned, waived & not binding on our client.

Date: 27.03.2024
 Sd/-
 MR. RAVINDRA KUMAR YADAV
 Advocate, High Court,
 C/o. Girish P. Jain & Co.
 101-102, Peace Haven,
 N. M. Kale Marg,
 Off. Gohabale Road (South)
 Dadar (W), Mumbai - 400 028

Bank of Baroda
 Bank of Baroda, Bhavnagar Regional Office,
 Dena Bhavan, Lokhand Bazar, Khargate,
 Bhavnagar - 364001. Ph. 0278 - 2423964, 2439779
 e-mail : recovery.bhavnagar@bankofbaroda.com

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY (APPENDIX-IV-A [See proviso to Rule 6 (2) & 8 (6)])

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization 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, Mortgagor (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, possession of which has been taken by the Authorized 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 dues in below mentioned accounts. The details of Borrower(s)/Mortgagor (s)/ Guarantor (s)/ Secured Asset(s)/Dues/Reserve Price/Auction date & Time, EMD and Bid Increase Amount are mentioned below -

Date & Time of E-auction 03.05.2024, 02:00 PM to 06:00 PM • Property Inspection Date & Time : 08.04.2024, 11:00 AM to 01:00 PM

Sr/ Lot No.	Branch Name, Name & address of Borrower/s / Guarantor/s / Mortgagor	Description of the Immovable Property with known Encumbrances, if any	Total Dues as per Notice u/s 13(2) of SARFAESI Act, 2002	Reserve Price EMD, Bid Increase Amount (in Rs.)	Possession (Symbolic/Physical)	Name & Contact No of person to be contacted
1	Bhavnagar Main Branch, 1. M/S Somnath Profile (Proprietorship Firm), Mrs. Mansi Chintan Vaghela (Proprietor) 2. Mrs. Mansi Chintan Vaghela (Proprietor) 3. Chintan Dilipkumar Vaghela (Guarantor) 4. Dilipkumar Mansukhbhai Vaghela (Guarantor) All at Plot No. 1607/B, Yogi Krupa, Ramnagar, Ghogha Road, Near Mokhdaji Circle, Bhavnagar - 364001	All that Piece & Parcel of Immovable Residential Open Plot situated at Plot No. 1607/A-B-1, Admeasuring 165.821 square meters, Beside Satvik Motor Garage, Mokhdaji Circle to Sardarnagar Road, Nr. Mokhdaji Circle, Sardarnagar in the name of Mr. Dilipkumar Mansukhbhai Vaghela (Guarantor) as per mortgage deed No. 5811 dated 18.11.2021 registered with SRO Bhavnagar - 2 Chitra (RUVA).	Rs. 58,27,713.11 + Uncharged Interest + Legal Charges - Recovery	Reserve Price : 50,50,000 EMD : 5,05,000 Bid Increase Amount : 20,000	Physical	Saket Muraliya 96876 96076 Chirag Dabhi 75671 06032

Bidder registration, submission & verification of KYC documents and transfer of EMD in wallet must be completed well in advance at least two days before auction date. In case Auction purchaser submits the KYC documents within two days preceding the Auction date, Authorized officer / Bank / e-Auction service provider is having liberty to accept and complete the KYC verification & EMD amount. However in such event the Authorized officer / Bank / e-Auction service provider will not be held liable for any delay / failure for verification of KYC documents and failure to transfer EMD in wallet.

For detailed terms and conditions of sale, please refer to the link provided in <https://www.bankofbaroda.in/e-auction.htm>, <https://ibapi.in> and www.mstoocommerce.com.

Date : 27.03.2024, Authorized Officer,
 Place : Bhavnagar, Bank of Baroda

E-AUCTION SALE NOTICE

Sale of secured immovable assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as the act)

OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED
 CIN: U6710072014PTC020363 Corporate Office: Kohnoor Square, 47th Floor, N.C. Kellar Marg, B.G. Gadani Chowk, Dadar (West), Mumbai - 400028. Email: rajesh.jumani@omkaraarc.com / zuber.khan@omkaraarc.com
 Authorized Officer M no.: +918057969233/+918057969231

[Appendix - IV-A]
 [See proviso to rule 8 (6) r/w 9(1)]

PUBLIC NOTICE FOR E-AUCTION SALE OF IMMOVABLE PROPERTY

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("SARFAESI Act") read with proviso to Rule 8 (6) r/w 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) and Guarantor(s) that the below described immovable property mortgaged/ charged to the Secured Creditor, possession of which has been taken by the Authorized Officer of OMKARA ASSETS RECONSTRUCTION PVT. LTD. Further, OMKARA ASSETS RECONSTRUCTION PVT. LTD. (OARPL) (acting in its capacity as Trustee of OMKARA PS 06/2021-22 Trust) has acquired entire outstanding debts of the below accounts vide Assignment Agreement dated 25.06.2021 from Indusind Bank Ltd (Assignor Bank) along with underlying security from assignor bank. Accordingly, OARPL has stepped into the shoes of assignor bank and empowered to recover the dues and enforce the security. The Authorized Officer of OARPL look handover of the physical possession of the below mentioned secured property from the Borrower/Mortgagor/Co-Borrower. The Authorized Officer of OARPL hereby intends to sell the below mentioned secured properties for recovery of dues and hence the tenders/bids are invited in sealed cover for the purchase of the secured properties. The properties shall be sold in exercise of rights and powers under the provisions of sections 13 (2) and (4) of SARFAESI Act, on "As is where is", "As is what is", and "Whatever there is" and "Without recourse Basis" for recovery of amount shown below in respective column due to OARPL as Secured Creditor from respective Borrower and Co-Borrower(s) shown below. Details of the Borrower(s)/Guarantors/Mortgagors, Securities, Owner, Outstanding Dues, Date of Demand Notice sent under Section 13(2), Possession Date, Reserve Price, Bid Increase Amount, Earnest Money Deposit (EMD), Date & Time of Inspection is given as under:

Sr. No.	Name of Borrower(s)/ Guarantors/ Mortgagors	Details of the Secured Asset	Owner of the property	Outstanding Dues as on 15.12.2023 (IN INR)	Demand Notice Date	Possession Date	Bid Increment Amount (IN INR)	Bid Increment Amount (IN INR)	EMD (IN INR)	Date & Time of Inspection
1	Khamki Fashion (Borrower), Mr. Mesariya Makedkumar (Co-Borrower/Mortgagor), Mr. Hasamkubhai Manabhai Parmar (Co-Borrower), Mrs. Lilaben H Parmar (Co-Borrower) (LAN : GAS00667N)	Shop No. 109, Block No. A, admeasuring 493 Sq. Ft. Super Built up area in the scheme known as Valikeshwar Flora, constructed by Pruthvi Builder, situated on Revenue Survey No. 946/4, Plot B of Moeje Naroda, Ahmedabad On or towards East: Block A Shop No. 108 On or towards West: 9 Mtrs wide road On or towards North: Block B Flat No.105 On or towards South: 30 Mtrs wide Road	Mr. Mesariya Makedkumar	Rs. 30,65,936.01 (Rupees Thirty Lakhs Sixty Five Thousand Nine Hundred Thirty Six and Paise One Only)	14.10.2021	30.04.2023 (Physical)	Rs. 24,30,000 (Rupees Twenty Four Lakhs Thirty Thousand Only)	Rs. 50,000 (Rupees Fifty Thousand Only)	Rs. 2,43,000 (Rupees Two Lakhs Forty Three Thousand Only)	On 06.04.2024 From 01.00 P.M. to 3:00 P.M. (As per the prior appointment)

Account No.: 344905001084, Name of the Beneficiary: OMKARA PS 06/2021-22 Trust, Bank Name: ICICI Bank, Branch: Bandra (E) Mumbai, IFSC Code: ICIC0003449

Date of E-Auction & Time:- 18.04.2024 12:00 PM to 02:00 PM Last date and time for submission of bid letter of participation/KYC Document/Proof of EMD:- 16.04.2024 till 05:30 PM

TERMS & CONDITION OF THE AUCTION: For detailed terms and conditions of the sale please refer to the link provided in Secured Creditor's (OARPL) website i.e. <http://www.omkaraarc.com/auction.php> or website of service provider i.e. <http://www.bankesauction.com>.

STATUTORY NOTICE FOR SALE UNDER Rule 8(6) r/w 9(1) OF SECURITY INTEREST (ENFORCEMENT) RULES, 2002

This notice is also a mandatory notice of not less than 15 (Fifteen) days to the Borrower(s) of the above loan account under Rule 8(6) r/w 9(1), of Security Interest (Enforcement) Rule, 2002 and provisions of Securitization & Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002.

Date: 27.03.2024
 Place: Ahmedabad
 Sd/- Authorized Officer, Omkara Assets Reconstruction Pvt Ltd.
 (Acting in its capacity as a Trustee of OMKARA PS 06/2021-22 Trust)

Aditya Birla Housing Finance Limited
 Registered Office: Indian Rayon Compound, Veraval, Gujarat - 362266 Branch Office: 3rd Floor, Office No. 203 to 211, Milestone Flats, near TGB Circle, L.P. Savani Road, Adajan, Surat - 395009

APPENDIX IV[See Rule 8 (1) of the Security Interest (Enforcement) Rules, 2002]
Possession Notice for Immovable Property

Whereas, the undersigned being the authorized officer of Aditya Birla Housing Finance Limited under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of powers conferred under Section 13(12) 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 receipt of the said notice.

The borrowers having failed to repay the amount, notice is hereby given to the borrowers and the public in general that the undersigned has taken Possession of the property described herein below in exercise of the powers conferred on him/her under Section 13(4) of the said act read with rule 8 of the Security Interest (Enforcement) Rules, 2002.

The borrowers in particular and 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 Aditya Birla Housing Finance Limited for an amount of mentioned below and interest thereon. Borrowers attention is invited to the provisions of sub-section 8 of Section 13 of the act, in respect of time available, to redeem the secured assets.

1. Name of Borrower: Nareshbhai Harishbhai Kriplani, Look Interior Gallery, Dipa N. Kriplani
 Outstanding: Rs. 47,39,066/- (Rupees Forty Seven Lakh Thirty Nine Thousand Sixty Six Only)
 Demand notice Dated: 14-09-2023 Date of Possession: 25-03-2024

Description of the Immovable Property

All That Piece And Parcel Of Immovable Property Being Plot No. 7, Admeasuring Area Of 268.11 Sq. Mtrs., Along With The Construction Of Ground Floor & First Floor Admeasuring Built Up Area About 93.22 Sq. Mtr., M-22 Greens Forming Part Of Land Bearing Old Revenue Survey No. 41 Paikae And Old Block No. 42, New Block No. 416, Nr. Parujanam, Maroli-Ulthar Road, Mouje Karamkhat Of Jalalpur Taluka In The Registration District And Sub District Of Navsari, Gujarat - 396421, And Bounded As: North: Adj. New Block No. 20 South: Adj. Plot No. 6 East: Adj. New Block No. 22 West: Adj. Society Road.

2. Name of Borrower: Ramkesh Lalji Vishwakarma, Sangeta Ramkesh Vishwakarma, Santoshkumar Pal
 Outstanding: Rs. 10,78,678.72/- (Rupees Ten Lakh Seventy Eight Thousand Six Hundred Seventy Eight and Seventy Two Paise Only)
 Demand notice Dated: 13-10-2023 Date of Possession: 26-03-2024

Description Of The Immovable Property

All That Piece And Parcel Of Plot No-136, Admeasuring 40.44 Sq. Mtr. I.E. 435 Sq. Ft., Aaradhna Sky Park, Vibhag-1, Nr Rudrax Residency, Rs No-338/1, Block No-349, Moje Kareli, Tal. Palsana, Dist. Surat, Gujarat-394315, And Bounded As- East: Adj. Soc. Boundary West: Adj. Soc. Int. Road North: Adj. Plot No. 135 South: Adj. Plot No. 137.

3. Name of Borrower: Dinanath Tirthraj Tiwari, Sushma Dinanath Tiwari
 Outstanding: Rs. 10,37,343.71/- (Rupees Ten Lakh Thirty Seven Thousand Three Hundred Forty Three and Seventy One Paise Only)
 Demand notice Dated: 18-01-2024 Date of Possession: 26-03-2024

Description Of The Immovable Property

All That Piece And Parcel Of Plot No. 270, Admeasuring 40.13 Sq. Mtrs., I.E. 432 Sq. Ft., Aaradhna Platinum, Vibhag-1, Opp. Tulsipaper Mill, Block No. 74 & 75, New Block No. 74, Near Gangadhara Railway Station, Moje: Kareli, Tal. Palsana, Dist. Surat., Gujarat-394315, And Bounded As- East: Adj. Plot No. 268 West: Adj. Soc. Int. Road North: Adj. Plot No. 271 South: Adj. Plot No. 269.

4. Name of Borrower: Ghanshyambhai G Ramani, Ranjanben G Ramani, Krunal G Ramani
 Outstanding: Rs. 28,54,891.16/- (Rupees Twenty Eight Lakh Fifty Four Thousand Eight Hundred Ninety One and Sixteen Paise Only)
 Demand notice Dated: 17-01-2024 Date of Possession: 26-03-2024

Description Of The Immovable Property

All That Piece And Parcel Of Shop No. G-54, Admeasuring 230.26 Sq. Ft. Carpet Area, Ground Floor, Raj Imperia, R.S. No 12/D/A, Block No. 32, D.T.P.S.No. 21 (Sarthana-Simada), O.P.No.1, F.P.No.1, Sub Plot No. 1/B, Moje: Simada, Surat, Gujarat-395006, And Bounded By: East: Adj. Open Passage West: Adj. O.T.S/Shop No. G-46 North: Adj. Shop No. G-53 South: Adj. Shop No.G-55.

5. Name of Borrower: Harmit Pravinbhai Kikani, Bhavika B Mangukya
 Outstanding: Rs. 13,69,697.06/- (Rupees Thirteen Lakh Sixty Nine Thousand Six Hundred Ninety Seven and Six Paise Only)
 Demand notice Dated: 11-01-2024 Date of Possession: 26-03-2024

Description Of The Immovable Property

All That Piece And Parcel Of Shop No. 208 Admeasuring About 212.73 Sq. Feet I.E. Admeasuring About 19.77 Sq. Metres (Carpet Area) On 2nd Floor Along With Undivided Proportionate Share On The Land In The Scheme Known As Maple 9, Forming Part Of Land Bearing Revenue Survey No. 19/2, Block No. 29/B Of Mauje: Palampore Of Adajan (Surat City) Taluka In Registration District And Sub-District Of Surat, Gujarat - 395009, And Bounded As- North: Adjoin Open Passage South: Adjoin Open Plot East: Adjoin Mathura Nagari Society West: Adjoin Shop No. 209.

Date: 27.03.2024
 Authorized Officer
 Aditya Birla Housing Finance Limited

IDFC First Bank Limited
 (Formerly known as IDFC Bank Ltd.) CIN : L65110TN2014PLC09792
 Registered Office : KRM Towers, 7th Floor, Harrington Road, Chetpet, Chennai- 600031, Tel : +91 44 4564 4000 | Fax : +91 44 4564 4022

APPENDIX-IV-A [See proviso to rule 8 (6)] SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization 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), Co-Borrower (s) and Guarantor (s) as per column (i) that the below described immovable properties as per column (ii) mortgaged/charged to the Secured Creditor, the Physical possession of which has been taken by the Authorized Officer of Formerly known as IDFC Bank Ltd, will be sold on "As is where is", "As is what is", and "Whatever there is" on 30.04.2024 as described hereunder, for the recovery of amount due to IDFC FIRST BANK LIMITED (Formerly known as IDFC Bank Ltd) from Borrower (s) and Co-Borrower (s) as per column (i).

For detailed terms and conditions of the sale, please refer to the link provided on IDFC FIRST Bank website i.e. www.idfcfirstbank.com.

S. NO	(i) Demand Notice Amount	(ii) Name of Borrower (s), Co-Borrower (s) and Guarantor (s)	(iii) MORTGAGED PROPERTY ADDRESS	(iv) Reserve Price Amount	(v) EMD Amount	(vi) Date and Time of Auction	(vii) Date and Time of EMD Auction	(viii) Date and Time of Inspection	(ix) Authorized Officer Name & Contact Number
1	INR 47,94,423.56/- Demand Notice dated: 01-June-2021	Vini Textiles, Vipul Hasamkubhai Patel & Nilam Vipul Patel	All The Piece And Parcel Of The Property Consisting Of Immovable Property Premises Of Shop No. G/15, Admeasuring 227.00 Sq. Fts I.E. 21.10 Sq. Mtrs. Carpet Area & Admeasuring 272.40 Sq. Fts I.E., 25.31 Sq. Mtrs., Built Up Area, Along With Proportionate Undivided Share In Ground Land Admeasuring 10.94 Sq. Mtrs. Shop No. G/16 Admeasuring 178.00 Sq. Fts I.E. 16.34 Sq. Mtrs. Carpet Area & Admeasuring 214.80 Sq. Fts I.E. 19.96 Sq. Mtrs. Built Up Area Along With Proportionate Undivided Share In Ground Land Admeasuring 8.59 Sq. Mtrs. Shop No. G/16A, Admeasuring 234.00 Sq. Fts I.E. 21.75 Sq. Mtrs. Carpet Area & Admeasuring 80.80 Sq. Fts I.E. 26.10 Sq. Mtrs., Built Up Area, Along With Proportionate Undivided Share In Ground Land Admeasuring 11.25 Sq. Mtrs., "Ground Floor", "Nova Complex" Developed Upon Land Situated in State : Gujarat, District: Surat, Sub-District & Taluka: Choryasi, Moje: Pandesara Bearing Revenue Survey No.09 Paikae, T.P. Scheme No.57 (Pandesara), Final Plot No.11/B Paikae Northern Side Land Situated Plot Nos. 3,4,8,11&12 Having Respective City Survey Nos. 4249/2, 4250/2, 4252/2, 4251, 4257/2 & 4258, After Amalgamation New City Survey No. 4249/2 Admeasuring 5609.12 Sq. Mtrs. Paikae And Bounded As: East: Adj. Shop No. G-14 West: Adj. Shop No. G-28, North: Adj. Passage South: Adj. Staircase	INR 49,15,200/-	INR 4,91,520/-	30th April 2024 11:00 AM to 1:00 PM	29th April 2024 10:00 AM to 5:00 PM	23rd April 2024 1:00 PM to 4:00 PM	Name- Mr. Hiranshu Singh Contact Number- 9621177755 Name- Mr. Chhimay Acharya Contact Number- 9574448844
2	INR 22,80,733.20/- Demand Notice dated: 24-May-2023	Lababhai Bhuthabhai Gudala & Kiranben Lababhai Gudala	All That Piece And Parcel Of Plot No. 82, Admeasuring 97.39 Sq. Yard I.E. 81.42 Sq. Mtrs. (As Per K.J.P. Block No. 376/82 Admeasuring 61.68 Sq. Mtrs.), Along With 48.85 Sq. Mtrs. Undivided Share In The Land Of Road & C.O.P. In "Gokuldham Row House" Situated At Revenue Survey No. 385/2, Block No. 376 Of Moje Karmaj, Taluka, Kamrej, District: Surat, Gujarat-394180, And Bounded As- East: Adj. Plot No. 375, West: Plot No. 81, North: Soc. Internal Road & South: Plot No. 67	INR 23,66,800/-	INR 2,36,680/-	30th April 2024 11:00 AM to 1:00 PM	29th April 2024 10:00 AM to 5:00 PM	23rd April 2024 1:00 PM to 4:00 PM	Name- Mr. Satyendra Maurya Contact Number- 8366001848 Name- Mr. Chhimay Acharya Contact Number- 9574448844

Disclaimer: Please note that the said notice is issued for sale of immovable property only and IDFC FIRST Bank Limited has no right to sale of the movable assets, if any, present at the immovable property.

Date: 27.03.2024
 Sd/-
 Authorized Officer
 IDFC FIRST Bank Limited
 (Formerly known as IDFC Bank Ltd)