BAJAJ FINANCE LIMITED

B BAJAJ stered Office: Bajaj Auto Limited Complex, Mumbai - Pune Road, Akurdi, Pune – 411035 Branch Office: BAJAJ FINANCE LTD. No 104, 2nd Floor, Excellence, Race Course Rd. next to Taj Vivanta, Coimbatore, Tamil Nadu 641018 Authorized Officer's Details: Name: Mr. Kesavar K, Email ID: kesavan.k@bajajfinserv.in Mob No. 8668030659

APPENDIX- IV-A [See proviso to rule 8 (6) E-AUCTION SALE NOTICE UNDER SARFAESI ACT 2002 Sale of Immovable Assets Under the Securitization and Reconstruct

Financial Assets and Enforcement of Security Interest Act. 2002 ("ACT") Notice is hereby given to the public in general and to the Borrowers/Co-borrowers/Mortgagor(s) i respect of below mentioned secured asset which is mortgaged with Bajaj Finance Limiter ("BFL"), and possession of which had been taken by undersigned Authorised Officer of BFL unde he provisions of the ACT will be sold by Auction for recovery of the amount mentioned hereund and further applicable interest, charges, and costs etc.

The secured asset described below is being sold on "AS IS WHERE IS, AS IS WHAT IS AND WHATEVER THERE IS" under Rule No. 8 & 9 of the Security Interest (Enforcement) Rules ("th Rules") for recovery of the dues detailed as under:

Particulars of E-auction					
Name & Address of Borrower	Z Mirza Ahamed(Borrower) Add: - At 4a, J K Garden, Bye Pass Road, Ukkadam, Coimbatore, Tamilnadu-641001				
Loan Account Number	421SHL21672493				
Statutory Demand Notice u/s. 13(2) Date & Amount	Notice dated 22-Feb-22 Demand amount Rs. 34,17,404/-				
Outstanding Amount as on 24.04.2025	Rs.46,86,891/- (Rupees Forty-Six Lakh Eighty-Six Thousand Eigh Hundred and Ninety-One Only) as on 24/04/25				
Description of Immovable Property	All that piece and parcel of the Non-agricultural Property Discriber As: - S F No.425/1, Flat No.3e, Third Floor, Sai Hridaya Apartment Podanur Road, Kurichi Village, Coimbatore, Tamilnadu-641023 (410 SqYds).				
Reserve Price in INR	Rs. 32,50,000/-				
EMD	Rs. 3,25,000/-				
E-auction date and time	21/05/25 3:00 pm to 5:00 pm				
E- auction Portal	https://bankauctions.in				
Last date of submission of EMD	20/05/25				
Bid Increment Amount in Rs.	Rs.25,000/-				
Encumbrance Known to Secured Creditor	Not Known				
Date of Inspection of Property	From 01/05/25 to 20/05/25 on working day between 9.30 AM to 5 PM with Prior appointment				
Public in General and Borrowers	s in particular please take notice that if in case auction on date				

scheduled herein fails for any reason whatsoever then secured creditor may enforce securi interest by way of sale through private treaty, at the discretion on of the secured creditor. Fo detailed terms and conditions of the sale, please refer to the link https://bankauctions.in and https://www.baiaifinserv.in/sarfaesi-auction-notices Date: 29/04/2025

Place: COIMBATORE Bajaj Finance Limite

POSSESSION NOTICE

hereas, the authorized officer of Jana Small Finance Bank Limited under the Securitization And Reconstruction of Financial Assets And Enforcement Of Security nterest Act, 2002 and in exercise of powers conferred under section 13 (2) read wit rule 3 of the Security Interest (Enforcement) Rules 2002 issued demand notices to the porrower(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 date of receipt of the said notices. along with future interest as applicable incidental expenses, costs, charges etc

Sr. No.		Borrower/ Co-Borrower/ Guarantor/ Mortgagor	13(2) Notice Date/ Outstanding Due (in Rs.) as on	
1	30509630000391 & 30509630000431	1) Muthukumar S, S/o. Shanmugavel, 2) Mrs. Jayarani Muthukumar, W/o. Muthukumar	18/02/2025 Rs.29,73,298.2 as on 17.02.2025	25-04-2025 05:00 PM Symbolic Possession

In Coimbatore South Registration District, in Negamam Sub Register Office, Pollachi Taluk, Kullichettiapalayam Village, in the name and style of "Anantham ayout" in S.F.No.63/1B Now S.F.No.63/1B4 as Patta No.255, Plot No.10. Bounded as follows: Boundaries: East of: Palanathal Vagavara land. South of S.F.No.63/1A, North of: 11 feet width East West layout road, West of: Plot No.9 Measurements: Northern side East to West: 30 feet. Southern side East West: 30 eet, Eastern side South North: 45 feet, Western side South North: 45 feet. Tota Extent 1350 Sa.ft or 125.41 Sa.mtr.

Whereas the Borrower's/ Co-Borrower's/ Guarantor's/ Mortgagors, mentioned herein above have failed to repay the amounts due, notice is hereby given to the Borrower's mentioned herein above in particular and to the Public in general that the authorised officer of Jana Small Finance Bank Limited has taken possession of the properties secured assets described herein above in exercise of powers conferred on him unde Section 13(4) of the said act read with Rule 8 of the said rules on the dates mentioned above. The Borrower's/ Co-Borrower's/ Guarantor's/ 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: Coimbatore Sd/- Authorised Officer. For Jana Small Finance Bank Limited Date: 29.04.2025 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: No.117, Sasthri Road, Ram

	TATA CAPITAL LIMITED
	Tower A. 11th Floor, Peninsula Business Park, Ganpatrao
	Kadam Marg, Lower Parel, Mumbai, Maharashtra-400013.
	Branch Address: 1st Floor, Puthuran Plaza, KPCC Junction, M G
$T\Lambda T\Lambda$	Road Cochin Kerala-682011

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY (Under Rule 8(6) R/W Rule 9(1) of the Security Interest (Enforcement) Rules 2002) 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) r/w Rule 9(1) of the Security Interest (Enforcement) Rules, 2002. LOAN ACCOUNT NO. TCFLA0470000011024091: Mr. MUDILUMPALLYIL MEEDEEN HASSAN

LOAN ACCOUNT NO. TCFLA0470000011024091: Mr. MUDILUMPALLYIL MEEDEEN HASSAN
This is to inform that Tata Capital Ltd. (TCL) is a non-banking finance company and incorporated under the provisions of the Companies Act, 1956 and having its registered office at Peninsula Business Park, Tower A, 11th Floor, Ganpatrao Kadam Marg, Lower Parel, Mumbai- 400013 and a branch office amongst other places at Kerala ("Franch"). That vide Orders dated 24.11.2023, the National Company Law Tribunal (NCLT) Mumbai has duly sanctioned the Scheme of Arrangement between Tata Capital Financial Services Limited ("TCFSL") as transferors and Tata Capital Limited ("TCFSL") as transferors and Tata Capital Limited ("TCGC) as transferors and Tata Capital Limited ("TCGC) as transferors and Tata Capital Limited ("TCGC) as transferor under the provisions of Sections 230 to 232 read with Section 66 and other applicable provisions of the Companies Act, 2013 ("said Scheme"). In terms thereof, TCFSL and TCCL (Transferor Companies) along with its undertaking have merged with TCL, as a going concern, together with all the properties, assets, rights, benefits, interest, duties, obligations, liabilities, contracts, agreements, securities etc. w.e.f. 01.01.2024. In pursuance of the said Order and the Scheme, all the facility documents executed by TCFSL and all outstanding in respect thereof stood transferred to Applicant Company and thus the TCL is entitled to claim the same from the Borrowers/Co-Borrowers] in terms thereof.

Notice is hereby given to the public in general and in particular to the below Borrower/

transferred to Applicant Company and thus the TCL is entitled to claim the same from the [Borrowers/Co-Borrowers] in terms thereof.

Notice is hereby given to the public in general and in particular to the below Borrower/Co-Borrower that the below described immovable property mortgaged to Tata Capital Limited (Secured Creditor) mortgaged to Tata Capital Limited (Secured Creditor) pursuant to notice under Section 13(2) of the Securitysation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) (No. 54 of 2002). The following immovable properties will be sold on 27th Day of May, 2025 on "As is where is basis" & "As is what is and whatever there is & without recourse basis".

Whereas the sale of secured asset is to be made to recover the secured debt and whereas there was a due of a sum of Rs. 3,59,45,341/- (Rupees Three Crore Fifty Nine Lakh(s) Forty Five Thousand Three Hundred Forty One Only) vide Loan Account TCFLA0470000011024091 as on 26-Apr-2025 from Borrower & Co-Borrowers/Guarantors Le. (1) Mr. Mudilumpallyil Meedeen Hassan, Mudilumpallyil House, Kanjiramattom, Amballur, Marithazham, Kanjiramattom Post, Ernakulam-682315; (2) M/s. Mahima Jewellery, represented by Managing Partner Mr. Mudilumpallyil Meedeen Hassan, Mullumpallyil House, Kanjiramattom, Amballur, Marithazham, Kanjiramattom Post, Ernakulam-682315; (3) Mrs. Sabeen A, W/o. Mudilumpallyil Meedeen Hassan, Mudilumpallyil House, Kanjiramattom, Amballur, Marithazham, Kanjiramattom Post, Ernakulam-682315.

Notice is hereby given that, in the absence of any postponement/ discontinuance of the sale, the said property shall be sold by E- Auction at 2.00 P.M. on the said on 27th Day of May, 2025 by TCL, having its branch office at 1st Floor, Puthuran Plaza, KPCC Junction, M G Road, Cochin, Kerala-682011.

The sealed E- Auction for the purchase of the property along with EMD Demand Draft

The sealed E- Auction for the purchase of the property along with EMD Demand Draft shall be received by the Authorized Officer of the TATA CAPITAL LIMITED till 5.00 RM. or the said 25th Day of May 2025

the said 26th Day of May, 2025.				
Description of Secured Assets	Type of Possession Constructive /Physical	Reserve Price (Rs.)	Earnest Money EMD (Rs)	
All that is part and parcel of immovable property admeasuring total 8.36 Ares (20.66 Cents) of land made up of 0.40 Ares in Re Survey No. 593/1, Block No 22, (Old Sy No.464/6) and 7.96 Ares of land in Re Survey No. 592/2 (Old Sy No.511/1, 511) in Amballoor Village, together with building bearing Amballoor Gramma Panchayath Door No. 15/580. The Property is situated in Ernakulam District, Mulanthuruthy Sub District, Kanayannoor Taluk, Amballoor Village, Kanjiramatlom Desom, Amballoor Panchayath, as per Title Deed by (Sale Deed No.2092/2014), which is bounded by: East – Property of Ajmal; South – Property of Pathumma; West – Panchayath Road; North – PWD Road.	Physical	Rs. 1,73,76,000/- (Rupees One Crore Seventy Three Lakh(s) Seventy Six Thousand Only)	Rs. 17,37,600/- (Rupees Seventeen Lakh(s) Thirty Seven Thousand Six Hundred Only)	

The description of the property that will be put up for sale is in the Schedule. Movable articles/House hold inventory if any lying inside and within secured asset as described above shall not be available for sale along with secured asset until and unless specifically described in auction sale notice. The sale will also be stopped if, amount specifically described in auction sale notice. The sale will also be stopped if, amount due as aforesaid, interest and costs (including the cost of the sale) are tendered to the 'Authorized Officer' or proof is given to his satisfaction that the amount of such secured debt, interest and costs has been paid. At the sale, the public generally is invited to submit their tender personally. No officer or other person, having any duty to perform in connection with this sale shall, however, directly or indirectly bid for, acquire or attempt to acquire any interest in the property sold. The sale shall be subject to the rules/conditions prescribed under the SARFAESI Act, 2002. The E-auction will take place and the sale shall be subject to the rules/conditions prescribed under the SARFAESI Act, 2002. The E-auction will take place as the sale shall be subject to the rules/conditions prescribed under the SARFAESI Act, 2002. The E-auction will take place as the sale shall be subject to the rules/conditions prescribed under the SARFAESI Act, 2002. The E-auction will take place as the sale shall be subject to the rules/conditions prescribed under the SARFAESI Act, 2002. The E-auction will take place as the sale shall be subject to the rules/conditions prescribed under the SARFAESI Act, 2002. The E-auction will take place as the sale shall be subject to the rules/conditions prescribed under the SARFAESI Act, 2002. The E-auction will take place as the sale shall be subject to the rules/conditions prescribed under the SARFAESI Act, 2002. The E-auction will take place as the sale shall be subject to the rules/conditions prescribed under the SARFAESI Act, 2002. The E-auction will take place as the sale shall be subject to the rules/conditions prescribed under the sale shall be subject to the rules/conditions prescribed under the sale shall be subject to the rules/conditions prescribed under the sale shall be subject to the rules/conditions prescribed under the sale shall be subject to the rules/conditions prescribed under the sale Intersection of the presented under the SAFAESI AC, 2002. The F-auction will make place through portal https://augeo.samil.in.on 27th Day of May, 2025 between 2.00 PM to 3.00 PM with unlimited extension of 10 minutes each. All the Bids submitted for the purchase of the property shall be accompanied by Earnest Money as mentioned above by way of a Demand Draft favoring the "TATA CAPITAL LIMITED" payable at Cochin. Inspection of the property may be done on 16th Day of May, 2025 between 11.00 AM to 5.00 PM.

Note: The intending bidders may contact to Tata Capital Limited at Mobile No. +91-8691005238 / Authorized Officer Mr. Rakesh Dawny Kokkattu., Email id: rakesh.kokkattu@tatacapital.com and Mobile No. +91-6282658079.

For detailed terms and conditions of the Sale, please refer to the link provided in secured creditor's website, i.e. https://www.tatacapital/www.tatacapital.com/content/dam/tatacapital/pdf/e-auction-Mr-MUDILUMPALLYIL-MEEDEEN-HASSAN-TCFLA047000011024091.pdf

Place: Cochin (Kerala) Date: 29-04-2025



Kotak Mahindra Bank Limited

Registered Office: 27 BKC, C 27, G Block Bandra Kurla Complex, Bandra (E), Mumbai -400 051 Branch Office: 1st Floor, Kanakadamodara Building Opp International Hotel, Veekshanam Road, Off M G Road, Cochin - 682035.

DEMAND NOTICE

Jnder Section 13(2) of the Securitisation And Reconstruction of Financial Assets And Enforcement Of Security Interest Act, 2002 read with Rule 3 (1) of the Security Interest Enforcement) Rules, 2002. The undersigned is the Authorised Officer of Kotak Mahindra Bank Ltd.(KMBL) under Securitisation And Reconstruction Of Financial Assets And Enforcement of Security Interest Act, 2002 (the said Act). In exercise of powers conferred under Section 13(12) of the said Act read with Rule 3 of the Security Interest (Enforcement Rules, 2002, the Authorised Officer has issued Demand Notices under section 13(2) of the said Act, calling upon the following Borrower(s) (the "said Borrower(s)"), to repay the amounts mentioned in the respective Demand Notice(s) issued to them that are also given below. In connection with above, Notice is hereby given, once again, to the said Borrower(s)to pay to KMBL, within 60 days from the publication of this Notice, the amounts ndicated herein below, together with further interest as detailed in the said Demand Notice(s), from the date(s) mentioned below till the date of payment and/or realization payable under the loan agreement read with other documents/writings, if any, executed by the said Borrower(s). As security for due repayment of the loan, the following assets have peen mortgaged to KMBL by the said Borrower(s) respectively.

Name of the Borrower(s) / Guarantor (s)	Demand Notice Date and Amount
HF39096114 & HF39140405 CRN (192439408).	NPA Date :
1. Mr. Jipin A R S/o Rajashekharan Nair	10-04-2025
No 28, Anugraha, 1st Main, Vinayaka Layout, Medarahalli,	Demand Notice
Chikkabanavara, Bangalore – 560090 Also at : -	Date: 25-04-2025
Mr. Jipin A R S/o Rajashekharan Nair, Re Sy No 360/18-3-3,	Rs. 40,30,603.18/-
Thandapper No 43138, Block No 3, Vilavoorkkal Village,	(Rupees Forty
Kattakkada Taluk, Thiruvananthapuram – 695571	Lakhs Thirty
Mr. Jipin A R S/o Rajashekharan Nair, Anugraha, Thottathil,	Thousand Six
Pottayil, Thiruvananthapuram – 695571(Borrower)	
2. Mrs. Rajalekshmi R	Hundred Three and
No 28, Anugraha, 1st Main, Vinayaka Layout, Medarahalli,	Eighteen
Chikkabanavara, Bangalore - 560090 Also At:	Paise Only)
Mrs. Rajalekshmi R, Anugraha, Thottathil, Pottayil, Thiriyananthanuram – 695571 (Co Borrower/Guarantor)	as on 23-04-2025

Description of secured asset (immovable property): District : Thiruvanathapura Sub District : Malayinkeezhu Taluk : Kattakkada Village : Vilavoorkkal Old Sy No 166/5,166/4-6,166/4B,166/4B-8 & 132/3A-7 Re. Sy. No. : 360/18-3-3 Thandapper No 43138 Block No : 03 Extent in Ares : 01.52 Ares **Description : -** All that piece and parcel c nmovable properties admeasuring 01.52 Ares of land in RE- Sy No 360/18-3-3 (Old Sy No 166/5,166/4-6,166/4B,166/4B-8 & 132/3A-7) Thandapper No 43138, Block No 3 c /ilayoorkkal Village, Kattakkada Taluk, Thiruyananthanuram District and Rounded on East : Property of Prabha South : Road & Property of Girishkumar West : Property of Santhosh Kumar North: Property of Suresh Kumar

f the said Borrowers shall fail to make payment to KMBL as aforesaid, KMBL shall proceed gainst the above secured assets under Section 13(4) of the Act and the applicable Rules entirely at the risks of the said Borrowers as to the costs and consequences. The said Borrowers are prohibited under the Act from transferring the aforesaid assets, whether by vay of sale, lease or otherwise without the prior written consent of KMBL. Any person who contravenes or abets contravention of the provisions of the said Act or Rules made there nder, shall be liable for imprisonment and/or penalty as provided under the Act.

Sd/- (Authorised Officer) Date : 29 04 2025 For Kotak Mahindra Bank Limited Place : Cochin



OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED

CIN: U67100TZ2014PTC020363 Corporate Office: Kohinoor Square, 47th Floor, N.C.Kelkar Marg, R.G.Gadkari Chowk, Dadar (West), Mumbai - 400028 Email: s.banerjee@omkaraarc.com Tel.: 022-26544000 (Acting as a Trustee of India Resurgence ARC Trust IV)

[Appendix - IV-A] [See proviso to rule 8 (6) read with 9(1)]

PUBLIC NOTICE FOR E-AUCTION FOR SALE OF IMMOVABLE PROPERTY F-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and

Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 "SARFAESI Act") read with proviso to Rule 8 (6) read with 9 (1) of the Security nterest (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, Hero FinCorp Ltd, in exercise of powers conferred under the Sarfaesi Act and Security Interest (Enforcement) Rules, 2002, had issued a Demand Notice dated 19.01.2018 under section 13(2) thereby calling upon borrower(s) mortgagors/ guarantors/corporate guarantors i.e., (1) M/s. A Marine Industrie (Borrower), having its office at Maliankara, Moothukunnam, Ernakulam, Kerala 683516 Also, at No 628, Munambam, 1, Palliport, Ernakulam, Kerala-683515. (2) Mr. Panakka Thoman Francis (Co-borrower/Mortgagor), Panakkal House, Munambam, Palliport PO, Ernakulam, Kerala 683515. (3) Mrs. Bincy Francis, (Co-borrower), Panakkal House, Munambam, Palliport PO, Ernakulam, Kerala 683515. **(4) M/s. A Marine Exports** (Co-borrower) No 628, Munambam, 1, Palliport, Ernakulam, Kerala-683515. Also at Door No 1/625, Munambam, Palliport, Ernakulam Kerala – 683515, for repayment of outstanding amount aggregating to INR 4,59,61,122.34/- (Indian Rupees Four Crore Fifty-Nine Lakh Sixty-One Thousand One Hundred Twenty-Two and Thirty Four Paise Only) as on 19th January 2018 plus accrued interest within 60 days fron the date of the said notice. The borrower(s)/mortgagors'/ guarantors/corporate guarantors having failed to repay the entire dues as per said Demand Notice within 60 days, the Authorized Officer of India Resurgence ARC Private Limited issued a notice under Section 13(4) under the SARFAESI Act and Security Interest (Enforcement) Rules, 2002 and took Possession of the below mentioned secured property as on 22.10.2019 Further, previously Hero Fincorp Limited has assigned the debt of M/s. A Marin Industries to India Resurgence ARC Private Limited (IRAPL) as on 01.12.2021 & India Resurgence ARC Private Limited vide Security Receipt Purchase Agreement dated 16.08.2024 has transferred all rights, title, liabilities and obligations in favour of OARPL Acting as a Trustee of India Resurgence ARC Trust IV, OARPL Acting as a Trustee of India Resurgence ARC Trust IV has now stepped into the shoes of assignor and empowered to recover the dues and enforce the security.

NOW THEREFORE the Authorized Officer of OARPL acting as a Trustee of India esurgence ARC Trust IV hereby intends to sell the below mentioned secure properties for recovery of dues. The properties shall be sold in exercise of rights and nowers 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" fo recovery of amount shown below in respective column due to OARPL as Secured Creditor from respective Borrower and Co-Borrower(s). The description of the immovable properties along with details of reserve price and earnest money deposit (EMD) and known encumbrances is as mentioned below:

Description Of The Property No.1:- All the piece and parcel of property admeasuring a total extent of 7.48 Ares comprised in Sy Nos. 651/15 and 651/14 having 6.53 Ares, 0.89 Sq. Mtrs of Pallippuram Village with building obtained to PT Francis under sale deed No's 1400/2011 and 520/2012 of Kuzhipally SRO Boundaries (as per title deed No. 1400/2011 in respect of 6.53 Ares in Re Sy No 651/15) East: Property of Kamurdeen and Puzha . North: Property of Mazhuvancheripurth. South: Property of Kamurdeen, Sassi and Panchayath Vazhy, West: Property of Mazhuvancheripurth & Sassi, Boundaries (as per title deed No. 520/2012 in respect of 0.89 sq. mtrs in Re Sy No 651/14) East:-Property of PT Francis, North: Property of PT Francis South: Panchayath Vazhy, West: Property of Marta Jacob and others

Reserve Price: INR.36,00,000/-	EMD: INR.3,60,000/-
Description Of The Property No.2:- All the piece and pa	arcel of property admeasuring
a total extent of 11.44 Ares comprised in Re Sy No 15	53/14, having 6.57 Ares, 4.87
Ares in Kuzhipally Village with building obtained to F	T Francis and Bincy Francis
under sale deed No's 2249/1997 and 2453/2000 of Ku	zhipally SRO, Boundaries (as
per title deed No. 2249/1997):-East: Vyppin -Muna	ambam Road, North: Balance
Property, South: Sold Property, West: Property of Saha	sranaman.Boundaries (as per
title deed No. 2453/2000), East: Vyppin - Munambar	m Road, North: Jantha Beach

Road, South: Property of Francis, West: Property of Augustine EMD: INR.18,20,000/-Reserve Price : INR.1,82,00,000/-Date of E- Auction & Time (For Property No.1& 2):- 20.05.2025 from 11am to 12pm Date of Inspection(For Property No.1& 2):-15-05-2025

Minimum Bid Increment Amount:- INR 36,000/- for Property No 1

INR 1,82,000/-for Property No 2

Last date and time for submission of bid letter of participation/KYC Document/ Proof of EMD(For Property No.1& 2):19.05.2025

The auction shall be conducted online through OAPL. The last date of submission of bid (online as well as in hard copy) along with EMD (DD/ Pay Order in original o remittance by way of NEFT/ RTGS) is **19.05.2025 by 5:00PM**. For detailed terms and conditions of the sale, please refer to the link provided in https://omkaraarc.com/auction.php and/or https://www.bankeauctions.com/. The ntended bidders who have deposited the EMD and require assistance in creating Login ID & Password, uploading data, submitting bid, training on e-bidding process etc., may contact e-Auction Service Provider "M/s. C1 India Pvt. Ltd", Tel. Helpline +91-7291981124/25/26, Helpline E-mail ID: support@bankeauctions.com, Mi Bhavik Pandya maharashtra@c1india.com, at 8866682937 and for any property related query contact the Authorised Officer, Mr. Rajesh Jumani (Mc 9884062068)Mail: rajesh.jumani@omkaraarc.com. Intending bidders shall comply and give declaration under the Section 29A of Insolvency and Bankruptcy Code 2016, for detailed information please refer to the Terms and Conditions

STATUTORY NOTICE FOR SALE UNDER Rule 8(6) read with 9(1) OF STATUTORY INTEREST (ENFORCEMENT) RULES ,2002

This notice is also a mandatory Notice of 15 (Fifteen) days to the Borrower Guarantors of the above loan account under Rule 8(6) read with 9 (1) of Security Interest (Enforcement) Rule, 2002 and provisions of Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, informing then about holding of sale through Public Auction on the above referred date and time with the advice to redeem the assets if so desired by them, by paying the outstanding dues as mentioned herein above along with cost & expenses In case of default in payment the property shall at the discretion of the Authorized Officer/Secured Creditor be sold through any of the modes as prescribed under Rule 8 (5) of Security Interes: (Enforcement) Rule, 2002.

Date: 29.04.2025

Authorized Officer For Omkara Assets Reconstruction Pvt Ltd (Acting as a Trustee of India Resurgence ARC Trust IV) Truhome

Encumbranches known Not known

Date: 29-04-2025

TRUHOME FINANCE LIMITED (Formerly Shriram Housing Finance Ltd.)

Head Office: Level -3, Wockhardt Towers, East Wing C-2 Block, Bandra Kurla Complex, Bandra (East), Mumbai 400 051;
Tel: 1800 102 4345; Website: http://www. truhomefinance.in

Reg.Off.: Srinivasa Tower, 1st Floor, Door No.5, Old No.11, 2nd Lane, Cenatoph Road, Alwarpet, Teynampet, Chennai-600018

APPENDIX-IV-A [SEE PROVISION TO RULE 8(6)] SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES F-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 provision 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 properties mortgaged/ charged to Truhome Finance Limited (formerly M/s Shriram Housing Finance Limited), the Physical Possession of which have been taken by the Authorized Officer of Truhome Finance Limited, will be sold on "As is where is", "As is what is" and "Whatever there is" basis in e-auction on 16.05.2025 between 11:00 a.m. to 12:00 p.m. for recovery of the balance due to Truhome Finance Limited from the Borrowers And Guarantors, as mentioned in the table Details of Borrowers and Guarantors, amount due, Short Description of the immovable property, reserve price and earnest money deposit and date of Inspection are also given as

Name of Borrowers/ Co-Borrowers/ Guarantors/Mortgagers	Amount of Recovery and date of Demand Notice	Reserve Price (Rs.) & Bid Increment	Date & Time of Auction	Contact Person Details – (AO and Disposal team)
Mrs. Annapurani W/o Kumaragurubaran No.71/B UKP Street Gandhi Nagar Udumalaipet - 642154	Demand Notice Date: 07-11-2024 Rs. 7464203/- (Rupees Seventy four Lak sixty four thousand two hundred and three	Rs. 2,66,63,551/- (RupeesTwo Crore Sixty six thousand sixty three thousand five hundred and fifty one	16- May- 2025	M. P. Janakiraman 9865091118
Mr. Kumaragurubaran No.71/B UKP Street Gandhi Nagar Udumalaipet - 642154	Only) as on 06-11-2024 under reference of Loan Account No. SBTHUDMP0000074, Rs. 337083/- (Rupees Three lak thirty seven thousand	Only) Bid Increment Rs.20,000/- and in such multiples	Time: 11.00	James Clement 7200281906
Mrs. Vishaka Kaliswaran No.71/B UKP Street Gandhi Nagar Udumalaipet - 642154	eighty three Only) as on 06-11-2024 under reference of Loan Account No. SLPHUDMP0000076 and Rs. 4946337/- (Rupees Forty nine lak forty six thousand three hundred and thrity seven Only) as on	Earnest Money Deposit (EMD) (Rs.) Rs.2666355/- (Rupees Twenty six lak sixty six thousand	A.M. to 12.00 P.M.	Inspection Date:- 15-May-25
Date of Possession & Type 22nd Jan 2025 & Physical Possession	06-11-2024 under reference of Loan Account No. STUHUDMP0000088 with further interest at the contractual rate, within 60 days from the date of require of	three hundred and fifty five Only) Last date for submission of EMD : 15th May, 2025		

Description of Property

Time 10.00 a.m. to 05.00 p.m.

(Formerly Shriram Housing Finance Limited)

within 60 days from the date of receipt of

the said notice

All part and parcel of the property situated Tiruppur District, Udumalaipet Registration District, Udumalaipet Taluk, No.42 Udumalaipet Village S F No.111 current T S No.8, Block 7, ward B Land with building bounded on the following.: Item No.1: West: SF No.116 K. Chinnasamy Land, East: Kumaragurubaran sisters land and Mother Muthulakshmi ammal Land, North: U.K.P. Rajagopal Land, South: U.K.P Street, extend of the property 20 Cents with all easement and pathway rights

For detailed terms and conditions of the sale, please refer the website of Truhome Finance Limited (Formerly Shriram Housing Finance Limited) website. The intending bidders have to submit their EMD amount to be deposited by way of RTGS/NEFT to the account details mentioned herein below: BANK NAME: AXIS

BANK LIMITED BRANCH: BANDRA KURLA COMPLEX. MUMBAI BANK ACCOUNT NO. Current Account No. 911020045677633 IFSC CODE: UTIB0000230. Sd/- Authorised Officer- Truhome Finance Limited



Regd. Office: 9th Floor Antriksh Bhawan, 22, K. G. Marg, New Delhi-110001 Phone: 011-23445200, Email: investor.services@pnbhousing.com, Website: www.pnbhousing.com CIN: L65922DL1988PLC033856

EXTRACT OF CONSOLIDATED FINANCIAL RESULTS FOR THE QUARTER AND YEAR ENDED MARCH 31, 2025

ar Quarter led Ended 2024 31.03.2024 ited) (Audited)
0.08 1,809.95
3.90 559.81
3.90 559.81
3.01 439.25
1.76 436.74
.72 259.72
4.72 14,714.72
3.26 6,453.26
4.44 14,974.44
6.72 55,056.72
-
3.68
37 16.91
20 16.86
A NA
A NA
A NA

* EPS for the quarters are not annualised.

The key data relating to standalone Financial Results of PNR Housing Finance Limited is as under 1.75 to 0.

SI. No.	PARTICULARS	Quarter Ended 31.03.2025 (Audited)	Year Ended 31.03.2025 (Audited)	Year Ended 31.03.2024 (Audited)	Quarter Ended 31-03-2024 (Audited)
1.	Total Income from Operations	2,029.94	7,632.76	7,013.74	1,800.72
2.	Profit before Tax	727.44	2,495.87	1,971.68	566.03
3.	Tax Expense	160.33	546.92	444.26	122.23
4.	Net Profit after Tax	567.11	1,948.95	1,527.42	443.80
5.	Total Comprehensive Income for the period (Comprising Profit/(Loss) for the period after tax and other Comprehensive Income after tax)	525.09	1,879.12	1,510.98	441.12

NOTES:

- The above-mentioned results for the quarter and year ended March 31, 2025 are reviewed and recommended by the Audit Committee of the Board and subsequently approved by the Board of Directors at it's meeting held on April 28, 2025.
- 2 During the quarter and year ended March 31, 2025, the Company has allotted 2,01,157 (Q4 FY 25 69,884) equity shares of ₹ 10 each pursuant to exercise of stock options / restricted stock units by employees.
- 3 The Board of Directors have recommended a dividend of ₹ 5 per equity share (Previous Year ₹ Nil per equity share). This is $subject to the approval of shareholders \, at the \, ensuing \, Annual \, General \, Meeting.$
- 4 The above is an extract of the detailed format of financial results for quarter and year ended March 31, 2025 filed with the Stock Exchanges under Regulation 33 and 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended. The full format of Standalone and Consolidated Financial Results for the quarter and year ended March 31, 2025 are available on BSE (www.bseindia.com), NSE (www.nseindia.com) and the website of the Company (www.pnbhousing.com) which can also be accessed by scanning the QR code provided below.
- 5 For other line items referred in Regulation 52(4) of SEBI (Listing and Other Disclosure Requirements) Regulations, 2015, pertinent disclosures have been made to Stock Exchange(s) and available on BSE (www.bseindia.com), NSE (www.nseindia.com) and the website of the Company (www.pnbhousing.com).

For and on behalf of the Board of Directors



Date: April 28, 2025 Place : New Delhi

Girish Kousgi Managing Director & CEO DIN: 08524205

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