

Chola **CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED**
Enrich a better life Corporate Office: Chola Crest, Super B, C54 & C55, 4, Thiru Vi Ka Industrial Estate, Gundy, Chennai-600 032, T. N.

DEMAND NOTICE

UNDER THE PROVISIONS OF THE SECURITIZATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 ("the Act") AND THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002 ("the Rules") The undersigned being the Authorized Officer of Cholamandalam Investment and Finance Company Ltd. (the Secured Creditor) under the Act and in exercise of the powers conferred under Sec. 13(12) of the Act read with Rule 3 issued Demand Notice(s) under Sec. 13(2) of the Act, calling upon the following borrower(s) to repay the amount mentioned in the respective notice(s) within 60 days from the date of receipt of the said notice. The undersigned reasonably believes that borrower(s) is/are avoiding the service of the Demand Notice(s); therefore the service of notice is being affected by affixation and publication as per Rules. The contents of Demand Notice(s) are extracted herein below :-

Sr. No.	Name & Address of the Borrower/s & Co-Borrowers	Loan Amt.	Dt. of Demand Notice & U/s. Amt.	Description of the Property / Secured Asset
1	Loan A/c. No(s). :HL040K0A00063017 1. Mr/Mrs. Varsha Vinayak Patil 2. Mr/Mrs. Vinayak Patil Both Are R/O. - Varachi Galli,Barave Kolhapur,Near Varachi Galli, Bhudargad, Maharashtra - 416209 Also At : Gat No. 345/5/A/Pai, / Plot No.59 paiki Unit No. B, Maner Mala, Na Uchgaon Karveer Kolhapur 416005 Maharashtra Near Maha E Seva Kendra, Karveer 416005.	Rs. 17,54,119/-	28.05.2025 Rs. 20,25,921/- (Rupees Twenty Lakhs Twenty Five Thousand Nine Hundred Twenty One Only) as on 27.05.2025	All the piece and parcel of land Gat No.345/5/A/ Pai Plot No. 59 area 95.70 Sq.Mtrs out of that family unit B area 47.70 Sq.Mtrs Grampanchayat Mikat No. 6889/5/91 R.O.C construction building Ground floor 354 Sq.Ft and First floor 354 Sq.Ft situated at Uchgaon Tal-Karveer Dist- Kolhapur. Which is bounded as under East- Road West- Plot No. 58, South- Unit No. A, North- Property Of Mr. Yadav.

The borrower(s) are hereby advised to comply with the Demand Notice(s) and to pay the demand amount mentioned therein and hereinabove within 60 days from the date of this publication together with applicable interest, additional interest, demand charges, cost and expenses till the date of realization of payment. The borrower(s) may note that Cholamandalam Investment and Finance Company Ltd. is a secured creditor and the loan facility availed by the Borrower(s) is a secured debt against the immovable property / properties being the secured asset(s) mortgaged by the borrower(s). In the event borrower(s) are failed to discharge their liabilities in full within the stipulated time, The Secured Creditor shall be entitled to exercise all the rights U/s. 13(4) of the Act to take possession of the secured asset(s) including but not limited to transfer the same by way of sale or by invoking any other remedy available under the Act and the Rules thereunder and realize payment. The Secured Creditor is also empowered to ATTACH AND / OR SEAL the secured asset(s) before enforcing the right to sale or to transfer. Subsequent to the Sale of the secured asset(s), the Secured Creditor also has a right to initiate separate legal proceedings to recover the balance dues, in case the value of the mortgaged properties is insufficient to cover the dues payable to the Secured Creditor. This remedy is in addition and independent of all the other remedies available to the Secured Creditor under any other law.

The attention of the borrower(s) is invited to Section 13(8) of the Act, in respect of time available, to redeem the secured assets and further to Section 13(13) of the Act, whereby the borrower(s) are restrained / prohibited from disposing of or dealing with the secured asset(s) or transferring by way of sale, lease or otherwise (other than in the ordinary course of business) any of the secured asset(s), without prior written consent of the Secured Creditor and non-compliance with the above is an offence punishable under Section 29 of the said Act. The copy of the Demand Notice is available to the undersigned and the borrower(s) may, if they so desire, can collect the same from the undersigned on any working day during normal office hours.

Sd/-
Authorized Officer
Place : Kolhapur, Maharashtra
Date : 28.05.2025 For Cholamandalam Investment and Finance Company Limited

IDBI Bank Ltd, RAC F.C. ROAD, PUNE
 2nd Floor, Dynaneshwar Paduka Chowk, Fergusson College Road, Pune, Pin: 411004

Order by Competent Authority

Borrower Name: M/s Maks Technologies a partnership firm
Borrower Address:
M/s Maks Technologies
 Office No-4, Bizzbay, Off NIBM Road, Kondhwa Pune-411048

Shri. Nilesh Pravin Jain (Partner)
 Rajashri Vintage Apartment, Flat No-6 Ekbote Colony, 365/23, Ghorpadi Peth, Pune 411042

Shri. Pradeep Amritlal Jain (Partner)
 678, Sathe Chamber, Shukrawar Peth, Rameshwar Chowk, Pune 411041

In the matter of classification of M/s Maks Technologies 'Borrower', Shri. Nilesh Pravin Jain (Partner) & Shri. Pradeep Amritlal Jain (Partner) ('Borrower') and Galaxy Construction and Contractors Pvt. Ltd through Directors Shri. Amit Ashok Thepade & Shri. Ashok Shivanarayan Thepade 'Builder' (Vendor/Seller of property) as fraud, Notice is hereby given to the persons mentioned below that the order issued by the Bank in terms RBI Master Directions on Fraud Classification and Reporting by Commercial Banks and select Fis dated July 01, 2016 ('Master Direction'), has been returned un-delivered.

Sr.	Name	Address	Designation
1.	M/s Maks Technologies	Office No-4, Bizzbay, Off NIBM Road, Kondhwa, Pune-411048.	Borrower Partnership firm
2.	Shri. Nilesh Pravin Jain (Partner)	Rajashri Vintage Apartment, Flat No-6 Ekbote Colony, 365/23, Ghorpadi Peth, Pune 411042	Borrower Partner
3.	Shri. Pradeep Amritlal Jain (Partner)	678, Sathe Chamber, Shukrawar Peth, Rameshwar, Chowk, Pune 411041	Borrower Partner
1.	Galaxy Construction and Contractors Pvt. Ltd	4,"Vishnu Prasad" Near Kamla Nehru,Park,783B, Erandwane, Pune-411004.	Builder (Vendor/ seller of property)
2.	Shri. Amit Ashok Thepade (Director)	Vyasa Apartments, IncomeTax Lane, Prabhat Road, Pune-411004	Director
3.	Shri. Ashok Shivanarayan Thepade (Director)	4,"Vishnu Prasad" Near Kamala Nehru Park, 783 Erandwane, Pune-411004	Director

The above persons, if they so desires, may like to collect the returned un-delivered Reasoned Order, either in person or by duly authorized person by producing proof of identity, from the undersigned at the address as given above.

Mr. Gyan Prakash Singhal
 Centre Head-Deputy General Manager
 Date : 31st May 2025

Equitas Small Finance Bank Ltd
 (FORMERLY KNOWN AS EQUITAS FINANCE LTD)
 Registered Office : No.769, Spencer Plaza, 4th Floor, Phase-II, Anna Salai, Chennai - 600002.

E-AUCTION SALE NOTICE FOR THE SALE OF IMMOVABLE PROPERTY

Under SARFAESI act, 2002, /w rule 8(6) & 9 of Security Interest (Enforcement) Rules, 2002
 Notice is hereby given to the public in general and in particular to the Borrowers, Co-borrowers, Guarantors And Mortgagee that the below described immovable property mortgaged to the Secured creditor. The physical possession of the properties has been taken by the Authorised Officer of Equitas Small Finance Bank Ltd. Will be sold on "AS IS WHERE IS" "AS IS WHAT IS" and "WHATEVER THERE IS" for recovery of below mentioned amount due to Equitas Small Finance Bank Ltd. from the following borrowers

Sr.	Borrower/s & Guarantor/s Name & Address Total Due + Interest from	SCHEDULE OF THE SECURITY (S)
1	1. Mr. Ashish Dilip Thorat S/o Mr. Dilip Thorat (Applicant /Borrower & Mortgage) 2. Mrs. Rekha Ashish Thorat W/o Mr. Ashish Thorat (Co-Applicant/ Co-Borrower & Mortgage) Both Having address at: Sr. No. 29, C/o. Chavan, Mr. Sadal Baba Darga, Deekan Collage Road, Yerwada, Pune, Maharashtra-411006. Also at: S. R. No.12, Laxminagar, Mr. Datta Mandir, Tiranga Mitra Mandal, Pune City, Pune, Maharashtra-411006. And: Flat No.502/5, Floor, Building No. C-1, "Unicon Nivasa Part 2", At. Perane, Ta. Haveli, Dist. Pune, Maharashtra-412216. Amount Due - Rs.25,84,650/- (Rupees Twenty-Five Lakh Eighty-Four Thousand Six Hundred Fifty Only) due as on 25/05/2025 with further interest from 26/05/2025	RESIDENTIAL PROPERTY OWNED BY ASHISH DILIP THORAT & REKHA ASHISH THORAT All That Pieces And Parcels Of Immovable Property Bearing Flat No.502, 5th Floor, Wing-C1, Carpet Area Admeasuring 40.49 Sq. Mtrs. And Enclosed Balcony Area Admeasuring 3.52 Sq. Mtrs. In The Building Namely "Unicon Nivasa Part II" Constructed On Land Bearing Gat No.734, Admeasuring Area 1 H 26 Aar Out Of Which Admeasuring Area 1 H 11 Aar Out Of Which Area Admeasuring About 0 H, 65.2453 Aar I.E. 6524.53 Sq. Mtrs. Situated At Village. Perne, Ta. Haveli, Dist. Pune Situate Within The Registration District : Pune, Registration Sub District : Haveli, Within The Limits Of Zilla Parishad Pune And Panchayat Samiti Haveli.
	Reserve Price Earnest Money Deposit Rs.21,60,000/- (Rupees Twenty-One Lakh Sixty Thousand Only) Rs.2,16,000/- (Rupees Two Lakh Sixteen Thousand Only).	Date & Time of E-Auction Sale Possession Status 02/07/2025- 01.00 PM to 02.00 PM Physical Possession
2	1. Mr. Ratnadeep Raghunath Rao Yarmwar S/o Mr. Ragunath Rao Yarmwar (Applicant /Borrower & Mortgage) 2. Mrs. Rekha Ratnadeep Yarmwar W/o Mr. Ratnadeep Raghunath Rao Yarmwar (Co- Applicant/ Co-Borrower & Mortgage) Both Having Address At: S.No. 63/12, Flat No.2, Mauli Apartment, Near Viva Sarovar, Jambhulwadi Road, Ambegaon (KH), Pune, Maharashtra - 411046. Also at : Sr. No. 207/1/1, Near Nagraj Mandir, Santosh Nagar, Katraj, Pune, Maharashtra - 411046. Also at: Flat No. 009, Ground floor, Building - B, Gat No. 761, "Gruhangan" Village - Alandi/Mhatobachi, Taluka: Haveli, Pune, Maharashtra - 412201 Amount Due - Rs. 10,85,832/- (Rupees Ten Lakh Eighty Thousand Eight Hundred Thirty Two Only) due as on 25/05/2025 with further interest from 26/05/2025	RESIDENTIAL PROPERTY OWNED BY MR. RATNADEEP RAGHUNATHRAO YARMWAR S/O MR. RAGUNATHRAO YARMWAR & MRS. REKHA RATNADEEP YARMWAR W/O MR. RATNADEEP RAGHUNATHRAO YARMWAR All That Pieces And Parcels Of Residential Property Being Flat No. 009, On The Ground Floor Area Admeasuring 20.12 Sq. Mts. Saleable, In The Building No. B, In The Project Known As " Gruhangan", Constructed On Gat No. 761 Situated At Village - Alandi, Mhatobachi, Tal-Haveli, Dist. : Pune. Four Corners Of Said Property:- North : Adj. G No. 196, South : Adj. G No. 513, East : Adj. G No. 495 & West : Adj. G No. 492
	Reserve Price Earnest Money Deposit Rs.7,70,000/- (Rupees Seven Lakh Seventy Thousand Only) Rs.77,000/- (Rupees Seventy Seven Thousand Only).	Date & Time of E-Auction Sale Possession Status 02/07/2025- 01.00 PM to 02.00 PM Physical Possession
3	1. Mrs. Sangita Bhausaheb Thorat W/o Bhausaheb Thorat (Applicant /Borrower & Mortgage) 2. Mr. Bhausaheb Haribhau Thorat S/o Sh. Haribhau Thorat (Co- Applicant/ Co-Borrower & Mortgage) Both Having Address At : Sopan Gondale Building, Aadarsnagar Pastansita, Near Akshisha Complex, Nr- Royal Bekari, Room No.10, Gondale nagar, Hadapsar, Pune, Maharashtra-411028. Also at :- Sr.No.18, Gondhale nagar, Hadapsar, Pune, Maharashtra-411028. Also at :- Flat No. B-502, 5th Floor, Gruhangan, Village -Alandi,Mhatobachi, Tal : Haveli, Pune, Maharashtra-412201 Sr No. 1 Also at: Lotus Education Society, Fountain English School, Rishikesh Society, Malwadi Road, Hadapsar, Pune, Maharashtra-411028. Sr No. 2 Also at: Gems Automobile Pvt Ltd, Plot No. 59, Indraprast Society, Pune-Solapur Road, Hadapsar, Pune, Maharashtra-411028. Amount Due - Rs.12,81,804/- (Rupees Twelve Lakh Eighty One Thousand Eight Hundred Four Only) due as on 25/05/2025 with further interest from 26/05/2025	RESIDENTIAL PROPERTY OWNED BY MRS. SANGITA BHAUSAHEB THORAT W/O BHAUSAHEB THORAT & MR. BHAUSAHEB HARIBHAU THORAT S/O HARIBHAU THORAT All That Pieces And Parcels Of Residential Property Bearing Flat No. 502 On The 5th Floor Area Admeasuring 20.29 Sq.Mtrs + Attach Terrace Area Admeasuring 3.09 Sq.Mtrs. Saleable In The Building No. B, In The Project Known As "Gruhangan", Constructed On Gat No. 761 Situated At Village - Alandi/Mhatobachi, Tal- Haveli, Dist - Pune. Four Corners Of Said Property:-North : Adj. G No. 496, South : Adj. G No. 513, East : Adj. G No. 495 & West : Adj. G No. 492
	Reserve Price Earnest Money Deposit Rs.9,10,000/- (Rupees Nine Lakh Ten Thousand Only) Rs.91,000/- (Rupees Ninety One Thousand Only).	Date & Time of E-Auction Sale Possession Status 02/07/2025- 01.00 PM to 02.00 PM Physical Possession
4	1. Mr. Yogesh Ramesh Bhore S/o Mr. Ramesh Bhore (Applicant /Borrower & Mortgage) 2. Mr. Mahesh Ramesh Bhore S/o Mr. Ramesh Bhore (Co- Applicant/ Co-Borrower) Both Having address at: Plot No.15, Shahu Colony, Gur Market Yard, Vikram Nagar, Kolhapur, Maharashtra-416005. Also at: Row Bungalow Unit No.109, Shree Mahalaxmi Vilas Phase-1, At. Uljalwadi, Ta. Karveer, Dist. Kolhapur, Maharashtra-416004 Sr No. 1 Also at: MU Belgaum, Karnataka, Unit 109 INF BN (TA), Kolhapur, Maharashtra-416005. Sr No. 2 Also at: Bhore Trading Company, E Ward, Shahu Colony, Vikramnagar, Kolhapur, Maharashtra-416005. Amount Due - Rs. 35,53,060/- (Rupees Thirty Five Lakh Fifty Three Thousand Sixty Only) due as on 30/05/2025 with further interest from 31/05/2025	RESIDENTIAL PROPERTY OWNED BY MR. YOGESH RAMESH BHORE All That Pieces And Parcels Of Residential Property Land Admeasuring 14.00 Sq. Mtrs. Along With Construction Of Row Bungalow Unit No.109, Carpet Area Admeasuring 82.74 Sq. Mtrs. Balcony Area Admeasuring 9.64 Sq. Mtrs. In The Row Bungalow Scheme Of "Shree Mahalaxmi Vilas Phase-1" Constructed On Plot No.1 & 2 Out Of R. S. No. 90/3/3, Mouje Uljalwadi, Tal. Karveer, District-Kolhapur And Bounded By : Four Corners Of Property - North: Side Marginal And Colony Road, South: Row Bungalow No.107, East:Internal Road & West: Row Bungalow No.108 - Along With Covered Parking Admeasuring 13.92 Sq. Mtrs
	Reserve Price Earnest Money Deposit Rs.32,20,000/- (Rupees Thirty Two Lakh Twenty Thousand Only) Rs.3,22,000/- (Rupees Three Lakh Twenty Thousand Only).	Date & Time of E-Auction Sale Possession Status 02/07/2025- 01.00 PM to 02.00 PM Physical Possession

Multiplier Amount : Rs. 10,000/- (to improve the bid offer).

Date & Time of Inspection : 20/06/2025 to 25/06/2025- 10.00 AM to 04.00 PM. Contact Nos : Mr. Mahesh Madhukar Kulkarni - 9870686677

Last Date & Time for Submission of EMD along with requisite documents : 01/07/2025 - 1 P.M

Communication Address : Equitas Small Finance Bank Ltd., 501, Ashyog Apartment, Behind P.S. College, CTS 2104, Sadashiv Peth, Pune, Maharashtra-411030. Contact Person : Mr. Mahesh Madhukar Kulkarni - 9870686677, Mr. Mahipalsinh Sisodia - 9979880888 & Mr. Pramod Prabhakr Kadam - (+91) 9820865474.

TERMS & CONDITIONS:
 1. The interested buyers are advised to go through bank's website www.equitasbank.com for detailed terms and conditions. The present notice is also uploaded on the Bank's official website at https://www.equitasbank.com/important-notities.
 2. The auction sale will be "On line E-Auction" Bidding through website https://www.bankauctions.com
 Date - 31.05.2024 Place - Maharashtra
 Authorized officer, Equitas Small Finance Bank Ltd

OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED
 Corporate Office: Kohnoor Square, 47th Floor, N.C Kulkar Marg, R. G. Gadakh Chowk, Dastar West, Mumbai 400028. Contact No-9773406175.

CORRIGENDUM

In reference to the notice of OMKARA ASSETS RECONSTRUCTION PVT. LTD. for PUBLIC NOTICE FOR E-AUCTION SALE in the Account BR Udhog (Borrower) Which was published on 21.05.2025 in Loksatta and Financial Express. The Property mentioned at Sr. No. 5 in the table whose Reserve Price is mentioned as "Rs. 5,63,00,000" which should be 5,40,00,000 and the EMD will be 54,00,000 so please consider this modification.

Sd/-
Authorized Officer,
Omkaara Assets Reconstruction Pvt Ltd.
Date: 31.05.2025
Place: Mumbai (Acting in its capacity as a Trustee of Omkara PS 17/2020-21 Trust)

E-AUCTION SALE
 Hart Rameshchandra & Associates Pvt. Ltd.
 20, 4th Floor, No. 10, Ashyog Nagar, Dist. Karveer, Pune 411021. Tel: 91. 20. 25411111. Email: hrt@hrtindia.com

COMMANDANT
 Command Hospital, Southern Command, Pune

On 14/06/2025 at 12.00 pm our website www.hrtauctions.com. Scrap Material of Command Hospital, Southern Command, Pune M.S./Plastic/Electric Scrap big quantity (big lots) will be sold through E-Auction. Note : 1) Inspection of Materials 11 June to 13 June 2025 between 10 am to 4 pm at CH (SC), Pune 2) Participation fee should be deposited in the Auctioneers account by DD/RTGS by 13 June 2025 at 5 pm 3) Bidder should contact the above website for the bidder form/materials list and terms and conditions. Mob. 9850753434/8149187647

DCB Bank Limited,
 302, Cello Platinia, F. C. Road, Shivajinagar, Pune-411005

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

You the below mentioned borrower(s), co-borrower(s) have availed loan's facility(ies) from DCB Bank Limited by mortgaging your immovable properties (securities). Consequent to your defaults your loans were classified as non-performing assets. DCB Bank Limited For the recovery of the outstanding dues, issued demand notice under Section 13(2) of The Securitization And Reconstruction Of Financial Asset And Enforcement Of Security Interest Act, 2002 (the Act), the contents of which are being published herewith as per Section 13(2) of the Act read with rule 3(1) of the Security Interest (Enforcement) Rules, 2002 and as by way of service upon you. Details of the borrowers, co-borrowers, properties mortgaged, outstanding dues, demand notice sent under Section 13(2) and amount claimed there under are given as under:

Sr. No.	Name and address of the borrower, co-borrower/guarantor, loan account no., loan amount	Secured Property Address	1) Demand notice date 2) Outstanding dues 3) NPA Date
1	1. Mr. GAURAV GOVIND SONAWANE, 2. Mr. ALAKA GOVIND SONAWANE. All Address At- Sr No. 68, House No. 1100 Talaji Pathar Nr Panyachya Taki Dhankawadi Pune-411043 Loan Account Number- DRHLPSR00629560 Loan Amount Sanctioned: Rs.12,00,000/-	All That Piece And Parcel Of The Property Bearing Flat No. 306 On 3rd Floor, Admeasuring 179.54 Sq.Fts. I.E. 16.68 Sq. Mtrs. Carpet Area Adm. 12.59 Sq. Mtrs. In The Building No. C-3, In The Project Called As "Playtor Paud C", Situated At Village Paud, Taluka- Mulashi, District- Pune. (The Secured Assets)	1) 19-05-2025 2) Rs.12,64,501/- (Rupees Twelve Lakh Sixty Four Thousand Five Hundred One Only) as on 19 th May 2025 3) NPA Date - 04-05-2025
2	1. M/s. SHRI JYOTIRLING SHIKSHAN PRASARAK SANSTHA THROUGH ITS TRUSTEE MR. SHIVANAND APPARAYA TELSANG, AND Mrs. KASTURI SHIVANAND TELSANG. 2. Mr. SHIVANAND APPARAYA TELSANG, 3. Mrs. KASTURI SHIVANAND TELSANG. All Address At- Flat No.1 Kamala Jagannath Apts, Jilebi Chowk Miraj Sangli -416410 Loan Account Number- DMSMBHN00615060 Loan Amount Sanctioned: Rs.2,13,00,000/-	All Piece And Parcel Of Property Bearing Sr.No.146/3b, Area Admeasuring 0.49 R Out 1.46, 22.74 Hec R Situated At Miraj, Tal. Miraj, Dist. Sangli. Bounded By: East- 60 Ft Dp Road, West- Shahu Colony, South- Government Road, North- R.S.No.146/3c, Property Of Mr. Wadgave. (The Secured Assets)	1) 26-05-2025 2) Rs.2,15,66,076/- (Rupees Two Core Fifteen Lakh Sixty Six Thousand Seventy Six Only) as on 26 th May 2025 3) NPA Date - 14-05-2025
3	1. Mr. DASHRATH MAHADEV KAPADE, 2. Mr. MAHADU RAGHUNATH KAPADE, 3. Mr. SANDIP MAHADEV KAPADE, 4. Mrs. MEENA MAHADEV KAPADE, 5. Mrs. ASHWINI DASHRATH KAPADE. All Address At- Sr.No.70/12/63, Gandhinagar, Bolhegaon Midc Ahmednagar- 414111 Loan Account Number- DBLAAHE00605064 Loan Amount Sanctioned: Rs.97,90,000/-	Property-1 - All Piece And Parcel Of Property Bearing Plot No.63 Out Of Survey No.70/1a Admeasuring Area 176 Sq. Mtrs With Construction Area 151.18 Sq. Mtrs Situated At Bolhegaon Within The Limits Of Amc Ahmednagar Tal.Nagar Dist Ahmednagar. Bounded By: East-Plot No.68, South-Plot No.62, West-Internal Road, North-Plot No.64. Property-2 - All Piece And Parcel Of Property Bearing No.203 On The 2nd Floor In The Building Wing-C 'Lucerne' Admeasuring 76.87 Sq. Mtrs Carpet Area (Approx.) Including Open Terrace Balconies Projections Sitouts In The Said Building Known As Gulmohar Renaissance Together With Exclusive Right Of User Of The One Car Parking In The Project Known As "Gulmohar Renaissance" Constructed On Land Bearing Gut No.185 B Admeasuring Area 13633 Sq. Mtrs Situated At Village Wagholi Taluka Haveli Dist.Pune (The Secured Assets)	1) 14-05-2025 2) Rs.85,73,062/- (Rupees Eighty Five Lakh Seventy Three Thousand Sixty Two Only) as on 14 th May 2025 3) NPA Date - 04-04-2025

You the borrower/s and co-borrowers/guarantors are therefore called upon to make payment of the above mentioned demanded amount with further interest as mentioned hereinabove in full within 60 days of this notice failing which the undersigned shall be constrained to take action under the act to enforce the above-mentioned securities. Your attention is invited to provisions of sub-section (8) of section 13 of the act by virtue of which you are at liberty to redeem the secured asset within period stipulated in the aforesaid provision. Please note that as per section 13(13) of the said act, you are restrained from transferring the above-referred securities by way of sale, lease or otherwise without our consent.

Date: 31-05-2025
 Place: Pune, Ahmednagar, Sangli. for DCB Bank Ltd, Authorized Officer

बैंक ऑफ बरौदा Bank of Baroda
 Pune District Regional Office, 398/A, Madhav Chambers - 1, Senapati Bapat Road, Shivaji Nagar, Pune- 411 016.
 Tel: (020) 25652121 Mail ID: recovery.PuneDist@bankofbaroda.com

E-AUCTION SALE NOTICE

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES APPENDIX -IV-A [See proviso to Rule 6(2) & 8(6)]
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 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(s) and Guarantor(s) that the below described immovable properties mortgaged /charged to the secured creditor, possession of which has been taken by Authorised officer of Bank of Baroda, secured creditor, will be sold on "As is Where is" and "Whatever there is" basis for recovery of below mentioned account/s. The details of Borrower/s/Guarantor/s/Secured Asset/s/Dues/Reserve Price /e-Auction Date & Time, EMD and Bid Increase Amount are mentioned below-

Sr. No.	Name & Address of Borrower(s) / Guarantor(s)	Short description of the immovable property with known encumbrances	Total Dues	Date & Time of E-auction	Reserve Price, EMD, Bid Increase Amount	Status of Possession (Constructive / Physical)	Property Inspection Date & Time
1.	Borrower: Mr Baburao Bhagwan Chavan	Residential Flat No.203, 2nd Floor Known As Krishna Icon Building No A7 Situated At Gut No 443, Nearby Sanskar Gurukul Cbse School Alandi Markal Road Charholi Khurd Tq Khed Dist Pune 412105	Rs.18,18,065/- + interest w.e.f. 09.07.2023 + other expenses etc till date. (Less Recovery if any)	16.06.2025, 02.00 PM to 6.00 P.M.	RP: Rs. 21,97,000/- EMD: Rs. 2,19,700/- BID increase amount: Rs. 10,000/-	Physical	11.06.2025 from 10 A.M. to 4 P.M
2.	Borrower: Ms. Jagdish Shrikant Chavan and Mrs Mohini Jagdish Chavan	Residential Flat No. A-206 On 2 nd Floor In The Scheme Known As 'MANGAL VATIKA', Situated At. Survey No. 741, Nearby Chikhali, PCMC Bus Depot, Patilnagar, Village. Chikhali, Taluka - Haveli, District - Pune - 411062	RS. 26,83,957/- interest w.e.f. 08.06.2024+ other expenses etc till date. (Less Recovery if any)	16.06.2025, 02.00 PM to 6.00 P.M.	RP: Rs. 31,71,000/- EMD: Rs. 3,17,100/- BID increase amount: Rs. 10,000/-	Symbolic	11.06.2025 from 10 A.M. to 4 P.M
3.	Borrower: Mr Mahalaxmi Auto Seva Kisan Kendra Proprietor: Mr Rahul Vitthalrao Jachak Guarantor: Mr Vitthalrao Kalyanrao Jachak	Commercial property gat no 98 part situated at Near by Bhigwan-Shirsuphal Road Nimbodi Tq Baramati Dist Pune - 413130	Rs. 39,57,709/- + interest w.e.f. 30.04.2021 + other expenses etc till date. (Less Recovery if any)	16.06.2025, 02.00 PM to 6.00 P.M.	RP: Rs. 30,03,000/- EMD: Rs. 3,00,300/- BID increase amount: Rs. 10,000/-	Symbolic	11.06.2025 from 10 A.M. to 4 P.M
4.	Borrower: Mr Ashutosh Sujit Bandal and Mrs Kalpana Sujit bandal	Residential Flat No. B-09, 3rd Floor Building No. B (Building No 01), "MORNING DEW", Situated at S.No. 125/5(P), Plot No.04, Behind Silver Dreams, DSK Vishwa Road, At Dhayari, Taluka, & District. Pune -411041	Rs. 17,45,191/- + interest w.e.f. 26.09.2024 + other (expenses etc till date.(Less Recovery if any)	16.06.2025, 02.00 PM to 6.00 P.M.	RP: Rs. 31,25,000/- EMD: Rs. 3,12,500/- BID increase amount: Rs. 10,000/-	Symbolic	11.06.2025 from 10 A.M. to 4 P.M
5	Borrower: M/S Sai Construction Proprietor Mr Rajappa Maruti Bodake	Residential Row House No. 2, House Known As "SAI NIWAS", In The Scheme Known As "KRISHNA SMRUTI", Situated at. Plot No. 33, Survey No. 10(Old), Survey No. 9 (New), CTS No. 2038, Nearby Dandekar Garden, Om Shanti Rd, Vanashri Nagar Colony, Village. Talegaon Dabhadre, Talulka Maval, District. Pune 410506.	Rs. 29,92,952/- + interest w.e.f. 20.06.2024 + other (expenses etc till date.(Less Recovery if any)	16.06.2025, 02.00 PM to 6.00 P.M.	RP: Rs. 39,96,000/- EMD: Rs. 4,00,000/- BID increase amount: Rs. 10,000/-	Symbolic	11.06.2025 from 10 A.M. to 4 P.M
6	Borrower: Mr. Sandip Revaji korde	Flat no 706 (7th Floor) A building, "Majestique Oasis" G No 23 Wagholi Pune 412207	Rs.25,68,353/ + interest w.e.f. 21.04.2020+ other (expenses etc till date.(Less Recovery if any)	16.06.2025, 02.00 PM to 6.00 P.M.	RP: Rs. 31,50,000/- EMD: Rs. 3,15,000/- BID increase amount: Rs. 10,000/-	Symbolic	11.06.2025 from 10 A.M. to 4 P.M
7	Borrower: Mr Nitin Ashok Shinde and Mrs Maya Nitin Shinde	Flat no 605, 6th floor, Mahindra Antheia' Wing D-4, CTS No 6017(P). Pimpri Bhosari Road, Near PCMC Building, Pimpri Waghare, Tq Haveli, Dist Pune 411017	Rs. 52,77,885/- + interest w.e.f. 31.12.2020 + other (expenses etc till date.(Less Recovery if any)	16.06.2025, 02.00 PM to 6.00 P.M.	RP: Rs. 50,94,000/- EMD: Rs. 5,09,000/- BID increase amount: Rs. 10,000/-	Symbolic	11.06.2025 from 10 A.M. to 4 P.M
8	Borrower: Mrs Sumitra Nilesh Yewale & Mr Nilesh Shivaji Yewale	Flat no 202 2nd Floor, "Delta Rachana", Project Madhav Kunj Building, CTS no 230, Chikhali Tq Haveli, Pune 411062	RS. 32,35,201/- interest w.e.f. 30.03.2021+ other (expenses etc till date.(Less Recovery if any)	16.06.2025, 02.00 PM to 6.00 P.M.	RP: Rs. 26,70,000/- EMD: Rs. 2,67,000/- BID increase amount: Rs. 10,000/-	Physical	11.06.2025 from 10 A.M. to 4 P.M
9	Borrower: Mr Sagar Pandurang Salunkhe Mrs. Sonali Sagar Salunkhe	"Chavan Eco Village" Flat no 3, Second Floor.Wing A , Type A, S. no 206/1/B (Partly) Opposite to Karbhar School, Old Morgaon Road, Within Baramati Municipal Council Area, Kasba area, Baramati City Dist-Pune 413102	Rs.20,16,077/- + interest w.e.f. 16.09.2021+ other (expenses etc till date.(Less Recovery if any)	16.06.2025, 02.00 PM to 6.00 P.M.	RP: Rs. 12,65,400/- EMD: Rs. 1,27,000/- BID increase amount: Rs. 10,000/-	Physical	11.06.2025 from 10 A.M. to 4 P.M
10	Borrower: Mr. Sachin Yashwant Chafalkar & Mrs Bharti Sachin Chafalkar	F. No. B.-302 (3rd Floor), B2-Wing, Vaastu Dreams', G. No. 94, Chikhli, Pune- 411062	Rs.28,58,649/- + interest w.e.f. 06.07.2022+ other (expenses etc till date.(Less Recovery if any)	16.06.2025, 02.00 PM to 6.00 P.M.	RP: Rs. 34,97,750/- EMD: Rs. 3,50,000/- BID increase amount: Rs. 10,000/-	Symbolic	11.06.2025 from 10 A.M. to 4 P.M
11	Borrower: Mr. Ganesh Jalinder Kunjir	Flat no 102 (1st Floor) "Amber Apartment' G S no 255, Hissa No 2 7 3 (P) Kadamwakvasti, Loni Kalbhore, Near Zudio, Angel School & MIT College, Pune	Rs.22,76,586/- + interest w.e.f. 03.07.2024+ other (expenses etc till date.(Less Recovery if any)	16.06.2025, 02.00 PM to 6.00 P.M.	RP: Rs. 22,58,100/- EMD: Rs. 2,26,000/- BID increase amount: Rs. 10,000/-	Symbolic	11.06.2025 from 10 A.M. to 4 P.M

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