



Indian Overseas Bank

Thane Branch

(Address : Arjun Towers, 1st Floor, Nanpada, Thane-West, Pin Code-400602)

Mobile No. : 89259 50089, Email id : iob0089@iob.in

Under Section 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002(SARFAESI Act) read with Rule 3(1) of the Security Interest (Enforcement) Rules, 2002

- Whereas the Authorised Officer of Indian Overseas Bank under SARFAESI Act and in the exercise of powers conferred under the Section 13(2)) read with Rule 3, issued Demand Notice under section 13(2) of the said Act, calling upon, **Mr. Vitthal Shankarrao Ghathe & Mrs. Mandakini Vitthal Ghathe** the Borrower/ Mortgagor - listed hereunder (hereinafter referred to as the "said Borrowers"), to repay the amounts mentioned in the notice, within 60 days from the date of receipt of notice, as per details given below.
- The said notices have been returned undelivered by the postal authorities/have not been duly acknowledged by the borrowers/mortgagors. Hence the Bank may by way of abundant caution is effecting this publication of the demand notice. The undersigned visited the last known address of the borrowers as per our bank records to serve the notices, and it was found that the borrowers have vacated the residence. The current/latest residing address of the borrowers is not known. Copies of the said notices are available with the undersigned and the said Borrowers/Mortgagors, may, if they so desire collect the said copies from the undersigned on any working day during normal office hours.
- Against the above background, Notice is hereby given, once again, to the said Borrowers/Mortgagors to pay to Indian Overseas Bank, within 60 days from the date of publication of this notice, the amounts indicated/payable as given below under the loan & other documents. As security for due repayment of the loan, the following assets have been mortgaged to Indian Overseas Bank by the respective parties as below :

Sl. No.	Name of the Borrowers/Mortgagors	Total O/s as of 27.01.2025 (in Rs)*	Description of Secured Assets	Date of Demand Notice
1	Mr. Vitthal Shankarrao Ghathe & Mrs. Mandakini Vitthal Ghathe	₹ 32,73,566.95	Flat No. 702, on the 7th Floor, adm. 225 Sq.ft. (Carpet Area) equivalent to 25.09 Sq.Mtrs. (Build up Area), in the Building No 22/B, to be known as "Shri Gagangiri 22/B" SRA Co-operative Housing Society Ltd", situated at Sangharsh Nagar, Chandivali Farm Road, Andheri East, Mumbai-400072, constructed on all that piece and parcel of land, bearing CTS Nos. 11-A/1P, 11-A/191 to 402, 11-D(P), 16,16/1 to 92, 19/1to 28,20(P), 25(P) 25/1 to 32 & 50(P), lying, being and situated at Village: Chandivali, Taluka Kurla & District Mumbai Suburban, in the registration District Mumbai Suburban and Sub District of Kurla	27.01.2025

- *Payable with further interest at contractual rate/rests as agreed from the date mentioned above till date of payment.
- If the said Borrowers/Mortgagors fail to make payment to Indian Overseas Bank as aforesaid, then Indian Overseas Bank shall proceed against the above secured assets under Section 13(4) of the SARFAESI Act and Rules entirely at the risks, costs and consequences of the said Borrowers/Mortgagors/guarantors.
 - Further, the attention of Borrowers/Mortgagors is invited to provisions of Sub Section (8) of the Section 13 of the Act, in the respect of time available to them to redeem the secured assets.
 - The said Borrowers/Mortgagors are prohibited under the SARFAESI Act from transferring the secured assets, whether by way of sale, lease or otherwise without prior written consent of Indian Overseas Bank. Any person who contravenes or abets contravention of the provisions of the Act or Rules shall be liable for imprisonment and /or fine as given under Section 29 of the Act.

Date : 18.10.2025
Place : Thane

Authorised Officer
Indian Overseas Bank



PIRAMAL FINANCE LIMITED

Registered Office Address: Unit No.601, 6th Floor Piramala Amiti Building ,Piramal Agastya Corporate Park , Kamani Junction, Opp Fire Station, LBS Marg, Kurla (West), Mumbai- 400 070. **CIN:** L65910MH1984PLC032639, Website:www.piramalfinance.com

DEMAND NOTICE

Under 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 Piramal Finance Limited (PFL) (Formerly Piramal Capital & Housing Finance Ltd.) 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(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 PFL, within 60 days from the publication of this Notice, the amounts indicated 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 been mortgaged to PFL by the said Borrower(s) respectively.

Name of the Borrower(s)/ Guarantor(s) / Loan Code	Demand Notice Date and Amount With NPA Date	Property address	Name of the Borrower(s)/ Guarantor(s) / Loan Code	Demand Notice Date and Amount With NPA Date	Property address
(LC No. 01700006944 of Akola Branch) Swapnil Ashok Innani (Borrower) Sarita Swapnil Innani (Co Borrower 1)	03-09-2025 /₹ 2318608 /- (₹ Twenty three lakh Eighteen Thousand Six Hundred Eighty Only) NPA (03-06-2025)	Row House no. 06 situated on Plot no AML 54 out of F.S.no 75/38, 75/30, 75/3D, 75/3F situated at Sambhaji Nagar, Mehkar Tq. Mehkar Dist Buldhana Plot area 726 Sq.Fts Built-up Area 1143 Sq.Fts & Carpet Area 914 Sq.Fts Bounded on:-	(LC No. HILSA00058283TU of Pune - Wagholi Branch) Laxman Gulab Walke (Borrower) Sunita Laxman Walke (Co Borrower 1)	16-09-2025 /₹ 3047646 /- (₹ Thirty lakh Forty Seven Thousand Six Hundred Forty Six Only) NPA (03-08-2025)	Plot No.11C, admeasuring 200 Sq.Ft and Private Plot No.12-A admeasuring 1800 Sq.Ft. Totally admeasuring 2000 Sq.Ft i.e. 185. 84 Sq.mtrs. Out of S.No.88/1/7, Situated at Village Lohagan, Taluka Haveli, Dist Pune.
(LC No. PHHLPUN03000406 of Pune Branch) Vignesh Chettiar (Borrower) Yogyata Patil (Co Borrower 1)	03-09-2025 /₹ 3237422 /- (₹ Thirty two lakh Thirty Seven Thousand Four Hundred Twenty Two Only) NPA (03-06-2025)	Property Bearing Flat No.108 on the 1st Floor Carpet Area Admeasuring 37.62 Sq.Mtrs with Enclosed BalconyArea Admeasuring 4.96 Sq.Mtrs., with Attached Terrace Area Admeasuring 5.76 Sq.Mtrs., in Building No. 2, Wing No.G, in the Project Known as "Ganga Amber", Constructed on S No.59,60 Hissa No.3, Situated at Tathwade, Taluka - Haveli, District - Pune.	(LC No. HILSA00028374 of Saharanpur Branch) Mohd Faisal (Borrower) Shahana (Co Borrower 1) Mohd Sharif (Co Borrower 2) Faizan Ali (Co Borrower 3)	16-09-2025 /₹ 2147556 /- (₹ Twenty one lakh Forty Seven Thousand Five Hundred Fifty Six Only) NPA (03-08-2025)	House total meas. 98.45 Sq. Yards constructed upon the Eastern Part of Plot No.44 pertaining to Kh. No.474/1 situated at Dara Ali Swad Bairoon Dar Abadi Fazil Colony, Distt. Saharanpur.
(LC No. PHHPTUN03001426 of Pune Branch) Vignesh Chettiar (Borrower) Yogyata Patil (Co Borrower 1)	03-09-2025 /₹ 413080.37 /- (₹ Four lakh Thirteen Thousand Eighty Only and Thirty Seven Paise) NPA (03-06-2025)	Property Bearing Flat No.108 on the 1st Floor Carpet Area Admeasuring 37.62 Sq.Mtrs with Enclosed BalconyArea Admeasuring 4.96 Sq.Mtrs., with Attached Terrace Area Admeasuring 5.76 Sq.Mtrs., in Building No. 2, Wing No.G, in the Project Known as "Ganga Amber", Constructed on S No.59,60 Hissa No.3, Situated at Tathwade, Taluka - Haveli, District - Pune.	(LC No. HILSA0042F6A of Nanded Branch) Mukhid Khan Khan (Borrower) Maherunnisa Begum Mukhid Khan (Co Borrower 1)	16-09-2025 /₹ 2161364 /- (₹ Twenty one lakh Sixty One Thousand Three Hundred Fifty Four Only) NPA (03-08-2025)	All that piece and parcel of the Property/ Plot No.292 Whole & Plot No.309, East Side Total adn. 1200 Sq Feet i.e. 111.52 Sq Mtr out of Survey No.142/1 Situated at Nanded City Nanded within the Jurisdiction of N.W. C.M.C. Nanded, Tq. & Dist. Nanded which is having Adm. Length East-Wad 400 feet i.e. 12.19 mtr Width South-North 30 feet i.e. 9.14 mtr Total Adm.1200 sq feet i.e. 111.52 sq mtr
(LC No. BLSA000481F7 of Sillod Branch) Anees Ahemed Mohammad Tahseen Ansari (Borrower) Sajeda Ansari Anees Ahemed Ansari (Co Borrower 1)	10-09-2025 /₹ 2160140 /- (₹ Twenty one lakh Sixty Thousand One Hundred Forty Only) NPA (03-08-2025)	All that piece & parcel of Residential unit bearing New Malimata No.2/347 Old Malimata No.4845 of Part North side Plot No.15 Admg Area 750 Sq.Ft. out of Survey no.84 situated at Jawhar Colony Sillod, Tq Sillod, Dist Chh. Sambhajinagar, Aurangabad-431112	(LC No. BLSA00001FCF of Pune Branch) Shijavi Baban Gadadare (Borrower) Balu Gadadare (Co Borrower 1) Kausabai Gadadare (Co Borrower 2)	26-09-2025 /₹ 201151.14 /- (₹ Twenty lakh Eleven Thousand Five Hundred Eleven Only and Fourteen Paise) NPA (06-05-2025)	All that piece and parcel of eastern land area admeasuring 135 Sq.mtrs along with existing and future RCC construction thereon out of NA Plot No.18, admeasuring area 270 Sq.Mtrs curved out of Kar No.01 lying and Situated at Village Malthan, Taluka Shirur District Pune within the limits of Zhilla Parishad Pune Taluka Panchayath Samiti Shirur and within the jurisdiction of District Registrar Shirur/Talegaon Dadhade and which is bounded follows
(LC No. BLSA0004AC6C of Nagpur Branch) Chharushila Vijendra Borbache (Borrower) Vijendra Baburao Borbache (Co Borrower 1)	10-09-2025 /₹ 4502818 /- (₹ Forty Five lakh Two Thousand Eight Hundred Eighteen Only) NPA (03-08-2025)	All that piece and parcel of Non Agriculture land at Plot No.53-A, total area admeasuring 438.49 Sq. Mtrs. (4720.00 Sq. Ft.) is divided by north south & west Western Portion area admeasuring 89.00 Sq.Mtrs. (960 Sq. Ft.) together with all that RCC Superstructure comprising of Ground & First Floor of the Residential House constructed thereon having built up area of 28.62 Sq. Mtrs. (308 Sq. Ft.), being a portion of entire land at Survey No.59/1 & 22 of Mouza - Rajpeth within the limits of Amravati Municipal Corporation, bearing House No.0459000790 (New 446/5) in Ward No.59 (Old 50), Tahsil Amravati & District Amravati.	(LC No. BLSA00002E88 of Solapur Branch) Naresh Mohan Gurram (Borrower) Moglappa Gurram (Co Borrower 1) Laxmi Naresh Gurram (Co Borrower 2)	26-09-2025 /₹ 2128779 /- (₹ Twenty one lakh Twenty Eight Thousand Seven Hundred Seventy Nine Only) NPA (03-09-2025)	Property Bearing CTS No.10387/33/3 Sub Plot No.84, Out of that eastern portion admeasuring 266.00Sq.Mtrs Out of that Eastern Portion admeasuring 133.00 Sq.Mtrs TP.No.1 which is situated at New Pachha Peth Solapur.
(LC No. M0008928 of Ahmednagar Branch) Deepak Nitin Palkhe (Borrower) Nitin Palkhe (Co Borrower 1)	10-09-2025 /₹ 2674326 /- (₹ Twenty Six lakh Seventy Four Thousand Hundred Eighty Two Only) NPA (04-07-2025)	All that piece and parcel of land property bearing plot no 17+18/5 having its total plot area of 58 Sq.Mtrs. the unit constructed over it with its construction of 36.00 sq.mtrs on the ground floor and 26.40 sq.mtrs on the first floor in the total construction of 62.40 sq.mtrs in Trimurti park Row Bungalow Scheme constructed on plot no 17+18/1 to 17+18/ 6 having its total plot area of 419.91 sq.mtrs out of land bearing S.No 307/1, and 2/1 and 2/308/1 and 2/A situated at Savadi and within the total limits of Ahmednagar Municipal Corporation Ahmednagar	(LC No. BLSA0001426B of Akola Branch) Anand Belsare (Borrower) Narendra Bhanoharrao Belsare (Co Borrower 1) Rajul Nanohdrapant Belsare (Co Borrower 2)	26-09-2025 /₹ 4693492 /- (₹ Forty Six lakh Ninety Three Thousand Four Hundred Ninety Two Only) NPA (03-09-2025)	All the part and parcel of Mouje - Khel Krushnaji F.S. No.80/72, Layout Plot No.19 & 20, total admeasuring 229.50 Sq.Mr (2469.42 Sq.ft) within the limits of Municipal Council Anjanagao Surji To Anjanagao& Dist. Amravati. Boundaries of the Property Plot No.19 East : Layout 9 Mtr. Road North : Layout Plot No.18 West : Layout Plot No.13 & 14 South : Layout Plot No.20 Boundaries of the Property Plot No.20 East : Layout 9 Mtr. Road North : Layout Plot No.19 West : Layout Plot No.12 & 13 South : Layout Plot No.21
(LC No. M0137225 of Ahmednagar Branch) Sandeep Chandrakanti Tarle (Borrower) Sangita Sandip Tarle (Co Borrower 1)	10-09-2025 /₹ 2983648 /- (₹ Twenty Nine lakh Eighty Three Thousand Six Hundred Forty Eight Only) NPA (03-08-2025)	All that piece and parcel of property i.e.Gat No 155/2 Total admeasuring 40.00.00 R. Sq. Mtr (4000.00 sq.mtrs) Paiki mortgage land admeasuring 16.00.00 R. Sq.Mtr (1600.00 sq. mtrs) Commercial N.A land of the purpose of Hotel Road side Restaurant situated at village Hingani Dumala, Tal Shirgonda, Dist Ahmednagar Boundaries as follows	(LC No. BLSA00018CC1 of Amravati Branch) Ravindra Dhanraj Shewale (Borrower) Sonal Shewale (Co Borrower 1)	26-09-2025 /₹ 3171054 /- (₹ Thirty One lakh Seventy One Thousand Fifty Four Only) NPA (03-09-2025)	All That Piece and Parcel of land at Nazul Sheet No.22/2 area admeasuring 518.50 Sq. Mtr, from Nazul Sheet No.67-A Situated at Mouje - Gaonthan Amravati Pragane Badnera, Tq & Dist. Amravati and Building Constructed thereon known as "Khandewali Market" out of which A Shop No.10 situated on the Ground Floor having built up area admeasuring 72 Sq.Ft (6.60 Sq.Mtr) along with Proportionate Share in the aforesaid Plot, within the limits of Municipal Corporation, amravati.
(LC No. M0251794 of Shirrampur Branch) Ajay Rajendra Deokar (Borrower) Shradha Ajay Deokar (Co Borrower 1)	10-09-2025 /₹ 2651643.2 /- (₹ Twenty Six lakh Fifty One Thousand Six Hundred Forty Three Only and Twenty Paise) NPA (03-08-2025)	All piece and parcel non-agriculture Property bearing Gat.No.1 Part, Area 596.96 Sq.Mtrs, Gat No. 85/2/1, Area 903.04 Sq.Mtrs, (Area of Plot), Gat No. 85/2/3, area 250 Sq.Mtrs(floor of Parking), Total 1750 Sq.Mtrs, Gd First Floor of the Milkat No.3011, Built up Area 2566.30 Sq.Fts situated at Kolhar BK within the local limits of Kolhar BK Grampanchayat, Tal Rahata Dist Ahmednagar is belonging to Mr Ajay Rajendra Deokar is bounded as follows	(LC No. HILSA000720FF of Parbhani Branch) Ashok Barsatali Nishad (Borrower) Shankuntala Ashok Nishad (Co Borrower 1)	26-09-2025 /₹ 2162828 /- (₹ Twenty one lakh Sixty Two Thousand Eight Hundred Twenty Eight Only) NPA (03-09-2025)	The property is situated at the Municipal limits of Parbhani having Survey No.527/01/A (Part) & 526/03 (Part), Plot No.48, admeasuring East-West: 12 Mtr. South-North:18.90 Mtr. total adm. 190.80 Mtr. excluding the road curve remaining part adm. 186. 45 situated at "Omkar Nagri" Gangakhed Road, Parbhani.
(LC No. M0069489 of Kolhapur Branch) Madina Abidalli Mukadam (Borrower) Tamanna Abidalli Mukadam (Co Borrower 1)	10-09-2025 /₹ 2687655 /- (₹ Twenty Three lakh Eighty Seven Thousand Six Hundred Fifty Five Only) NPA (03-08-2025)	Property bearing R.S.No 103/1 out of which plot no A-45 having area 56.00 sq.mtrs. Including RCC reconstruction 91.84 sq.mtrs on it, situated at Nagdevwadi Tal karver Dist. Kolhapur Bounded by	(LC No. HILSA0008FEED of Nashik - SG Link Road Branch) Dipali Suresh Deore (Co Borrower 1)	26-09-2025 /₹ 2879814 /- (₹ Twenty Eight lakh Seventy Nine Thousand Hundred Fourteen Only) NPA (03-09-2025)	All the Piece and Parcel of Flat No.6, admeasuring area of 825 Sq. Ft On Second Floor, in " Perfect Corner A Apartment" constructed on building known as Karvi Apartment bearing city survey no. 521 and Sheet No. 684, 685/6, 690 situated in the layout of the Nagar Vikas Cooperative Housing Society Samalwada Nagpur within the limits of Nagpur Municipal Corporation Ward No. 15 in Tehsil and District - Nagpur on The undivided land of 14. 285 percent share and interest in all that piece and parcel of land bearing Plot No. 189 out of the layout of the Nagar Vikas Cooperative Housing Society Limited Nagpur containing by admeasurement 258.75 Sq. Mtrs being a portion of the entire land bearing Kh No. 54/2 of Mouza -Somalwada PSK 44 bounded By: North - Plot No. 190,East -Open Land , West -7.50 Mtrs Wide Road, South - Plot No. 188 Property No. 2-Apartment No. 301, admeasuring super built up area of 94.760 Sq. Mtrs on the third floor of a building constructed on building known as Karvi Apartment bearing city survey no. 521 and Sheet No. 684, 685/6, 690 situated in the layout of the Nagar Vikas Cooperative Housing Society Samalwada Nagpur within the limits of Nagpur Municipal Corporation Ward No. 15 in Tehsil and District - Nagpur on The undivided land of 14. 285 percent share and interest in all that piece and parcel of land bearing Plot No. 189 out of the layout of the Nagar Vikas Cooperative Housing Society Limited Nagpur containing by admeasurement 258.75 Sq. Mtrs being a portion of the entire land bearing Kh No. 54/2 of Mouza -Somalwada PSK 44 bounded By: North - Plot No. 190,East -Open Land , West -7.50 Mtrs Wide Road, South - Plot No. 188
(LC No. BLSA000188F7 of Solapur Branch) Shrinivas Ravindra Shrinivas Rachha (Borrower) Sumarna Shrinivas Rachha (Co Borrower 1) Shrinivas Rachha (Co Borrower 2)	16-09-2025 /₹ 2323272.72 /- (₹ Twenty three lakh Twenty Three Thousand Three Hundred Seventy Two Only and Seventy Two Paise) NPA (03-08-2025)	All that piece and parcel of bearing TP-1, Final Plot No.24, Sub Plot No.1, having area admeasuring 229.90 sq.mtrs out of which area admeasuring 114.95 sq.Mts out of City Survey Number 10433/24, Behind Nold Hospital, Municipal House No. 1633, Situated at New Pacha Peth, Taluka North Solapur, Dist Solapur.	(LC No. M0054946 of Pune Branch) Murad Mullah (Borrower) Hasina Murad Mullah (Co Borrower 1)	26-09-2025 /₹ 2485445.85 /- (₹ Twenty four lakh Eighty Five Thousand Four Hundred Forty Five Only and Eighty Five Paise) NPA (03-09-2025)	All that piece and parcel of property of Flat No.4 of an area of 385 Sq.Fts. i.e. 35.78 Sq.Mtrs. on 1st Floor, in the Scheme known as "Anuradha Apartment" situated at Sd. No.9/6C, CTS No.532 situated at Pimpri, Waghere Taluka: Haveli, Dist: Pune within local limits of Pimpri Chinchwad Municipal Corporation and within the registration limits of Sub-Registrar Haveli No.1 to XXVII, Pune.
(LC No. BLSA00009D86 of Pune - Pimpri Branch) Madhuri Siddharth Gaikwad (Borrower) Tarabai Bhikaji Gaikwad (Co Borrower 1) Bhikaji Shankar Gaikwad (Co Borrower 2) Siddharth Bhikaji Gaikwad (Co Borrower 3)	16-09-2025 /₹ 2322142 /- (₹ Twenty three lakh Twenty Two Thousand One Hundred Forty Two Only) NPA (03-09-2025)	Ghar Milakant No. Grampanchayat Rahu Milakant No.723, Na, admeasuring area of 3916 Sq.Ft, 363.94 Sq.Mtrs,Rahu Walaki Road Near Water Tank and ZP School Village Rahu Tal. Daund Dist Pune 412207.	(LC No. BLSA0000E3A3 of Nagpur Branch) Aniket Sunil Dumanwar (Borrower) Sunil Wamanrao Dumanwar (Co Borrower 1)	26-09-2025 /₹ 4493018 /- (₹ Forty four lakh Ninety Three Thousand Eighteen Only) NPA (03-08-2025)	Property No. 1, Apartment No. 302, admeasuring super built up area of 94.760 Sq. Mtrs on the third floor of a building constructed on building known as Karvi Apartment bearing city survey no. 521 and Sheet No. 684, 685/6, 690 situated in the layout of the Nagar Vikas Cooperative Housing Society Samalwada Nagpur within the limits of Nagpur Municipal Corporation Ward No. 15 in Tehsil and District - Nagpur on The undivided land of 14. 285 percent share and interest in all that piece and parcel of land bearing Plot No. 189 out of the layout of the Nagar Vikas Cooperative Housing Society Limited Nagpur containing by admeasurement 258.75 Sq. Mtrs being a portion of the entire land bearing Kh No. 54/2 of Mouza -Somalwada PSK 44 bounded By: North - Plot No. 190,East -Open Land , West -7.50 Mtrs Wide Road, South - Plot No. 188 Property No. 2-Apartment No. 301, admeasuring super built up area of 94.760 Sq. Mtrs on the third floor of a building constructed on building known as Karvi Apartment bearing city survey no. 521 and Sheet No. 684, 685/6, 690 situated in the layout of the Nagar Vikas Cooperative Housing Society Samalwada Nagpur within the limits of Nagpur Municipal Corporation Ward No. 15 in Tehsil and District - Nagpur on The undivided land of 14. 285 percent share and interest in all that piece and parcel of land bearing Plot No. 189 out of the layout of the Nagar Vikas Cooperative Housing Society Limited Nagpur containing by admeasurement 258.75 Sq. Mtrs being a portion of the entire land bearing Kh No. 54/2 of Mouza -Somalwada PSK 44 bounded By: North - Plot No. 190,East -Open Land , West -7.50 Mtrs Wide Road, South - Plot No. 188
(LC No. BLSA000183CB of Nashik Branch) Sagar Balasaheb Mhaske (Borrower) Varsha Sagar Mhaske (Co Borrower 1) (Co Borrower 2)	16-09-2025 /₹ 2085367 /- (₹ Twenty lakh Eighty Five Thousand Three Hundred Sixty Seven Only) NPA (03-08-2025)	Shop No.1,2,3, Gat No.571/1/2/3/2 Plot No.26, admeasuring area of 270 Sq.Mtrs, Near Matoshri Hospital, Chandwad, Tal-Chandwad, Nashik Maharashtra - 423101	(LC No. HILSA0008FEED of Nashik - SG Link Road Branch) Dipali Suresh Deore (Co Borrower 1)	26-09-2025 /₹ 2879814 /- (₹ Twenty Eight lakh Seventy Nine Thousand Hundred Fourteen Only) NPA (03-09-2025)	All the Piece and Parcel of Flat No.6, admeasuring area of 825 Sq. Ft On Second Floor, in " Perfect Corner A Apartment" constructed on building known as Karvi Apartment bearing city survey no. 521 and Sheet No. 684, 685/6, 690 situated in the layout of the Nagar Vikas Cooperative Housing Society Samalwada Nagpur within the limits of Nagpur Municipal Corporation Ward No. 15 in Tehsil and District - Nagpur on The undivided land of 14. 285 percent share and interest in all that piece and parcel of land bearing Plot No. 189 out of the layout of the Nagar Vikas Cooperative Housing Society Limited Nagpur containing by admeasurement 258.75 Sq. Mtrs being a portion of the entire land bearing Kh No. 54/2 of Mouza -Somalwada PSK 44 bounded By: North - Plot No. 190,East -Open Land , West -7.50 Mtrs Wide Road, South - Plot No. 188
(LC No. BLSA00010666 of Shirrampur Branch) Punjnhari Bhisra (Borrower) Lalita Punjnhari Divate (Co Borrower 1) Vishal Punjnhari Divate (Co Borrower 2)	16-09-2025 /₹ 4934653 /- (₹ Forty Nine lakh Thirty Four Thousand Six Hundred Twenty Three Only) NPA (03-08-2025)	All piece and parcel non-agriculture Property Bearing Gat.No.1 Part, Area 2500 Sq Mtrs., Grampanchayat Milkat No.1186 Builtup area 58.06 Sq.Mtrs & Grampanchayat Milkat No.1092, Builtup Area 216 Sq.Ft Situated at Gondegaon Within the Local Limit of Gondegaon Grampanchayat Tal. Shirrampur, Dist. Ahmednagar.	(LC No. P0006773 of Pune Branch) Anand Ghanshyam Gupta (Borrower) Varsha Ghanshyam Gupta (Co Borrower 1) Pallavi Anand Gupta (Co Borrower 2)	26-09-2025 /₹ 6075269 /- (₹ Sixty lakh Seventy Five Thousand Two Hundred Sixty Nine Only) NPA (03-09-2025)	Residential Bungalow On Plot no. 01, GROUND, FIRST, SECOND FLOOR, Tenantment No.1, S.No. 69,Hissa No. 34,Shreeman Yojirga Co Opp housing Society,Sinhgad Road, Vadgaon BK, Pune, MAHARASHTRA, 411041.
(LC No. HILSA0005E701 of Ranigiri Branch) Santosh Narayan Yadav (Borrower) Hemalata Santosh Yadav (Co Borrower 1)	16-09-2025 /₹ 2205529 /- (₹ Twenty two lakh Five Thousand Five Hundred Twenty Nine Only) NPA (03-08-2025)	Flat No.405, 4th Floor, admeasuring area 828 Sq.Ft, Siddhi Sharada Apartment, S.No.164/1/25 Plot No.13, At Khed Bhadgaon Tal. Khed Dist. Ratnagiri Maharashtra - 415709	(LC No. 25900000180 of Ranigiri Branch) Akshay Shrikrishna Desai (Borrower) Shrikrishna Jagannath Desai (Co Borrower 1)	26-09-2025 /₹ 2451198 /- (₹ Twenty four lakh Fifty One Thousand One Hundred Twenty Eight Only) NPA (11-05-2025)	Plot No.8 bearing Survey no.28, Hissa No.13/8, Area -0-03-12 of which residential bungalow No.8-1 having Grampanchayat House No.4/71 admeasuring about 1633 Sq.Ft. In project named and styled "Regalia Konkani" Situated at, Village Kuwarbab, and in the Grampanchayat limit of Kuwarbab, Tal. & Dist. Ratnagiri.
(LC No. HILSA0005E701TU of Ratnagiri Branch) Santosh Narayan Yadav (Borrower) Hemalata Santosh Yadav (Co Borrower 1)	16-09-2025 /₹ 229321 /- (₹ Two lakh Twenty Nine Thousand Three Hundred Twenty One Only) NPA (03-08-2025)	Flat No.405, 4th Floor, admeasuring area 828 Sq.Ft, Siddhi Sharada Apartment, S.No.164/1/25 Plot No.13, At Khed Bhadgaon Tal. Khed Dist. Ratnagiri Maharashtra - 415709	(LC No. RULAP000049D of Nashik - SG Link Road Branch) Imran Bagwan (Borrower) Nazeem Imrah Bagwan (Co Borrower 1)	26-09-2025 /₹ 5521825 /- (₹ Fifty Five lakh Twenty One Thousand Eight Hundred Twenty Five Only) NPA (03-09-2025)	All that piece and parcel of the property bearing Shop No.345 area adm. 10.22 Sq. Mtrs., Shop No.346 area adm. 10.22 Sq. Mtrs., Shop No.351 area adm.9.55 Sq. Mtrs. Shop No.352 area adm. 10.87 Sq.Mtrs. & Shop No.353 area adm. 10.50 Sq. Mtrs. Total area adm. 51.45 Sq. Mtr. carpet on Third Floor in the scheme known as " Business Signature Apartment" constructed on Plot area adm.2593 Sq. Mtrs. (Plot area adm. 106.31 Sq. Mtrs. transferred to NMC for Road Widening) out of Plot No.01, total area 2700 Sq. Mtrs. out of Survey No.45/8/1/13/74 situated at Village Deolali, Taluka & District: Nashik within the limits of Nashik Municipal Corporation, Nashik.
(LC No. M0326895 of Baramati Branch) Amir Hanif Kotwal (Borrower) Nigar Amir Kotwal (Co Borrower 1)	16-09-2025 /₹ 3142718 /- (₹ Thirty one lakh Forty Two Thousand Seven Hundred Eighteen Only) NPA (03-08-2025)	A) All that piece and parcel of the land bearing Survey No. 59/2 and 60/2 Plot no 68, area admeasuring 232. 4 sq. mtrs, out of which area admeasuring 116.2 Sq.Mtrs.alongwith construction thereon, situated at village Kolki, Taluka Phaltan, District Satara within the local limit of Satara Panchayat Samiti, and within the Jurisdiction of the SubRegistrar Phaltan and which is bounded as under: On the towards East: By Remaining property of Plot no 68 On the towards South: By Plot No 69 On the towards West: By Plot no 67 On the towards North: By 25 Fts Colony Road B) All that piece and parcel of the land bearing Survey No. 59/2 and 60/2 Plot no 68, area admeasuring 232. 4 sq. mtrs, alongwith construction thereon, situated at village Kolki, Taluka Phaltan, District Satara within the local limit of Satara Panchayat Samiti, and within the Jurisdiction of the SubRegistrar Phaltan and which is bounded as under: On the towards East: By Colony Road On the towards South: By Plot no 69 On the towards West: By Plot no 68, Property of Mr. Shine On the towards North: By 25 Fts Colony Road	26-09-2025 /₹ 7529290 /- (₹ Seventy five lakh Twenty Nine Thousand Two Hundred Ninety Only) NPA (11-05-2025)	All that piece and parcel of the property being Plot No. R-72, admeasuring 383 Sq. Mtrs., Baramati Industrial Area, Village, Rul, Taluka: Baramati, District: Pune, within the limits of Maharashtra Industrial Development Corporation and within registration district Pune, registration sub-district: Taluka: Baramati and within the Jurisdiction of the Sub- Registrar, Baramati-Pune	All that piece and parcel of the property being Dalan No. 3, admeasuring 485.67 Sq. Ft. i.e. 45.12 Sq. Mtrs., situated on the First Floor, in Mini Market, Sector No. 2, Indrayanagar, Village: Bhosari, Taluka: Haveli, District: Pune, within the limits of Pimpri Chinchwad New Town Development Authority & within registration district Pune, registration sub-district: Taluka: Haveli and within the Jurisdiction of Sub- Registrar, Haveli No. 1 to 27, Pune
(LC No. M0193306 of Sangli Branch) Ramesh Haribhau Parabkar (Borrower) Jayashree Ramesh Parabkar (Co Borrower 1)	16-09-2025 /₹ 2901848.19 /- (₹ Twenty Nine lakh One Thousand Eight Hundred Forty Eight Only and Nineteen Paise) NPA (03-09-2025)	Property Situated Within the limits of Sangli Miraj & Kupwad City Corporation in City Miraj - 416140, Bearing C.S. No.722, Adm.98-00 Sq.Mtrs.	(LC No. 104000007278 of Aurangabad Branch) Javed Saleem Shaikh (Borrower) Huma Javed Shaikh (Co Borrower 1)	26-09-2025 /₹ 2793731 /- (₹ Twenty seven lakh Ninety Three Thousand Seven Hundred Thirty One Only) NPA (11-05-2025)	All that piece and parcel of Plot No. 15/A, admeasuring area of 80.63 Sq. Mtrs. on Dist No. 38/p, in the Green Park situated at Majle Satara Tq and Gur Aurangabad , Maharashtra
(LC No. M0193306TU of Sangli Branch) Ramesh Haribhau Parabkar (Borrower) Jayashree Ramesh Parabkar (Co Borrower 1)	16-09-2025 /₹ 1747300.83 /- (₹ Seventeen lakh Forty Seven Thousand Three Hundred Eighty and Eighty Three Paise) NPA (03-09-2025)	Property Situated Within the limits of Sangli Miraj & Kupwad City Corporation in City Miraj Bearing C.S. No.722, Adm.98-00 Sq.Mtrs.	(LC No. 01500015298 of Pune - Bibwewadi Branch) Sandhya Suresh Salunke (Borrower) Chaitanya Suresh Salunke (Co Borrower 1) Suresh Pandulak Salunke (Co Borrower 2)	26-09-2025 /₹ 7529290 /- (₹ Seventy five lakh Twenty Nine Thousand Two Hundred Ninety Only) NPA (11-05-2025)	All that piece and parcel of the property being Plot No. R-72, admeasuring 383 Sq. Mtrs., Baramati Industrial Area, Village, Rul, Taluka: Baramati, District: Pune, within the limits of Maharashtra Industrial Development Corporation and within registration district Pune, registration sub-district: Taluka: Baramati and within the Jurisdiction of the Sub- Registrar, Baramati-Pune
(LC No. HILSA00058283 of Pune Wagholi Branch) Laxman Gulab Walke (Borrower) Sunita Laxman Walke (Co Borrower 1)	16-09-2025 /₹ 3812683 /- (₹ Thirty Eight lakh Twelve Thousand Six Hundred Thirty Three Only) NPA (03-08-2025)	Plot No.11C, admeasuring 200 Sq.Ft and Private Plot No.12-A admeasuring 1800 Sq.Ft. Totally admeasuring 2000 Sq.Ft i.e. 185. 84 Sq.mtrs. Out of S.No.88/1/7, Situated at Village Lohagan, Taluka Haveli, Dist Pune.	(LC No. 01500015304 of Pune - Bibwewadi Branch) Sandhya Suresh Salunke (Borrower) Chaitanya Suresh Salunke (Co Borrower 1) Suresh Pandulak Salunke (Co Borrower 2)	26-09-2025 /₹ 4153270 /- (₹ Forty one lakh Fifty Two Thousand Seven Hundred Twenty Only) NPA (11-05-2025)	All that piece and parcel of the property being Dalan No. 3, admeasuring 485.67 Sq. Ft. i.e. 45.12 Sq. Mtrs., situated on the First Floor, in Mini Market, Sector No. 2, Indrayanagar, Village: Bhosari, Taluka: Haveli, District: Pune, within the limits of Pimpri Chinchwad New Town Development Authority & within registration district Pune, registration sub-district: Taluka: Haveli and within the Jurisdiction of Sub- Registrar, Haveli No. 1 to 27, Pune

If the said Borrowers shall fail to make payment to PFL as aforesaid, PFL shall proceed against 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 way of sale, lease or otherwise without the prior written consent of PFL. Any person who contravenes or abets contravention of the provisions of the said Act or Rules made there under, shall be liable for imprisonment and/or fine as given under Section 29 of the Act.

Date : 24-10-2025 Place: Maharashtra



ICICI Home Finance

Registered Office: ICICI Bank Towers, Bandra-Kurla Complex, Bandra (East), Mumbai- 400051

Corporate Office: ICICI HFC Tower, JB Nagar, Andheri Kurla Road, Andheri East, Mumbai- 400059

Branch Office: ICICI Home Finance Co. Ltd., HFC Tower, Andheri Kurla Road, J.B.Nagar, Andheri(E), Mumbai- 400059

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 (2) 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.



STATE BANK OF INDIA

Stressed Assets Recovery Branch, Mumbai(05168)
6th Floor, "The International", 16, Maharsahi Karve Road, Churchgate, Mumbai-400 020.

Phone : 022 – 22053163 / 22053164 / 22053165 E-mail : sbi.05168@sbi.co.in

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

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) 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, the **Physical Possession** of which has been taken by the Authorised Officer of State Bank of India, the Secured Creditor, will be sold on 'As is Where is', 'As is What is' and 'Whatever there is' basis on **10.11.2025** in between **11.00 am to 04.00 pm** for the recovery of respective amount, due to the State Bank of India (Secured Creditor) from the respective Borrower(s) and the Guarantor(s) as specified here under:

Sr. No.	Name of the Borrowers	Outstanding Dues for Recovery of which Property ies is/ are being sold	Description of the Immovable Properties	Reserve Price (in Rs.)	Earnest Money Deposit (EMD) (in Rs.)	Date & Time of Inspection
1.	Mr. Sashank Nalanagula and Mrs. Lakshmi Durga Yadiapalli	Rs. 4,39,78,978/- (Total Dues of Mr. Shashank Nalanagula and Mrs. Lakshmi Durga Yadiapalli for Bandra and Dombivli Properties) + Inttt. & charges w.e.f. 08.01.2023 Demand Notice Date : 07.01.2023	Property Id: SBIN200039457991 Flat No. 1301, 13th Floor, F Wing, in the Building known as "Kankaria Paris" on Plot bearing CTS No. 629/1284/B, Village Bandra, Ambedkar Nagar, Government Colony, Kherwadi Road, Bandra East, Mumbai – 400051 admeasuring Carpet Area –845.53 sq.ft. owned by Mr. Sashank Nalanagula and Mrs. Lakshmi Durga Yadiapalli	Rs. 2,60,00,000/- (Rupees Two Crores Sixty Lakhs Only)	Rs. 26,00,000/- (Rupees Twenty Six Lakhs Only)	03.11.2025 From 11.00 am to 2.00 pm

The e-auction will be conducted through Bank's e-Auction service provider M/s PSB Alliance Private Limited at their web portal <https://baanknet.com>. The interested bidders shall ensure that they get themselves registered on the e-auction website and deposit earnest money in the virtual wallet created by service provider as per guidelines provided on <https://baanknet.com>. The interested bidders who require assistance in creating Login Id & Password, uploading data, submitting Bid documents, Training/Demonstration, Terms & conditions on online Inter-se Bidding etc., may visit the website <https://baanknet.com>. For detailed terms and conditions of the sale, please refer to the link provided in State Bank of India the Secured Creditor Website www.sbi.co.in, <https://bank.sbi>, <https://sbi.co.in/web/in-the-news/auction-notices/sarfaesi-and-other> and <https://baanknet.com>. Statutory Notice under Rule 8(6) of the SARFAESI Act: This is also a notice to the Borrower/Guarantor of the above loan under Rule 8(6) of the SARFAESI Act 2002 about holding of Auction for the sale of secured assets on above mentioned date.

Enquiry: Shri Mahesh Choudhari, Authorised Officer, Mobile No.787504195, Mrs. Kasturi Murthy, City Case Officer, Mobile No.9820594238

Date: 24.10.2025
Place: Mumbai

Sd/-
Authorized Officer
State Bank of India



बैंक ऑफ इंडिया BOI

Bank of India

Relationship beyond banking

Specialized Asset Recovery Management Branch, Bank of India Bldg., Mezzanine Floor, 70-80, Mahatma Gandhi Road, Fort, Mumbai - 400001
Phone: 022-22673549 **E-mail:** SARM.MumbaiSouth@bankofindia.co.in

POSSession Notice (Rule 8(1)) (For Immovable Property)

Whereas, The unders