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OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED

Corporate Office: C/515, Kanakia Zillion, Junction of LBS Road & CST Road, BKC Annexe, Kurla (W), Mumbai 400070

Tel.: 022-26544000 | Email: mumbai@omkaraarc.com | www.omkaraarc.com | CIN: U67100TZ2014PTC020363

PUBLIC NOTICE FOR E-AUCTION FOR SALE OF IMMOVABLE PROPERTY

DATE OF E-AUCTION: 02.02.2023

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 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 below mentioned Borrower and Guarantor(s) that the below described immovable properties mortgaged/charged to the Secured Creditor, the SYMBOLIC possession of which has been taken by the Authorised Officer of Bank of India, since assigned to Omkara Assets Reconstruction Pvt. Ltd ("OARPL"), a Company incorporated under the Companies Act, 1956 and registered with Reserve Bank of India as an Asset Reconstruction Company and having its registered office at 9, M.P Nagar, 1st Street, Kongu Nagar Extn, Tirupur 641607 and Corporate office at C/515, Kanakia Zillion, Junction of LBS Road & CST Road, BKC Annexe, Kurla (West), Mumbai 400070.

The Reserve Price and the earnest money deposit of respective property has been mentioned below in respective column. The description of Borrowers and mortgagors with description of the immovable property and known encumbrances (if any) are as under:-

Table with columns: Name of Borrower and Guarantors, Outstanding Dues in Rs., Date of Demand Notice. Includes details for Sanghavi Exports International Private Limited and its guarantors.

Main table with columns: Lot No., Description of immovable property, Mortgagor, Area, Inspection Date & Time, Reserve Price (Rs. lakhs), EMD (Rs. lakhs), Bid Increment Amt. (Rs. lakhs). Lists 14 lots for auction.

For detailed terms and conditions of the sale please refer to the link provided in http://omkaraarc.com/auction.php

- TERMS & CONDITIONS: 1. The auction will be conducted 'ONLINE' through OARPL's approved service provider M/s. C-1 India Pvt Ltd., Gurgaon. 2. The intended 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.

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

This notice is also a mandatory Notice of fifteen (15) days to the Borrower/Guarantors of the above loan account under Rule 8(6) & 9(1) of Security Interest (Enforcement) Rules, 2002 and provisions of Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, informing them 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 further interest, cost & expenses till the date of payment. In case of default in payment, the property shall at the discretion of the Authorised Officer/Secured Creditor be sold through any of the modes as prescribed under Rule 8(5) of Security Interest (Enforcement) Rules, 2002.

Sd/- Authorised Officer, Omkara Assets Reconstruction Pvt.Ltd. (Acting in its capacity as a Trustee of Omkara PS 05/2017-18 Trust, Omkara PS 15/2018-19 Trust, Omkara PS 27/2019-20 Trust, Omkara PS 20/2020-21 Trust and Omkara PS 30/2020-21)

Date: 09.01.2023 Place : Mumbai

IndusInd Bank

Registered Office : 2401, Gen. Thimmanna Road (Cantonment), Pune -411 001. Consumer Finance Division : New No. 34, G.M. Chetty Road, T. Nagar, Chennai - 600 017. State office : 301, 3rd Floor, Viva Attler, Opp. B.D.Patel House, Naranpura, Ahmedabad-380014

PUBLICATION OF DEMAND NOTICE

Notice Issued under Section 13(2) of The Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002

A notice is hereby given that the following Borrowers/ Guarantors have defaulted in the repayment of the below mentioned credit facilities obtained by them from the bank and said facilities have been classified as Non-performing assets by the Bank. Whereas the notices issued to them under section 13(2) of SARFAESI act, 2002 through Registered Post on their last known address were returned un-served and as such they are hereby informed by way of public notice about the same.

The steps are being taken for substituted service of the notice. The above borrowers, Co-borrowers and/or their guarantor (wherever applicable) are advised to make the payments of outstanding within the 60 days from the date of publication of this notice failing which further steps will be taken as per the provision of Securitisation and reconstruction of financial assets and enforcement of security interest act 2002. The borrower's attention is invited to the provisions of sub section (13) of sec.13 of the act, that the borrowers are not entitled to transfer the secured assets by way of Sale, Lease or otherwise without the prior written consent of the Bank.

Table with columns: Sl. No., Loan A/c Number, Loan Amount, Name of the Borrower/ Co-borrower/Guarantor/ Date of Demand Notice / Amount Outstanding, Description of Property/Secured Assets. Lists 14 loan accounts with details.

Date:09.01.2023 Place: Gujarat For IndusInd Bank Limited, (Authorized Officer) Ahmedabad