

Date: 11.03.2024

Solitaire Corporate park, Building No.2 Gr. Floor, Andheri Ghatkopar link Road Chakala, Andheri (E) MUMBAI 400 093.

POSSESSION NOTICE

[Under Rule 8(1) Security Interest (Enforcement) Rules, 2002]
(For immovable property)

Writeras,
ASREC (India) Limited acting in its capacity as trustee of ASREC PS-05/2021-22 Trust has vide a registered assignment agreement dated 4th January 2022 entered with Vasai Vikas Sahakari Bank Ltd., the original lender has acquired the secured debt with underlying securities from the said original lender.

The Authorised Officer of ASREC(India) Ltd. In exercise of powers conferred under section 13 (12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued demand notice dated: 13.03.2023 Ref No.ASREC/SARFAESI/PT/2022-23/644 calling upon the Borrower/Joint-Borrowers/Co-Borrower/: M/S. PRATHAMESH TYRES and/or Proprietor: Mr. Kamalakar Baburo Patil (herein under referred to as "borrower/mortgagor") and Guarantor/Mortgagor 1. Mr.Ashish Kamalkar Patil 2. Mr Aniket Millind Raje to repay the amount in Overdraft A/c no 1931 -Rs. 1,99,43,602 /-(Rupees: One Crore Ninety Nine Lac Forty Three Thousand Six Hundred Two Only) & Loan Account TRDLN No-4742 & 4768 -Rs.35,60,325/-(Rupees: Thirty Five Lac Sixty Thousand Three Hundred Twenty Five Only) as on 28.02.2023 together with further interest, expenses, costs, charges thereon with effect from 01.03.2023 till the date of payment within 60 days from the date of notice.

Pursuant to Assignment Agreement dated 04.01.2022 ASREC (India) Ltd., has acquired the financial assets of aforesaid borrower from Vasai Vikas Sahakari Bank Ltd., with all rights title and interest together with underlying security interest under Section 5 of the SARFAESI Act 2002

2002.

The Borrower/Joint-Borrower/ Co-Borrower / Mortgagor/ Guarantors having failed to repair the amount, notice is hereby given to the Borrower/ Mortgagor/ Guarantors and the public in general that the undersigned being the Authorized Officer of ASREC (India) Limited as secured creditor has taken Physical Possession of the property described herein below in exercise of powers conferred on him under section 13(4) of the said Act read with rule 8 of the said rules on 11th day of March, 2024.

The Borrowers in particular and the public in general is hereby cautioned not to deal with the

property and any dealings with such property will be subject to the charge of the ASREC India Limited, for an amount totally aggregating to Rs. 2,35,03,927 (Rupees: Two Crore Thirty Five Lac Three Thousand Nine Hundred Twenty Seven Only) together with further interest expenses, costs, charges, etc. The borrower's attention is invited to provisions of sub-Section 8 of Section13 of the Act, in

The borrower's attention is invited to provisions of sub-Section 8 of Section 13 of the Act, respect of time available, to redeem the secured assets.

Sr. No Description of Property

Description of Property

Land bearing SL. No 138/B of area 6560 sq. mts. At Village Asnas, Taluka Wada, Within Limits of Asnas Grampanchayet, Dist palghar. Owned by Mr. Kamalakar

ice: Mumbai (I N Biswas Authorised Office ASREC (India) Limite झारखण्ड राज्य ग्रामीण पथ विकास प्राधिकरण (**JSRRDA**) एफ०एफ०पी० भवन, तृतीय तल्ला, धुर्वा, राँची –834004, झारखण्ड

अल्पकालीन ई-पुनर्निविदा आमंत्रण सूचना (3rd Call) PR No. 317653 Dated 01.02.2024

अल्पकालीन ई—पुनर्निविदा संख्या:- 378/2023-24 मुख्य अभियंता, जे०एस०आर०औ०ए०, राँची द्वारा निम्नविवरण के अनुसार e-procurement पद्धित से निविदा आमंत्रित की जाती हैं।

| 35°o | | प्रखण्ड का | | == | प्राक्क | कार्य | |
|------|----------------------------|------------|---|---|----------------------|---|--------------------|
| सं० | | नाम | क | र्यं का नाम | अंक में (लाख में) | अक्षर में (रूपये में) | समाप्ति की अवधि |
| 1 | 2 | 3 | 4 | | 5 | 6 | 7 |
| 1 | JH-M- GIR- 04 / 2023-24 | गाण्डेय | 1 | T04 से उदयपुर तक पथ का सुदृढ़ीकरण कार्य। (लं० – 4.350 कि०मी०) | 1231.985 | | 15 महीना |
| | | गाण्डेय | 2 | T04 जोरासिमर तक पथ का सुदृढ़ीकरण कार्य। (लं० – 5.700 कि०मी०) | | | |
| | | गाण्डेय | 3 | T04 जोरासिमर से पहरमा तक पथ का सुदृढ़ीकरण कार्य। (लं० — 2.400 किं०मी०) | | बारह करोड़ इकतीस लाख अंडानवे हजार पाँच सौ रू० मात्र | |
| | | गाण्डेय | 4 | T07 से गगणपुर तक पथ का सुदृढ़ीकरण कार्य। (लं० – 1.750 कि०मी०) | | | |
| | | गाण्डेय | 5 | T05 से चौरा तक पथ का सुदृढ़ीकरण कार्य। (लंo – 2.000 किoमीo) | | | |
| | | गाण्डेय | 6 | T02 से कोरियाद तक पथ का सुदृढ़ीकरण कार्य। (लं० – 5.700 कि०मी०) | | 1965 | |
| | | गाण्डेय | 7 | T01 बमनडीहा तक पथ का सुदृढ़ीकरण कार्य। (लं० – 2.180 कि०मी०) | | | |
| | | गाण्डेय | 8 | T03 से पहलिया तक पथ का सुदृढ़ीकरण कार्य। (लं० – 1.730 कि०मी०) | | | |

2. वेबसाईट में निविदा प्रकाशन की तिथि:-13.03.2024

ई—निविदा प्राप्ति की अंतिम तिथि एवं समय:— 19.03.2024 अपराहन 5.00 बजे तक ।

4. निविदा खोलने की तिथि एवं समय:—20.03.2024 अपराह्न 5.00 बजे।
5. निविदा आमंत्रित करने वाले पदाधिकारी का नाम एवं पता:— मख्य अभिग्रंता

निविदा आमंत्रित करने वाले पदाधिकारी का नाम एवं पता:
 – मुख्य अमियंता का कार्यालय, जे०एस०आर०आर०डी०ए०, राँची

एफ०एफ०पी० भवन, तृतीय तल्ला, धुर्वा, राँची –834004, झारखण्ड। 6. ई–निविदा प्रकोष्ठ का दूरभाष सं०–

विस्तृत जानकारी के लिए वेबसाईट jharkhandtenders.gov.in में देखा जा सकता है। मुख्य अभियंता PR 322261 (Rural Work Department)23-24*D जे०एस०आर०और०और०, राँची

Personal Finance, Insight Out



Personal Finance, Monday to Saturday

To book your copy, sms reachbs to 57575 or email order@bsmail.in

Business Standard Insight Out

Date: 13.03.2024

Place: Mumba

OMKARA

Sd

OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED Registered Office: No. 9, M.P. Nagar, First Street, Kongu Nagar, Extension, Tirupur 641607.

Registered Office: No. 9, M.P. Nagar, First Street, Kongu Nagar, Extension, Tirupur 641607.

Corporate Office: Kohinoor Square, 47th Floor, N. C. Kelkar Marg, R. G. Gadkari Chowk, Dadar West, Mumbai 400 028.

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

[Appendix - IV-A] [See proviso to rule 8 (6) and 6 (2)]

DTICE FOR E-AUCTION FOR SALE OF MOVAE

PUBLIC NOTICE FOR E-AUCTION FOR SALE OF MOVABLE & IMMOVABLE PROPERTY DATE OF E-AUCTION: 04.04.2024

E-Auction Sale Notice for Sale of Movable & Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 8 (6) and 6 (2) 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 movable and immovable properties mortgaged/charged to the Secured Creditor, the physical/symbolic possession of which has been taken by the Authorised Officer of Bank of India/ 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 Kohinoor Square, 47th Floor, N.C.Kelkar Marg, R.G.Gadkari Chowk, Dadar (West), Mumbai - 400028. Erstwhile Andhra Bank, erstwhile Dena Bank, Bank of Baroda, Bank of India, Indian Bank and IDBI bank vide Deeds of Assignment dated 3rd January 2018, 14th December 2018, 31st March 2020, 31st March 2021, 31st March 2021 & 29th April 2023 assigned the debt of Sanghavi Exports International Private Limited ("SEIPL") to OARPL acting in its capacity as 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, Omkara PS 30/2020-21 Trust & Omkara PS

02/2023-24 Trust respectively.

Accordingly, OARPL is entitled to recover dues and enforce the securities. The Secured Assets will be sold in exercise of rights and powers under the provisions of sections 13 (2) and (4) of SARFAESIAct; on "As is where is", "As is what is", "Whatever there is and "Without recourse Basis" on 04.04.2024 at 11:00 am (last date and time for submission of bids is 03.04.2024 by 5:00 PM, for recovery of amount shown below with further interest there on till the date of of recovery in respective column due to OARPL and Consortium members as Secured Creditors from the Borrower and Guarantors shown below.

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 movable and immovable property and known encumbrances (if any) are as under

Date of Physical Outstanding Dues in Rs. Name of Borrower and Guarantors Borrower Sanghavi Exports International Private Date of 15.12.2020 (As per the Limited (in liquidation under IBC, 2016) OARPL Guarantors: (1) Mr. Kalpesh. V. below) 79.14.86.985 As assignee of erstwhile Andhra Bank Sanghavi, (2) Mr. Jayesh V. Sanghavi, (3) Mr. Kirtilal R. Sanghavi, (4) Mr. 04.10.2021 As assignee of erstwhile Dena Bank 120.84.32.089 Chandrakant R. Sanghavi, (5) Mr. Rameshchandra R. Sanghavi, (6) Mr. 69,53,44,692 26.10.2021 As assignee of Bank of Baroda 404,06,99,250 As assignee of Bank of India 24-03-202 Ketan K. Sanghavi, (7) Mr. Viren K. Sanghavi, (8) Mr. Agam K. Sanghavi, (9) 4 to 7 04.10.2021 96.78.71.602 As assignee of Indian Bank 27.08.2023 Mrs. Bharitben V. Sanghavi, (10) Mrs. 66.48.03.907 As assignee of IDBI Bank Limited Pramilaben K. Sanghavi, (11) Mrs. Kalpanaben R. Sanghavi, (12) Mrs. Sub-total (OARPL) 121,85,47,697 State Bank of India Devikaben C. Sanghavi, (13) Ms. Nikitaben V. Sanghavi, (14) Kirtilal R. 93,65,62,549 Union Bank of India Sanghavi (HUF), (15) Rameschandra R. Sanghavi (HUF), (16) Chandrakant R. Sub-total **Grand Total** Sanghavi (HUF), (17) Vasantlal Sanghavi (HUF), (18) Sanghavi Family Total dues as on 15.12.2020: Rs. 1052,37,48,771 (Rs. One Thousand Fifty-Two Crores Thirty-Seven Lakhs Forty Trust, (19) Royal Estate Holding India Eight Thousand Seven Hundred and Seventy-One only) (20) Sanchavi Star Retail Pvt Ltd, (21) Sanghavi Jewellery Mfg. Pvt

| Lot No. | | Mortgagor | Area | Inspection Date & Time | Reserve Price (Rs. lakhs) | (Rs. lakhs) | Bid Incremen Amount (Rs. lakhs) |
|------------|--|--|---|---------------------------------------|---------------------------------|----------------|---------------------------------------|
| 1 | Industrial plots and factory premises constructed thereon bearing Plot No. 5/A-1 & 5/A-2, Revenue Survey No. 14, Final Plot No. 19, village Tunki, Surat. Known encumbrances: Property tax dues of Rs. 21,02,791/- as on 13.01.2022, and Water connection dues of Rs. 70,752.21 as on 01.03.2022. | SEIPL | Land-2412 sq.mtr. Bldg 62,456 sq.ft. approx | 20.03.2024 3:00 PM to 5:00 PM | 1995 | 199.5 | 25.00 |
| 2 | Machinery at above | SEIPL | | 1 1 | 172 | 17.2 | 5.00 |
| 3 | Machinery installed/ erected in the factory at Plot No. 203 & 204, Surat SEZ, Sachin, Surat | SEIPL | | 20.03.2024 11:00 AM to 12:00 PM | 12 | 1.2 | 0.50 |
| 4 | Office Premises No. 2 and 102 (merged), at Ashish Chambers, Nondh No. 1976, Mahidharpura, Surat | SEIPL | 790 sq.ft. BUA | 19.03.2024 12:00 PM to 1:00 PM | 36 | 3.6 | 1.00 |
| | Below Office Premises at Diamond Trader Apartment, situated on land bearing Nondh Nos. 1978 to 1981 and 2887 to 2890 of City Survey No. 6, at Dalgia Moholla, Mahidharpura Area of City of Surat. Known Encumbrances for the below mentioned properties Manintainece overdue 101 & 102 Rs.91,680 as from 01.04.2019 to 31.03.2023 108, 109 & 110 Rs.1,22,800 as from 01.04.2019 to 31.03.2023 501 Rs.92,000 as from 01.04.2019 to 31.03.2023 Fire Safety overdue amount for 101 & 102, 108, 109 & 110, 501 is Rs.30,000 from 01.04.2019 to 31.03.2020 Generator exp overdue amount for 101 & 102, 108, 109 & 110, 501 is Rs.20,000 from 01.04.2019 to 31.03.2020 | | | | | | |
| 5 | Office No. 101 & 102 (merged) | SEIPL | 1146 sq.ft. | 19.03.2024 11:00 AM to 12:00 PM | 65 | 6.5 | 2.00 |
| 6 | Office No. 108 to 110 (merged) | 1 | 1535 sq.ft. | 1 1 | 86 | 8.6 | 3.00 |
| 7 | Office No. 501 | | 733 sq.ft. | | 41 | 4.1 | 1.00 |
| 8 | Factory Land - Industrial Plot no. 4/A-1, 4/A-2, 4/A-3, 4/A-4 & 4/A-5, Tunki Village, Surat with building thereon Electricity Overdue Rs. 17,598/- plus DPC (as on date 19.01.2024) | Late Mr. Vasantial R Sanghavi (now his legal heirs), Mr. Chandrakant R Sanghavi, Mr. Rameshbhai R Sanghavi, Mr. Kirtilal R Sanghavi and M/s Sanghavi Exports (now SEIPL) | Land - 4537.1591 sq.mtr. Bidg 7089.28 sq.mtr. approx. | 20.03.2024 3:00 PM to 5:00 PM | 2322 | 232.2 | 30.00 |

For detailed terms and conditions of the sale please refer to the link provided in http://omkaraarc.com/auction.php
STATUTORY NOTICE FOR SALE UNDER Rule 8(6) and 6(2) read with rule 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) & 6(2) 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 Authorized Officer/Secured Creditor be sold through any of the modes as prescribed under Rule 8 (5) of Security Interest (Enforcement) Rules, 2002.

Sd/-Authorized 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, Omkara PS 30/2020-21 Trust & Omkara PS 02/2023-24 Trust



Date: 12.03.2024

THE DAHANU ROAD JANATA CO-OP BANK LTD., DAHANU ROAD

Main Branch: Janata Bank Chowk, Dahanu Road, Tal. Dahanu Dist. Palghar -401 602 Phone. (02528) 222236, 223374, 223110 Fax (02528) 223405

SALE NOTICE

("AS IS WHERE IS")

SALE NOTICE OF IMMOVABLE PROPERTIES BY INVITING TENDERS/PUBLIC AUCTION UNDER RULES 8(6) & 9 OF

THE SECURITY INTEREST (INFORCEMENT) RULES 2002

Notice is hereby given to the effect that the immovable properties described herein, taken possession under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and Security Interest

| under mentioned property on the terms & conditions. | | | | | | | | |
|---|--|-------------------|--|--|--|--|--|--|
| Name and Address of the Borrower | Details of Properties | Reserved Price Rs | | | | | | |
| Mr.Bholaprasad Dwarka Gupta | Village—Sarawali, Tal-Dahanu, Dist-Palghar NA land bearing Bhumapan Kramank/Gut No.33/4/1, admeasuring 2770.00 sq.mtrs., there on Hotel Premise & Lodge, ground floor & two upper floor, Restaurant, Banquet Hall, Lodging Rooms, etc., Sarawali Comproperheat Nave No. 2081, 43, 2014, 2024, 3074, 43, 3074 | Rs. | | | | | | |

(Enforcement) Rules 2002, will be sold by inviting tenders. Sealed Tenders are invited from the intending tenderer for sale of the

Earnest Money Deposit Rs. Rs.10,00,000/- Date & Time for receipt of Tender Dt.15.04.2024/4.00 p.m.

Address in which the tender to be submitted: Authorised Officer, Head Office, Dahanu Road Janata Co-op. Bank Ltd., Dahanu Road.

Date, Time & Place of opening of the tender/s: - Dt.16.04.2024 / 4.00 p.m./Head Office, Dahanu Road Janata Co-op. Bank Ltd., Dahanu Road.

NOTE: Terms and Conditions will be available at the time of receiving tender form from the Bank.

Sign./-

OMKARA OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED

Registered Office: No. 9, M.P. Nagar, First Street, Kongu Nagar, Extension, Tirupur 641607.

Corporate Office: Kohinoor Square, 47th Floor, N. C. Kelkar Marg, R. G. Gadkari Chowk, Dadar West, Mumbai 400 028.

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

The Dahanu Road Janata Co-op.Bank Ltd., Dahanu Road.

[Appendix - IV-A] [See proviso to rule 8 (6) r/w rule 9(1)] PUBLIC NOTICE FOR E-AUCTION FOR SALE OF IMMOVABLE PROPERTY

DATE OF E-AUCTION: 03.04.2024

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) read with Rule 9(1) 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/PHYSICAL possession of which has been taken by the Authorised Officer of Omkara Assets Reconstruction Pvt. Ltd. ("OARPL"). OARPL is 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 Exth, Tirupur 641607 and Corporate office at Kohinoor Square, 47th Floor, N.C. Kelkar Marg, R.G. Gadkan Chowk, Dadar (West), Mumbai-400028. Erstwhile Andhra Bank, erstwhile Dena Bank, Bank of Baroda, Bank of India Indian Bank and IDBI Bank vide Deeds of Assignment dated 3rd January 2018, 14th December 2018, 31st March 2020, 31st December 2020, 31st March 2021 & 29th April 2023 assignment deted Sanghavi Exports International Private Limited to OARPL acting in its capacity as Trustee of Omkara PS 05/2017-18 Trust, Omkara PS 15/2018-19 Trust, Omkara PS 02/2023-24 Trust, Omkara PS 02/2020-21 & Omkara PS 02/2023-24 Trust

Accordingly, OARPL is entitled to recover dues and enforce the securities. The Secured Assets will be sold in exercise of rights and powers under the provisions of sections 13 (2) and (4) of SARFAESI Act; on "As is where is", "As is what is", "Whatever there is" and "Without recourse Basis" on 03.04.2024 at 11:00 AM (last date and time for submission of bids is 02.04.2024 by 05:00PM), for recovery of amount shown below in respective column due to OARPL and it's consortium members as Secured Creditors from the Borrower and Guarantors shown below.

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: -

| Name of Borrower and Guarantors | Outstanding Dues in R | Date of Demand Notice | Dates of Symbolic/ Physical Possession | | | |
|--|--|-----------------------------|---|--|--------------------|--|
| Borrower: Sanghavi Exports International Private Limited (in liquidation under IBC, 2016) | Financial | Dues as on 15.12.2020 | -500000000 | Symbolic Possession | | |
| | Creditor | | 09-12-2019 | Sr.no (As per the schedule below) | Date of possession | |
| | OARPL | | | | | |
| Guarantors: (1) Mr. Kalpesh. V. Sanghavi, (2) Mr. | As assignee of erstwhile Andhra Bank | 79,14,86,985 | | | | |
| Jayesh V. Sanghavi, (3) Mr. Kirtilal R. | As assignee of erstwhile Dena Bank | 120,84,32,089 | | 1. | 15.12.2020 | |
| Sanghavi, (4) Mr. Chandrakant R. | As assignee of Bank of Baroda | 69,53,44,692 | | Physical Possession | | |
| Sanghavi, (5) Mr. Rameshchandra R. | As assignee of Bank of India | 404,06,99,250 | | Sr.no (As per the schedule below) | D | |
| Sanghavi, (6) Mr. Ketan K. Sanghavi, (7) Mr. Viren K. Sanghavi, (8) Mr. Agam K. Sanghavi, (9) Mrs. Bharitben V. Sanghavi, (10) Mrs. Pramilaben K. Sanghavi, (11) Mrs. Kalpanaben R. Sanghavi, (12) Mrs. Devikaben C. Sanghavi, (13) Ms. Nikitaben V. | As assignee of Indian Bank | 96,78,71,602 | | | | |
| | As Assignee of IDBI Bank Limited | 66,48,03,907 | | | possession | |
| | Sub-total (OARPL) | 8,36,86,38,525 | | 2 to 4 | 30.04.2023 | |
| | State Bank of India | 121,85,47,697 | | 5 to 14 | 26.08.2023 | |
| | Union Bank of India | 93,65,62,549 | | 310 14 | 20.00.2023 | |
| Sanghavi, (14) Kirtilal R. Sanghavi | Sub-total | 281,99,14,153 | | | | |
| (HUF), (15) Rameschandra R. Sanghavi (HUF), (16) Chandrakant R. Sanghavi (HUF), (17) Vasantlal Sanghavi (HUF), (18) Sanghavi Family Trust, (19) Royal | Total | 1052,37,48,771 | | | | |
| | Total dues as on 15.12.2020: Rs (Rupees One Thousand Fifty-Two Cro Lakhs Forty-Eight Thousand Seven Seventy-One only) | | | | | |

| Lot No. | | Mortgagor | Area | Inspection Date & Time | Reserve Price (Rs. lakhs) | (Rs. lakhs) | Bid Incremen Amount (Rs. lakhs) |
|------------|--|---|--|---------------------------------------|---------------------------------|-------------|---------------------------------------|
| 1 | Office Premises No. 402 on 4th floor (North), of Meh Mahal, built on land bearing Cadastal Survey No. 15(New Survey No. 3/8019, 7/8019, 5/8019 and 2/800 part) of Girgaum Division, situated at 15, Mathe Road, Opera House, Mumbai, along with two (2) c parking spaces. Known encumbrances: As per decree dated 02.05.2019 granted by the Bombay City Civil Court in Summ. Suit No. 1345/201 an amount of Rs. 14,54,009/- is payable by the mortgagor to Drishti Hospital Co. Pvt. Ltd. along wi interest (9 9% p.a. on Rs. 13,03,251/- from the date filing suit (26.09.2017) till realization. | 01 Holding 07 (India) Pvt Ltd ew aar he 7, | 3180 sq.ft. BUA (2650 sq.ft. carpet) | 21.03.2024 11:00 AM to 12:00 PM | 773 | 77.3 | 10.00 |
| 2 | All that piece and parcel of land bearing Sheet No. ar Survey No 39/587/A, situate near Civil Court, Tow New Deesa, Tal. Deesa, Dist. Banaskantha, Nor Gujarat together with building and structures thereon | vn Sanghavi, (2) Mr. Rameshchandra | Land - 14763.81 sq.ft. Bldg - 7020 sq.ft. approx. | 18.03.2024 11:00 AM to 12:00 PM | 369 | 36.9 | 10.00 |
| 3 | Plot No. 14, bearing Sheet No. 39, City Survey N 587(A), (Aghat land), situated near Nyay Mano (Court), at Town New Deesa, Tal. Deesa, Dis Banaskantha, North Gujarat together with all buildir and structures thereon | dir Rameshchandra st. Sanghavi | 1800 sq.ft. | 18.03.2024 | 40 | 4.00 | 1.00 |
| 4 | Plot No. 13, bearing Sheet No. 39, City Survey N 587(A), (Aghat land), situated near Nyay Mano (Court), at Town New Deesa, Tal, Deesa, Dis Banaskantha, North Gujarat together with all buildin and structures thereon | dir Kirtilal Sanghavi st. | 930 sq.ft. | 11:00 AM to 12:00 PM | 21 | 2.1 | 0.50 |
| | Below mentioned office premises at Sr. No. 5 a building constructed on land bearing Nondh N Surat together with undivided proportionate sh fittings. | lo. 1364, City Survey | | | | | |
| 5 | Office Premises No. 07 on 3rd Floor | (1) Late Mr. Vasantial R. Sanghavi (now his legal heirs) and (2) Vasantial R. Sanghavi HUF. | 500 sq.ft. BUA | 19.03.2024 | 35 | 3.5 | 1.00 |
| 6 | Office Premises No. 04 on 1st Floor | Mr. Rameshchandra Ravchand Sanghavi and (2) Rameshchandra Ravchand Sanghavi HUF | 500 sq.ft. BUA | 01:30 PM to 02:30 PM | 35 | 3.5 | 1.00 |
| | Below mentioned flats at Sr. No.7,8,9,10,11,12 Tower, situated over land comprised in Rev. Sy. No. 90 paiki and Sub-Plot No. A, B and C of TPS Adajan Road, Surat. | | | | | | |
| 7 | Flat No. 402 in Tower 4 | Mr. Kirtibhai Ravchand Sanghavi | 1029 sq.ft. carpet | | 33 | 3.3 | 1.00 |
| 8 | Flat No. 401 in Tower 4 | Mr. Ketan Kirtilal Sanghavi | 1029 sq.ft. carpet | | 33 | 3.3 | 1.00 |
| 9 | Flat No. 502 in Tower 5 Maintenance Charges of Rs. 14,850/- Overdues from July 2023 to March 2024 | Mrs. Devikaben Chandrakant Sanghavi | 1136 sq.ft. carpet | | 37 | 3.7 | 1.00 |
| 10 | Flat No. 511 in Tower 5 Rent Maintenance of Rs. 1500/- Overdues from July 2023 to Sept. 2023, Maintenance Charges of Rs. 13,500/- Overdues from July 2023 to March 2024 | Mrs. Nikita Viren Sanghavi | 1029 sq.ft. carpet | | 33 | 3,3 | 1.00 |
| 11 | Flat No. 201 in Tower 2 | Mr. Chandrakant Ravchandbhai Sanghavi | 811 sq.ft. carpet | 19.03.2024 3:00 PM to 5:00 PM | 27 | 2.7 | 1.00 |
| | Flat No. 102 in Tower 1 | Mr. Pramilaben Kirtibhai Sanghavi | 816 sq.ft. carpet | | 27 | 2.7 | 1.00 |
| 12 | | | 4400 0 | | 37 | 3.7 | 1.00 |
| 13 | Flat No. 301 in Tower 3 | Mr. Ramesh Ravchand Sanghavi | 1136 sq.ft. carpet | | 31 | 0.7 | 1.00 |

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

STATUTORY NOTICE FOR SALE UNDER Rule 8(6) read with Rule 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, 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 Interest (Enforcement) Rules, 2002.

ement) Rules, 2002. Sdl-Authorized 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

Date : 13.03.2024 PS 15/2018-19 Trust, Omkara PS 27/2019-20 Trust, Omkara PS 20/2020-21
Place : Mumbai Trust, Omkara PS 30/2020-21 & Omkara PS 02/2023-24 Trust)