

CLIX HOUSING FINANCE LIMITED
Registered Office: Aggarwal Corporate Tower, Plot No. 23, 5th Floor, Govind Lal Sikka Marg, Rajendra Place, New Delhi-110008

POSSESSION NOTICE (Appendix IV) Rule 8(3)

Whereas the Authorized officer of CLIX HOUSING FINANCE LIMITED (CFL), a Housing Finance Bank Company under the National Housing Bank Act, having its Registered Office: Aggarwal Corporate Tower, Plot No. 23, 5th Floor, Govind Lal Sikka Marg, Rajendra Place, New Delhi-110008, under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) (hereinafter referred to as "Act") and in exercise of the powers conferred under Section 13(2) of the Act read with Rule 3 of the Security Interest (Enforcement) Rule, 2002 issued a Demand Notice dated 17-APR-2023 calling upon

1. **MR. OM PRAKASH MEENA S/O RAM SWARUP MEENA** F.NO-5-2, PLOT NO. 1, HANUMAN CITY-B, INDRAPURI, VRINDAWAN RESIDENCY, JAIPUR, RAJASTHAN-302022. **ALSO AT:** VILLAGE GRAM-DABAR, VISHALA, DAUSA, RAJASTHAN-321608. **ALSO AT:** HITS LOGISTICS THROUGH ITS PROPRIETORSHIP SHOP NO. 21ST FLOOR SADAR THANA SANGNER NEAR INDIA GATE 1, BARI SANGNER, JAIPUR, RAJASTHAN 2.

2. **MR. HARI RAM MEENA S/O RAM SWARUP MEENA** F.NO-5-2, PLOT NO. 1, HANUMAN CITY-B, INDRAPURI, VRINDAWAN RESIDENCY, JAIPUR, RAJASTHAN-302022. **ALSO AT:** VILLAGE GRAM-DABAR, VISHALA, DAUSA, RAJASTHAN-321608. **3. MRS. CHHOTI BAI W/O RAM SWARUP MEENA** F.NO-5-2, PLOT NO. 1, HANUMAN CITY-B, INDRAPURI, VRINDAWAN RESIDENCY, JAIPUR, RAJASTHAN-302022. **ALSO AT:** MOONPHON, NOKRAWADA, DAUSA, RAJASTHAN-321608. **ALSO AT:** HITS LOGISTICS THROUGH ITS PROPRIETORSHIP SHOP NO. 21ST FLOOR SADAR THANA SANGNER NEAR INDIA GATE 1, BARI SANGNER, JAIPUR, RAJASTHAN

To repay the amount mentioned in the notice i.e. Rs. 9,68,549/- (Rupees Nine Lakhs Sixty Eight Thousand Five Hundred Forty Nine Only) as on 13/04/2023 along with the applicable interest and other charges within Fifty (60) days from the date of receipt of the said notice.

The Borrower had 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 under sub-section (4) of section 13 of Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 on 09 day of March 2024.

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 CFL for an amount of Rs. 9,68,549/- (Rupees Nine Lakhs Sixty Eight Thousand Five Hundred Forty Nine Only) as on 13/04/2023 along with the applicable interest and other charges.

The attention of the Borrower is invited to provisions of sub-section (8) of section 13 of the Act, in respect of time available, to redeem the secured asset.

DESCRIPTION OF IMMOVABLE PROPERTY/SECURED ASSET IS AS UNDER:

"ALL THAT PIECE AND PARCEL OF PROPERTY BEARING PLOT NO. 1, ON THE SECOND FLOOR, UNIT NO. S-01, RESIDENTIAL SCHEME HANUMAN CITY-B, (BUILDING KNOWN AS VRINDAWAN RESIDENCY) VILLAGE INDRAPURI, TEHSIL SANGNER, JAIPUR, RAJASTHAN 302022, TOTAL ADMEASURING 445 SQ. FEET."

Place: Jaipur
Date: 09.03.2024

Sd/- Authorized Officer
CLIX HOUSING FINANCE LIMITED

HERO HOUSING FINANCE LIMITED
Regd. Office: 89, Community Centre, Basant Lok, Vasant Vihar, New Delhi-110057
Phone: 011 49267000, Toll Free Number: 1800 212 8880, Email: customer.care@herohf.com
Website: www.herohousingfinance.com | CIN: U65192DL2016PLC30148
Contact Address: Building No. 27, 2nd Floor, Community Center, Basant Lok, Vasant Vihar, New Delhi-110057

POSSESSION NOTICE (FOR IMMOVABLE PROPERTY)
(As per Appendix IV read with rule 8(1) of the Security Interest Enforcement Rules, 2002)

Whereas, the undersigned being the Authorized Officer of the Hero Housing Finance Limited, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002, issued a demand notice as mentioned below calling upon the Borrowers to repay the amount mentioned in the notice within 60 days from the date of the said notice.

The borrower, having failed to repay the amount, notice is hereby given to the borrower, in particular and the public, in general, that the undersigned has taken 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.

The borrower, in particular, and the public in general, are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the Hero Housing Finance Limited, for an amount referred to below along with interest thereon and penal interest, charges, costs etc. from date mentioned below.

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

Loan Account No.	Name of Obligor(s)/ Legal Heir(s)/Legal Representative(s)	Date of Demand Notice	Date of Possession (Constructive/ Physical)
HHFNSPHOU2200019547	AMAN GUPTA	22/08/2023	07/03/2024
HHFNSPIPL2200019548	SUNITA GUPTA	Rs. 16,57,053/- as on date 21/08/2023	(Physical)

Description of Secured Assets/Immovable Properties: Flat No. UGF - 02, Upper Ground Floor, Front LHS, without built up on Plot No. A-87, Kharsa No. 353, area measuring 440 sq. ft. i.e. 40.876 sq mtrs situated in Rai Vihar Sehkari Avas Samiti Limited, Village Sadulabad, Tehsil Loni, District Ghaziabad, Uttar Pradesh-201102 consisting of two bedrooms, one drawing room, one kitchen and two toilet bathrooms. Bounded by: North: Rear Unir/ Other's Property, East: RHF Flat/Vacant Plot No. A-86, South: 30'ft wide road, West: Vacant Plot No. A-88

HHFLAXHOU2200019714	Vinod Kumar, Neha Kashyap, Satyans Son of Vinod Kumar	22/08/2023, Rs. 10,96,264/- as on date 21/08/2023	06/03/2024 (Physical)
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Description of Secured Assets/Immovable Properties: Flat No. FF-03, LIG, First Floor, Without Roof Rights, Rear RHS, consisting of one drawing/ dining room, one bedroom, one toilet, & one kitchen having covered area measuring 308 sq. ft. i.e. 28.61 sq. mtrs situated on Plot No. F-101, Kharsa No. 180/3, & 181, Block - F, SLF Ved Vihar, Village- Sadulabad, Pargana East Tehsil Loni, District- Ghaziabad, Uttar Pradesh-201102. Bounded by: North: Other's Property, East: Plot No. F-102, South: Front Unir FF-2/9mtr wide road, West: Unit No. FF-4/ Plot No. F-100

Date: - 12-03-2024
Place: - Delhi/NCR

Sd/- Authorized Officer
For Hero Housing Finance Limited

E-AUCTION SALE NOTICE
EDELWEISS ASSET RECONSTRUCTION COMPANY LIMITED
CIN: U67100MH2007PLC174759
Retail Central & Regd. Office: Edelweiss House, Off CST Road, Kalina, Mumbai 400098

E-Auction Sale Notice For Sale of Immovable Secured Assets Under The Securitisation And Reconstruction Of Financial Assets And Enforcement Of Security Interest Act, 2002 Read With Proviso To Rule 8 (6) & 9(1) Of The Security Interest (Enforcement) Rules, 2002 ("Rules")

The Poonawalla Housing Finance Limited (Previously Known as Grihsum Housing Finance Limited) has assigned the financial assets to Edelweiss Asset Reconstruction Company Limited on its own/acting in its capacity as trustee of EARC-TRUST-SC-438 (hereinafter referred as "EARC") pursuant to the Assignment Agreement dated 30.06.2022 under Sec.5 of SARFAESI Act, 2002. EARC has stepped into the shoes of the PHFL and all the rights, title and interests of PHFL with respect to the financial assets along with underlying security interests, guarantees, pledges have vested in EARC in respect of the financial assistance availed by the Borrower(s) and EARC exercises all its rights as the secured creditor.

Notice of 15 days is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable secured assets mortgaged in favor of the Secured Creditor, the physical possession of which has been taken by the Authorized Officer (AO) will be sold on "As is where is", "As is what is", and "Whatever there is" basis, for recovery of the amounts mentioned herein below due to EARC together with further interest and other expenses/costs thereon deducted for any money received by EARC from Borrower(s) and Guarantor(s). The Reserve Price and the Earnest Money Deposit are mentioned below for the property.

DETAILS OF SECURED ASSET PUT FOR E-AUCTION:

Sl. No.	Loan Account No.	Name of Borrower/ Co-Borrower	Trust name	Name Of Bank & Branch, Account Number & IFSC Code	Total Outstanding Dues INR as on 11.03.2024	Reserve Price INR	Earnest Money Deposit (EMD) INR	Date of Auction	Type of Possession
1	HM/0031/H/18/100110/Poonawalla Housing Finance Limited (Presently Known As Grihsum Housing Finance Limited)	1) Ansar Ahmad (Borrower), 2) Salmi Ahmad 3) Rizwana (Co-Borrowers)	EARC TRUST SC 438	ICICI Bank Ltd., Nariman Point ; 000405124834 ; ICIC0000004	₹ 24,06,804.57/-	₹ 10,50,000/- (Rupees Ten Lakh Fifty Thousand only)	₹ 1,05,000/- (Rupees One Lakh Five Thousand only)	27th March 2024 at 11:30 AM	Physical

PROPERTY DESCRIPTION: All That Piece And Parcel Of Mortgage Property Of Flat No: SF-3 Second Floor Back Side With Roof Plot No: B1/100 Block- B-1 Df Dilshad Extn-Ii Bhopura Ghaziabad Ghatgaon Ptn 210001.

Important Information regarding Auction Process:

- All Demand Drafts (DD) shall be drawn in favor of Trust name as mentioned above and payable at Mumbai.
- Last Date of Submission of EMD Received 1 day prior to the date of auction
- Place for Submission of Bids 1st Floor, Edelweiss House, off CST Road, Kalina, Mumbai-400098
- Place of Auction (Web Site for Auction) E-Auction (https://auction.edelweissarc.in)
- Contact Persons with Phone Nos. Toll Free Number: 1800 266 6540
- Date & Time of Inspection of the Property As per prior appointment

For detailed terms and conditions of the sale, please refer to the link provided in EARC's website i.e. https://auction.edelweissarc.in

Place: Mumbai
Date: 11-March-2024

Sd/- Authorized Officer
For Edelweiss Asset Reconstruction Company Limited
(Trustee of EARC TRUST SC 438)

MANIBHAVNAM HOME FINANCE INDIA PRIVATE LIMITED

POSSESSION NOTICE (Appendix IV) Rule 8(3)

Whereas the Authorized officer of Manibhavnam Home Finance India Pvt. Ltd., a (hereinafter referred to as "MBHF"), MBHF, which has duly been authorised by the Central Government, vide a notification dated 17.06.2021, to be treated as a Financial Institution, for the purposes of the "The Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, having its registered office at- 2nd Floor, N-2, South Extension Part-I, New Delhi- 110049, under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) (hereinafter referred to as "Act") and in exercise of the powers conferred under Section 13(2) of the Act read with Rule 3 of the Security Interest (Enforcement) Rule, 2002 issued a Demand Notice to the following borrowers and co-borrowers to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice.

The borrower/Guarantor having 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 under sub-section (4) of section 13 of Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 as per under mentioned Date.

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 MBHF and interest other charges thereon. The attention of the Borrower is invited to provisions of sub-section (8) of section 13 of the Act, in respect of time available, to redeem the secured asset.

Name & Address of Borrower/Co-Borrower: 1. ANCHUR CHAUBEY W/O PRADEEP KUMAR CHOUHEY EXOTICA DREAM VILLE TO 1305 GAUR CITY GREATER NOIDA, WEST, UTTAR PRADESH-201307. **ALSO AT:** FLAT NO. 2, TOWER 12, EXOTICA DREAM VILLE, SEC-160 GREATER NOIDA (WEST), UTTAR PRADESH-201307. **ALSO AT:** HOUSE NO. 195, SHRI RADHAPURAM COLONY HOSHANGABAD ROAD, SAMARHA, HUZUR, BHOPAL, MIBORD, MADHYA PRADESH-462047. 2. PRADEEP CHOUHEY S/O KESHAV CHOUHEY EXOTICA DREAM VILLE, T-9 1305 GAUR CITY GREATER NOIDA, WEST, UTTAR PRADESH-201307. **ALSO AT:** FLAT NO 105, TOWER-12, EXOTICA DREAM VILLE, SEC-160 GREATER NOIDA (WEST), UTTAR PRADESH - 201307. **ALSO AT:** HOUSE NO. 195, SHRI RADHAPURAM COLONY HOSHANGABAD ROAD, SAMARHA, HUZUR, BHOPAL, MIBORD, MADHYA PRADESH-462047. **ALSO AT:** CAPMEGIN TECHNOLOGY SERVICES PLOT NO. 139, 140 & 142 E&P NOIDA SPECIAL ECONOMIC ZONE, PHASE-2, NOIDA, UTTAR PRADESH-201305. **ALSO AT:** COGNIZANT PLOT NO-20 & 21, SEA VIEW DEVELOPERS LTD, BUILDING NO-10, INFOSPACE, SECTOR 135, BANDPUR, UTTAR PRADESH 201304

Demand Notice Dated: 04-July-2023, **Date of Possession:** 07.03.2024
Amount of Demand Notice: Rs. 17,21,419.23/- (Rupees Seventeen Lakh Twenty One Thousand Four Hundred Nineteen And Paise Twenty Three Only) as on 26-JUN-2023

Details of Property: ALL THAT PIECE AND PARCEL OF PROPERTY BEARING FLAT NO. 403 (4 FLOOR, TOWER-B, R/S BACK SIDE) AREA (550 SQ.FT) COVERED AREA INCLUDING AREA 51.05 SQ.METERS, LOCATED IN SHIV HOME-2, VILLAGE CHHAPRAULA PARGANA AND TEHSIL DADR DISTRICT GAUTAM BUDDH NAGAR, UTTAR PRADESH (WHICH IS LOCATED AT KHARSA NO. 1271).

Name & Address of Borrower/Co-Borrower: 1. LAKMI KUMARI W/O MAHESH KUMAR, 2. MAHESH KUMAR S/O KESHAV RAM, All Residing at: 17/1 MOCHI BAGH, SOUTH MGT 2ND FLOOR, NEW DELHI-110021 **ALSO AT:** GALLI LAL, 443, BLOCKCH, TYPE 11, QUARTER, KALI BARI MARG NEW DELHI G.P.O NEW DELHI-110001 **ALSO AT:** SANSKRITI SCHOOLS, 5 RADHAKRISHNA MARG, CHANKYAPURI, NEW DELHI-110021 **ALSO AT:** FLAT NO 202, SECOND FLOOR, (REAR MIDDLE PORTION TOWER B, SHIV HOME-2, BISRAKH ROAD, VILLAGE CHHAPRAULA, TEHSIL DADR, G. B. NAGAR, UP-201301

Demand Notice Dated: 28-July-2023, **Date of Possession:** 07.03.2024
Amount of Demand Notice: Rs. 16,21,058.33/- (Rupees Sixteen Lakh Twenty One Thousand Five Eight And Paise Thirty Three Only) as on 26.07.2023

Details of Property: "ALL THAT PIECE AND PARCEL OF ONE KITA FLAT NO. 0-201, (SECOND FLOOR TOWER B) AREA (530 SQ.FT), AREA 51.09 SQ. METERS, COVERED AREA INCLUDING AREA 51.09 SQ. METERS PLOT NO. 0-3, 4 & 5 SHIV HOMES SECOND VILLAGE CHHAPRAULA PARGANA AND TEHSIL DADR DISTRICT GAUTAM BUDDH NAGAR, UTTAR PRADESH."

Place: Gautam Budh Nagar
Date: 07.03.2024

Sd/- Authorized Officer
Manibhavnam Home Finance India Pvt. Ltd.

TATA CAPITAL HOUSING FINANCE LTD.
Registered Address: 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai - 400013.
Branch Address: TATA CAPITAL HOUSING FINANCE LIMITED, B-36, 1st & 2nd Floor, Lajpat Nagar - Part 2, Above Hdfc Bank, New Delhi 110024

NOTICE FOR SALE OF IMMOVABLE PROPERTY
(Under Rule 8(6) read with Rule 9(1) of the Security Interest (Enforcement) Rules 2002)

E-Auction Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rule 8(6) and 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 Borrower and/ Co-Borrower, or their legal heirs/representatives (Borrowers) in particular that the below described immovable property mortgaged to Tata Capital Housing Finance Ltd. (TCHFL), the Possession of which has been taken by the Authorized Officer of TCHFL, will be sold on 28-03-2024 on "As is where is" & "As is what is" and "Whatever there is" and without any recourse basis; for recovery of outstanding dues from below mentioned Borrower and Co-Borrowers. The Reserve Price and the Earnest Money Deposit is mentioned below. Notice is hereby given that, in the absence of any postponement/discontinuance of the sale, the said secured asset/property shall be sold by E-Auction at 2.00 P.M. on the said 28-03-2024. The sealed envelope containing Demand Draft of EMD for participating in E-Auction shall be submitted to the Authorized Officer of the TCHFL on or before 27-03-2024 till 5.00 PM at Branch address "TATA CAPITAL HOUSING FINANCE LIMITED, B-36, 1st & 2nd Floor, Lajpat Nagar - Part 2, Above Hdfc Bank, New Delhi 110024."

The sale of the Secured Asset/ Immovable Property will be on "as is where condition is" as per brief particulars described herein below:

Sr. No.	Loan A/c. No. and Branch	Name of Borrower(s) / Co-Borrower(s)/ Legal Representative/ Guarantor(s)	Amount as per Demand Notice	Reserve Price	Earnest Money	Possession Types
1.	986713 4 & 987124 2	Mr. Gurdeep Singh S/o Mr. Jaswant Singh, Mrs. Rakhvinder Kaur W/o Mr. Gurdeep Singh	Rs. 42,51,212/- (Rupees Forty Two Lakh Fifty One Thousand Two Hundred Twelve Only) is due and payable by you under the Loan Account No. 9867134 and an amount of Rs. 2,42,338 /- (Rupees Two Lakh Forty Two Thousand Three Hundred Thirty Eight Only) is due and payable by you under the Loan Account No. 9871242 by you i.e. totalling Rs. 44,93,550 /- (Rupees Forty Four Lakh Ninety Three Thousand Five Hundred Fifty Only)	Rs. 28,60,000/- (Rupees Twenty Eight Lakh Sixty Thousand Only)	Rs. 2,86,000/- (Rupees Two Lakh Eighty Six Thousand Only)	Physical
28-09-2023						
Description of the Immovable Property: All that piece and parcel of Residential Flat bearing No. 1401, 14th Floor, Admeasuring Super Area 1060 Sq. Ft., Situated at Group Housing Project Rhythm Colony, Tower Trance, Plot No. GH - 16E, Sector -01, Greater Noida (W), Gautam Budh Nagar - 201308 (Uttar Pradesh).						
2.	10391988 & 10429051	MR. AKSHAYA KUMAR BEHRA	Rs. 11,99,372/- is due and payable by you under Agreement no. 10391988 and an amount of Rs. 71,803/- is due and payable by you under Agreement No. 10429051, totalling Rs. 12,71,175/- (Rupees Twelve Lakh Seventy One Thousand One Hundred Seventy Five Only)	Rs. 7,00,000/- (Rupees Seven Lakh Only)	Rs. 70,000/- (Rupees Seventy Thousand Only)	Physical
24-06-2021						
Description of the Immovable Property: All That Piece and Parcel of Residential Flat bearing No. 1401, 14th Floor, Admeasuring Super Area 1060 Sq. Ft., Situated at Group Housing Project Rhythm Colony, Tower Trance, Plot No. GH - 16E, Sector -01, Greater Noida (W), Gautam Budh Nagar - 201308 (Uttar Pradesh).						

Sr. No.	Loan A/c. No. and Branch	Name of Borrower(s) / Co-Borrower(s)/ Legal Representative/ Guarantor(s)	Amount as per Demand Notice	Reserve Price	Earnest Money	Possession Types
8.	984664 & 986540 0	Mr. GAURAV KUMAR Mr. SOURAV KUMAR	Rs. 2287582/- (Rupees Twenty Two Lakh Eighty Seven Thousand Five Hundred Eighty Two Only) is due and payable by you under Agreement no. 9846646 and an amount of Rs. 72461/- (Rupees Seventy Two Thousand Four Hundred Sixty One Only) is due and payable by you under Agreement no. 9865400 totalling Rs. 2360043/- (Rupees Twenty Three Lakh Sixty Thousand Forty Three Only)	Rs. 20,00,000/- (Rupees Twenty Lakh Only)	Rs. 2,00,000/- (Rupees Two Lakh Only)	Physical
23-07-2021						
Description of the Immovable Property: All That Residential Property- FLAT BEARING NO. C-0305, 3RD FLOOR, TOWER-C IN MARIN SUITES, GH-3/1, PARK TOWN, NH-24, GHAZIABAD(U.P.) 201301 MEASURING AREA 1195 SQ FT						
9.	103503 28	MRS. NEHA SAXENA, MR. ABHISHEK SAXENA	Rs. 62,01,907 /- (Rupees Sixty Two Lakh One Thousand Nine Hundred Seven)	Rs. 20,00,000/- (Rupees Twenty Lakh Only)	Rs. 2,00,000/- (Rupees Two Lakh Only)	Physical
Description of the Immovable Property: All that piece and parcel of the property Apartment No. 1801 Tower No. C, 16TH Floor, Total area 1240 Sq. Ft. (115.20 Sq. Mt.) Carpet area 662.52 Sq. Ft. (61.55 Sq. Mt.), situated at Plot No. GH-3/1, Park Town, Village Shahpur Bamhatta, Tehsil and Distt. Ghaziabad, Uttar Pradesh						
10.	955622 0	Late Mr. Raman Lal Pippal S/o Mr. Ram Babu Pippal - Through His Legal Heirs, Mrs. Maya Devi W/o Late Mr. Raman Lal Pippal - Legal Heir Mr. Dharmra Veer S/o Late Mr. Raman Lal Pippal - Legal Heir Mr. Hemant Kumar S/o Late Mr. Raman Lal Pippal - Legal Heir Mr. Jitendra Kumar S/o Late Mr. Raman Lal Pippal - Legal Heir	Rs. 1,02,23,225/- (Rupees One Crores Two Lakh Twenty Three Thousand Two Hundred Twenty Five Only)	Rs. 57,95,000/- (Rupees Fifty Seven Lakh Ninety Five Thousand Only)	Rs. 5,79,500/- (Rupees Five Lakh Seventy Nine Thousand Five Hundred Only)	Physical
Description of the Immovable Property: All that is Piece & Parcels of Residential Plot (68 x43'), Admeasuring 328 Sq. Yds. i.e. 274.24 Sq. Mtrs., Comprised in Kharsa No. 3870/1, Situated at Mauja Narachi, Locality known as Sati Nagar, Tehsil Etamdar, District Agra (Uttar Pradesh), with all common amenities mentioned in Sale Deed. Bounded - East - House of Kitab Singh, West - Road 20', North - House of Bhagwan Singh, South - Street 05'						
11.	966651 7	Mr. RAJEEV AGARWAL, Mr. BHAGWAN DAS AGARWAL, Mrs. USHA AGARWAL, Mr. RAMA SHANKER AGARWAL, M/S RAMA SHANKER AGARWAL & Co. THROUGH ITS DIRECTORS/PARTNERS.	Rs. 64,85,450/- (Rupees Sixty Four Lakh Eighty Five Thousand Four Hundred Fifty Only)	Rs. 45,00,000/- (Rupees Forty Five Lakh Only)	Rs. 4,50,000/- (Rupees Four Lakh Fifty Thousand Only)	Physical
Description of the Immovable Property: Item No. 1- All That Commercial Property/Office No. 9, Upper Ground Floor Basement, area Admeasuring 275.83 Sq. Ft. i.e. 25.62 Sq. Mtr. Measuring east to west 10.6 Feet, north to south 26.3 Feet, having super built up area of 300 Sq. Ft. i.e. 27.86 Sq. Mtr. Situated at Commercial Plot No. 2, Situated at Vishwakarma Plaza, Sector 16-B, Sikandara Yojna, Pandit Deen Dayal Upadhyaya Puram, Lohamandi ward, Tehsil and District Agra, U.P.-282007. With common amenities written in the Sale Deed. Bounded in the Manner as Follow - North: Exit and Common Passage; East: Wall of Shop/Unit No. 8; West: Wall of Shop/Unit No. 10, South: Seller property; Item No. 2- All That Commercial Property/Office No. 8, Upper Ground Floor/Basement, area Admeasuring 275.83 Sq. Ft. i.e. 25.62 Sq. Mtr. Measuring east to west 10.6 Feet, north to south 26.3 Feet, having super built up area of 300 Sq. Ft. i.e. 27.86 Sq. Mtr. Situated at Commercial Plot No. 2, Situated at Vishwakarma Plaza, Sector 16-B, Sikandara Yojna, Pandit Deen Dayal Upadhyaya Puram, Lohamandi Ward, Tehsil and District Agra, U.P.-282007. With common amenities written in the Sale Deed. Bounded in the Manner as Follow - North: Exit and Common Passage; East: Wall of Shop/Unit No. 7; West: Wall of Shop/Unit No. 9; South: Seller property;						
12.	TCHHL 037000 101007 4729	Mr. Neeraj Agrawal S/o Mr. Mohan Lal Agrawal, Mrs. Pooja Goyal W/o Mr. Neeraj Agrawal,	Rs. 22,97,714/- (Rupees Twenty Two Lakh Ninety Seven Thousand Only)	Rs. 17,50,000/- (Rupees Seventeen Lakh Fifty Thousand Only)	Rs. 1,75,000/- (Rupees One Lakh Seventy Five Thousand Only)	Physical
Description of the Immovable Property: All piece & parcels of Residential Flat bearing No. 108 at Third Floor of Multistorey Residential Building bearing MC No. 33/6D/3A/1, Admeasuring Built Up Area 46.67 Sq. Mtrs., Super Built Up Area 62.2 Sq. Ft. i.e. 57.78 Sq. Mtrs., Comprised in Kharsa No 1514, Situated at Shri Krishna God Residency, Balkeshwar Kunj, Mauja Ghatwasan (Old Abad), Ward Hanrapur, Tehsil & District Agra - 282005 (Uttar Pradesh), with all common amenities mentioned in Sale Deed. Bounded - East - House of Santosh Sharma, West - Corridor & Exit, North - House of Kailash Chandra Jain, South - House of Gourav Sharma.						
13.	106267 0	Mr. AYUB KHAN (Borrower) Mrs. NISARA BEGAM (Co-borrower),	Rs. 19,19,087/- (Rupees Nineteen Lakh Nineteen Thousand Eighty Seven Only)	Rs. 8,90,000/- (Rupees Eight Lakh Ninety Thousand Only)	Rs. 89,000/- (Rupees Eighty Nine Thousand Only)	Physical
Description of the Immovable Property: All That Residential Plot Situated at Kharsa No. 301, Area Admeasuring 83.61 Sq. Mtr. i.e. 100 Sq. Yds. Situated at Village- Kanja Dass Pur, Tehsil & District Bareilly, Uttar Pradesh-243001, With common amenities written in the Sale Deed. Bounded - East - House of Ravi Kumar, West - Plot Of Sirajuddin, North - Seller property, South - 14 feet wide road						
14.	100656 36	MR. PITAM LAL Mrs. VIDHYA DEVI	Rs. 16,41,334/- (Rupees Sixteen Lakh Forty One Thousand Three Hundred Thirty Four Only)	Rs. 8,20,000/- (Rupees Eight Lakh Twenty Thousand Only)	Rs. 82,000/- (Rupees Eighty Two Thousand Only)	Physical
Description of the Immovable Property: All That property bearing No./Plot No. - All That property bearing No./Plot No. - Gata no. 194/2, Sharda colony, desh nagar inside pibhit, Uttar Pradesh, And measuring area is 47.69 Sq. mtr.						

OMKARA OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED
Registered Office: 9, M.P. Nagar, 1st Street, Kongu Nagar Extn, Tirupur 641607.
Corporate Office: Kohinoor Square, 47th Floor, N. C. Kellar Marg, R. G. Gadanki Chowk, Dadar West, Mumbai 400 028. Tel: 022-6923 1111/8591439553

POSSESSION NOTICE (Appendix IV-A) (See proviso to rule 8 (1), 8(6) & 9(2))

PUBLIC NOTICE FOR E-AUCTION FOR SALE OF IMMOVABLE PROPERTY
DATE OF E-AUCTION: 30th March 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 provision to Rule 8(1), 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) Guarantor (s) / Mortgagee (s) that the below described immovable property (Secured asset (s)) mortgaged to the Secured Creditor i.e. OMKARA ASSETS RECONSTRUCTION PVT. LTD. (OARPL) which is a company incorporated under the provisions of the Companies Act, 1956, and duly registered with Reserve Bank of India (RBI) as an Asset Reconstruction Company under Section 3 of the Securitisation And Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) (The SARFAESI Act, 2002); having CIN U67100TZ2014PTC020363 and its registered office at 9, M.P. Nagar, 1st Street, Kongu Nagar Extn, Tirupur 641607 and Corporate office Kohinoor Square, 47th Floor, N. C. Kellar Marg, R. G. Gadanki Chowk, Dadar West, Mumbai - 400028, acting in its capacity as Trustee of OMKARA PS-26/2021-22 (Trust). It has acquired all rights, titles & interest of the entire outstanding of Borrower(s)/Co-borrower(s) (Mortgagor(s)) along with the underlying securities from Poonawalla Housing Finance Ltd., (PHFL) (formerly known as Magna Housing Finance Ltd.) under section 5 of Securitisation and Reconstruction of Financial Asset and Enforcement of Security Interest Act, 2002 vide Assignment Agreement dated 30-09-2021.

Further, as per the order passed by Upper District Magistrate, Agra vide Memo. No. 10978 of 2022 dated 17-05-2023, the Authorized Officer of Secured Creditor has taken Physical Possession of the secured asset (s) on 11-01-2024 and the said asset (s) will be sold on "As is where is", "As is what is", and "Whatever there is" basis on below mentioned date, for recovery of the below mentioned dues due to Secured Creditor from below mentioned Borrower(s) / Guarantor(s) / Mortgagee(s). The Reserve Price, Earnest Money Deposit (EMD) and other details are mentioned below.

Name of Borrower and Co-borrower	Outstanding Dues	Date of Demand Notice	Date of Physical Possession
1) Sonu Sharma (Borrower/mortgagor) and 2) Mangesh Sharma (Co-borrower)	Rs. 19,53,173/- (Rupees Nineteen Lakh Fifty Three Thousand One Hundred and Seventy-Three Only) as on 23-06-2021 plus contractual interest and other charges thereupon till date.	23-06-2021 by MHFL	11-01-2024

The Reserve Price and the earnest money deposit of property has been mentioned below in respective column.

Description of immovable property	Reserve Price	EMD
House Bearing Nagar Nigam No. 18/86 Situated at Maithan Kotwali Ward Tehsil and Dist. Agra- 282003. Area. 116.12 Sq. Mtrs. East: 10 ft Lane, West: House No. 18/106 Ram Kishan Srivastav, North: House No. 18/85 Chote Lal Verma, South: House No. 18/87 Jayanti Saran Sharma	Rs. 12,00,000/-	Rs. 1,20,000/-

Inspection Date and Time Date: 20-03-2024 Time: 2:00 PM to 4:00 PM
Auction Date and Time Date: 30-03-2024 Time: 3:00 PM to 5:00 PM.
Last date for the payment of the EMD and submission of the bid form. Date: 28-03-2024, up to 6:00 PM.

Incremental Value Rs 10,000/-

Terms & Condition of the Auction: 1. 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. C India Pvt. Ltd.", Tel. Helpline: +91-7291981124/2526, Helpline E-mail ID: support@bankeuctions.com or Mr. Bhavik Pandya, Mobile: 88666 82337 E-mail maharashtra@cindia.com

2. For any property related query or inspection of property schedule, the interested person may contact the concerned Authorized Officer "Kaipesh Ojha (Mobile 9769825323), E-Mail: kaipesh.ojha@omkaraarc.com or at address as mentioned above in office hours during the working days.

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) & 9(1) OF STATUTORY INTEREST (ENFORCEMENT) RULES, 2002

This notice is also a mandatory Notice of Thirty days (30) days to the Borrower (s) /Co-Borrower (s) of the above loan account under Rule 8 (6) & 9(1) of Security Interest (Enforcement) Rule, 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 cost & expenses. In case of default in payment, the property shall at the discretion of the Authorized Officer/Secured Creditor be sold through any of the modes as prescribed under Rule 8 (5) of Security Interest (Enforcement) Rule, 2002.

Sd/- Authorized Officer,
Omkara Assets Reconstruction Pvt. Ltd.
Date: 12.03.2024
Place: Mumbai
(Acting in its capacity as a Trustee of OMKARA PS26/2021-22 Trust)

Sr.	Loan A/c. No. and Branch	Name of Borrower(s) / Co-Borrower(s)/ Legal
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