Gita Mandi Road Branch Bhulabhai park Char Rasta, Gita Mandir Road, Ahmedabad-380022Tele :9978446520 Email: gitama@bankofbaroda.com

SALE NOTICE( 15 DAYS)FOR SALE OF IMMOVABLE PROPERTIES APPENDIX-IV-A [See proviso to Rule 6(2) & 8 (6)]

Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforceme

Rs. 42.50 Lacs

EMD

Rs. 4.25 Lacs

Bid Inc.

Rs. 10,000

2. Reserve Price

of Security Interest Act, 2002 read with provise to Rule 6(2) & 8 (6) of the Security Interest (Enforcement) Rules, 2002, otice is hereby given to the public in general and in particular to the Borrowen's Mortgagon Guaranton's that the below described Immovable propert tongaged / charged to the Secured Creditor, Physical possession of which has been taken by the Authorised Officer of Bank of Baroda, Secure reditor, will be sold on "As is where is", "As is what is", and "Whatever there is" without recourse basis on for recovery of below mentione count's. The details of Borroweris/Mortgagor/Guarantor/s/Secured Asset/s Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increa

 All piece and percel of the constructed property Tenement No. Bi6, wherein plot admeasuring about 96.15 Sq. Meters and construction thereon admeasuring about 54.77 Sq. Meters that situated in the scheme known as "NEW SNEH SAGAR DUPLEX AND TENEMENT" being constructed in land of FP NO. 96, TP SCHEME NO. 1 being at Mouje: BEHRAMPURA, Tai: MANNAGAR, DISTRICT and SUB DISTRICT About the Collection of the No. 96, TP SCHEME NO. 1 being at Mouje: M/s Jay Krishna Company (Prop. Girish Kumar Ham E/2, Sanskrut Appt. Ahmedabed-5 (Narol): That bounded as follows East- Society Compound Wall, West-Society Infamiliary Road, North-Piot No.5, South-Piot No.7
CERSAI security interest ID: 40067067766

2. All piece and parcel of the constructed property shop No.6 admeasuring about 25,285q, Meters with undivided share in the land admeasuring about 19,47 Sq. Meters, that situated in the scheme known as "PARK AVENUE". Behrampura Ahmedabad Shoo No-6 Ground floor park Avenue Nr. Behrampura Cross

1,75,83,177,47 (Rs One Crore lakhs Eighty Three Thousan One Hundred Seventy Seven Rupee Forty seven Paisa)

Rs. 15.20 Lacs being constructed on land of City Survey No. 2143 (land admeasuring about 1214.98 Sq. Meters), FP NO. 49(Act HISSANO.1, TP SCHEME NO. legal charges EMD I (JAMALPUR) being at Mouje: BEHRAMPURA, THE SUB DISTRICT:
AHMEDABAD-5 (NAROL) that bounded as follows East- FP No. 49/B,
West- Main Road, North- Main Road, South- FP No. 49/A/3 +unapplied Rs. 1.52 Lacs interest - less Road. Khemabhai Bid Inc. recovery Road, Behrampura Ahmedabad-380022 CERSAI Security Interest ID: 400067068049 Rs. 10,000 E-Auction Date: 15-10-2024 and E-Auction Time: 02:00 PM to 06:00 PM (unlimited extension of 10 minutes) Inspection Date & Time: 08-10-2024 from 11:00 PM to 02:00 PM

(BY TAKING PRIOR APPOINTMENT) For detailed terms and conditions of sale, please refer to the link provided in https://www.bankpfbanda.in/e-auction.htm and https://ebkray.in. Also prospective bidders may contact the Branch head Ashish Kabra: 9978446520 (GST/TDS as per Government Rules applicable shall be payable b

AS PER SARFAESI Act, STATUTORY -15- DAYS SALE NOTICE TO THE BORROWER /GUARANTOR/ MORTGAGOR The above mentioned borrower is is/are hereby noticed to pay the sum as mentioned in section 13(2) Notice in full before the date of auction, failing property will be auctioned is sold and belance dues if any will be recovered with Interest and cost from borrowers/guarantors imortgagor. Date: 24.09.2024 | Place: Ahmedabad Authorized Officer, BANK OF BARODA

urchaser on sale of Movable/ Immovable Assets.

## STATE BANK OF INDIA

Stressed Assets Management Branch, Ahmedabad. 2nd Floor, Paramsiddhi Complex, Opp. V. S. Hos Ellisbridge, Ahmedabad-380 006 Phone: 079-26580795, 079-26581081, E-mail: sbi.04199@sbi.co.in, siddhi Complex, Opp. V. S. Hospital, b.ahm@sbi.co.in Authorised Officer's Name: Shri Harish Chander Sharma; Mo; 9004031600

# SALE NOTICE FOR SALE OF MOVABLE & IMMOVABLE PROPERTIES Appendix - II-A & IV-A [See Proviso to Rule 8 (6) & 6(2)]

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 Proviso To Rule 8(6) & 6(2) of The Security Interes (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 movable & immovable assets charged/mortgaged/hypothecated to the Secured Creditor, the Physical Possession / Symbolic 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 28.10.2024 for recovery of. Rs. 20,72,36,218.86 (Rupees Twenty Crore seventy-two lacs thirty-six Thousand two hundred eighteen and paisa eighty six only) as on 31.03.2024 and interest, expenses & costs thereon and thereafter as per to pay vide demand Notice dated 08.04.2024 less: Recoveries, if any, thereafter due to the secured creditor from M/s, Miki Maize Milling Private Limited (Borrower) and Shri Ketul Kiritbhai Patel (Guarantor), Shri Denil Kiritbhai Patel (Guarantor) and Smt Minaxiben Kiritbhai Patel (Guarantor). The Bidders should get themselves registered on https://ebkray.in/eauction-psb/x-login by providing requisite KYC

Date & Time of public E-Auction : 28.10.2024 from 11:00 AM to 04:00 PM

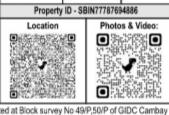
documents and registration fee as per the practice followed by eBkray well before the auction date

# with unlimited extension of 10 minutes each.

The reserve price and the earnest money deposit will be as under. Earnest Money Bid increase **Detail of Property** Price (Rs.)\* Deposit (Rs.) Amount (Rs.) Plant and Machineries owned by M/s Miki Maize Milling Private Limited 8,80,00,000/-88,00,000/-25,000/lying in the factory premises Plot No 52, 53, 54, 59, GIDC Cambay Property ID - SBIN77787730790 Industrial estate, Cambay, Anand, Gujarat. (Plant and Machineries only) (Physical Possession) Photos & Video: Location 

Factory Land & Building: All Piece and Parcel of Factory land & Buildings bearing Plot No. 52, Situated at Block survey No 50/P & 51/P of GIDC Cambay Industrial estate, Cambay, Anand, admeasuring total area 1254.20 Sq Mtrs awned by M's Miki Maize Milling Private Limited. Boundaries: North - 60Ft, Wide Road, South- Plot No. 59, East- Plot

No.51, West-Plot No.53 All Piece and Parcel of Factory land & Buildings bearing Plot No. 53, Situated at Block survey No 49/P,50/P & 51/P of GIDC Cambay Industrial estate, Cambay, Anand, Admeasuring total area 1254.20 Sq Mtrs. owned by M/s Miki Maize Milling Private Limited. Boundaries: North - 60Ft. Wide Road, South - Plot No. 58, East - Plot No. 52, West - Plot No. 54



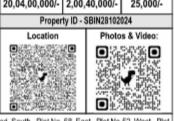
11,24,00,000/- 1,12,40,000/-

All Piece and Parcel of Factory land & Buildings bearing Plot No. 54, Situated at Block survey No 49/P,50/P of GIDC Cambay Industrial estate, Cambay, Anand, Admeasuring total area 1254.20 Sq Mtrs. owned by M/s Miki Maize Milling Private Limited. Boundaries: North - 60Ft. Wide Road, South - Plot No.57, East- Plot No.53, West- Plot No.55 All Piece and Parcel of Factory land & Buildings bearing Ptot No. 59, Situated at Block survey No 49/P,50/P of GIDC Cambay

Industrial estate, Cambay, Anand , Admeasuring total area 1254.20 Sq Mtrs. owned by M/s Miki Maize Milling Private Limited. Boundaries: North - 60Ft. Wide Road, South - 60Ft. Wide Road, East- Plot No.60, West- Plot No.58 (Factory Land & Building Only) (Physical Possession)

Plant and Machineries owned by Mis Miki Maize Milling Private Limited 20.04,00,000/- 2,00,40,000/- 25,000/lying in the factory premises Plot No 52,53,54,59, GIDC Cambay Industrial ate, Cambay, Anand, Gujarat. (Physical Possession)

All Piece and Parcel of Factory land & Buildings bearing Plot No. 52 Situated at Block survey No 50/P & 51/P of GIDC Cambay Industrial estate, Cambay, Anand, admeasuring total area 1254.20 Sq Mtrs owned by M/s Miki Maize Milling Private Limited, Boundaries: North - 60Ft, Wide Road, South-Plot No. 59, East-Plot No. 51, West-Plot No. 53 All Piece and Parcel of Factory land & Buildings bearing Plot No. 53 Situated at Block survey No 49/P,50/P & 51/P of GIDC Cambay Industrial estate, Cambay, Anand, Admeasuring total area 1254.20 Sq Mtrs. owned



by M/s Miki Maize Milling Private Limited. Boundaries: North - 60Ft. Wide Road, South - Plot No. 58, East - Plot No. 52, West - Plot All Piece and Parcel of Factory land & Buildings bearing Plot No. 54, Situated at Block survey No 49/P,50/P of GIDC Cambay Industrial estate, Cambay, Anand, Admeasuring total area 1254.20 Sq Mtrs. owned by Mts Miki Maize Milling Private Limited. Boundaries: North -60Ft. Wide Road, South - Plot No.57, East-Plot No.53, West-Plot No.55

All Piece and Parcel of Factory land & Buildings bearing Plot No. 59, Situated at Block survey No 49/P,50/P of GIDC Cambay Industrial estate, Cambay, Anand, Admeasuring total area 1254.20 Sq Mtrs. owned by M/s Miki Maize Milling Private Limited : North - 60Ft. Wide Road, South - 60Ft. Wide Road, East- Plot No.60, West- Plot No.58 (Factory Land & Building:

along with Plant and Machineries)(Physical Possession) All Piece and Parcel of Residential building bearing Property no 359, Village property no 359 with constructed house thereon within limits of village Banejda, Tal-Borsad , District -Anand, Gujarat owned by Shri Ketu Kiritbhai Patel, Shri Denil Kiritbhai Patel and Smt Minaxiben Kiritbha Patel, Land area- 115.89 Sq mtr (approx.) Boundaries: North - Patel Samajwadi, South-House of Gordhanbhai Lallubhai Patel, East-House of Haribhail Maganbhai Patel, West-House of Ramanbhai Trikambhai Patel. (Symbolic Possession)

5,00,000/-50,000/-10,000/-Property ID - SBIN77787727096 Location Photos & Video: 0 ....0 

Date & time of inspection:

For Lot No. 4: 18.10.2024, 03:00 pm to 04:00 pm It is to be noted that Land and Building as well as Plant and Machinery have been put to sale as composite at Lot No 3 and Plant and Machinery separately at Lot No 1 and Factory Land & Building separately at Lot No 2. Thus, it is made clear that preference and priority will be given to the bidders for Lot No 3 and property under Lot No 1 & Lot No. 2 will be sold only in case of no bids

For Lot No. 1 to 3: 18.10.2024, 11:00 am to 01:00 pm

- are received for lot no 3. Property at Lot No. 2 will only be sold in case of Sale of Property at Lot No. 1 is successful.
- QR Code is provided only for the convenience to intending bidders. However, details of the property will be as per the description given in the notice published in Newspaper and uploaded in eBkray Portal only. Applicable GST / TDS will be borne by successful buyer over and above bid amount

Encumbrances: The intending bidders should make their own independent inquiries regarding the encumbrances, title of property/fies put on auction and claims/ rights/ dues/ affecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The property is being sold with all the existing and future encumbrances whether known or unknown to the bank. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third party

claims/rights/dues. Sale Confirmation will be subject to consent of mortgagor/borrower if auction

Place : Ahmedabad

do not fetch more that the reserve price as per provision of SARFAESI rule 9 (2). 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 and https://ebkrav.in/eauction-psb/x-login-or-contact-9004031600\_or-8290315894



This Notice Should Also Be Considered As 30 Days Notice To The Borrowers / Guarantors / Mortgagors Under Rule 8(6) & 6(2) Of The Security Interest (enforcement) Rule, 2002.

Date: 25.09.2024

Sd/- Authorized Officer State Bank of India

पूजियन बैंक 🕥 Union Bank San Continue

Regional Office: Union Bank Bhava 2nd Floor, Sayajigunj, Near Kala Ghoda Circle Vadodara, Gujarat. Ph.0265-2225286

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below describe mmovable properly mortgaged/charged to the Secured Creditor, the Physical / Symbolic Possession of which has been taken by the Authorised Officer of Union Bank of India (Secured Creditor), will be sold on "As is where is", "As is what is" and "Whateve here is" on the date mentioned below for recovery of dues as mentioned hereunder to Union Bank of India from the below-mention Borrower(s) & Guarantor(s). The Reserve Price and Earnest Money Deposit (EMD) are also mentioned hereunder:

DATE OF E-AUCTION: 26.10.2024 (Saturday) TIME OF E-AUCTION: From 12:00 PM to 05:00 PM								
Sr. No.	Borrower Name	Property Details	Property	Property Type	Amt Outstanding as on 31.08.2024	Reserve Price Rs.		
No.		Troperty beams	Owner Name	Possession Type		EMD Rs.		
	Branch: Bharuch I, Prithvinagar, Station Road, Bharuch, Gujarat, 392001, Contact Person Name- Shri Jayesh Chaudhary Mobile: 9763575150							
1	Pathan Iqbal Husen Samsuddin	Plot No. C-32 Paiki (East Side), Noorani Society, Behind Bharuch Sub Jail, Near Santoshi Cricket		Residential	1.23 +	4,31,000.00		
Ш	Farida Iqbal Hussain Pathan (Guarantor)	Ground, On Bharuch Jambusar	Humania		int. +			
		Road, Vejalpur, Bharuch-392001 (Area-12.73 Sq Mtr)	raulali	Symbolic	expenses	43,100.00		
2	Akash Sudhakarbhai Vaghmare	Plot No. 59, Divine Residency, Near Divine Child International School, On Utiyadara Road,	Akash Sudhakarbhai	Residential	8.47 + int. +	6,30,000.00		
		Hathuran, Taluka-Mangrol, Dist- Surat 394120 (Area-480.00 Sq Ft)	Vaghmare	Symbolic	expenses	63,000.00		
Branch-Ankleshwar II, First Floor, Kuber Plaza, Station Road, Ankleshwar-393001, District-Bharuch. Branch Contact-Shri Shashi Prakash Mobile-7739538042								
3	Mahadev Eagle Centering And	Shop No 5-B, Panchayat Milakat No. 5192, Girnar		Commercial		14,79,000.00		

#### Details of Encumbrances over the property as known to the bank: Nil CONTACT DETAILS: SHRI ANUJ KUMAR SINGH, MOBILE NO. 9540440347

Chauhan

Mukesh

This may also be treated as statutory 30/15 Days sale notice u/r 8/6i/9/1) of Security Interest (Enforcement) Rules, 2002 to the orrower(s) & guarantor(s) of the above said loan(s), about the holding of E-Auction Sale on the above mentioned

#### **Date & Time for Inspection of Properties:** from 26/09/2024 to 25/10/2024 between 11:00 AM to 04:00PM

For Detailed Terms & Conditions of the sale, please refer to the link provided in https://www.unionbankofindia.co.in for Registration and Login and bidding rules visit https://ebkray.in Note: Last Date to Deposit Earnest Money (EMD) is on or before 25/10/2024.

Date: 25/09/2024, Place: Vadodara

Prop- Montu

hhangor Chauhan Nukesh Chhangor

Authorised Officer, Union Bank of India

9.86 +

Int+

1.47,900.00

# Aadhar Housing Finance Ltd.

Society Shopping Center

Gadhkol Ankleshwar, Disti

Bharuch Pin 393001

Corporate Office: Unit No. 802, Natraj Rustomjee, Western Express Highway and M.V. Road, Andheri (East), Mumbai - 400069.

Bhuj Branch: Sh-13, Ground Floor, Complex-A, RTO Relocation Site, Near HDFC Bank, Bhuj, 370001 GJ

Godhra Branch: Shop No.3, 1st Floor, Sri Swaminarayan Ave, Bamroli Road, Godhra, Panchmahal, Gujarat-389001 Palanpur Branch: 3rd Fir, Devdarshan, Mehul Park, Opposite Circuit House, Highway Road, Banaskantha, Palanpur-

Mehsana Branch: Office No. 305, 3rd Floor, Rajkamal City Mall, Near Rajkamal Petrol Pump, State Highway, Mehsana - 384002, (Gujarat)

### APPENDIX IV **POSSESSION NOTICE** (for immovable property)

Whereas, the undersigned being the Authorized Officer of Aadhar Housing Finance Limited (AHFL) 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, Demand Notice(s) issued by the Authorised Officer of the company to the Borrower(s) / Guarantor(s) mentioned herein below to repay the amount mentioned in the notice within **60 days** from the date of receipt of the said notice. The borrower having failed to repay the amount, notice is hereby given to the Borrower(s) / Guarantor(s) 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 the Section 13 of the said Act read with Rule 8 of the Security Interest Enforcement rules, 2002. 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. 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 AHFL for an amount as mentioned herein under with interest thereon.

Sr. Na.	Name of the Borrower(s)/ Co-Borrower(s) (Name of the Branch)	Description of Secured Asset (Immovable Property)	Demand Notice Date & Amount	Date of Possession		
1	(Loan Code No. 29510000121/ Bhuj Branch) Umed Hansraj Devipujak (Borrower) Nitu Raval (Co-Borrower)	All that part & parcel of property bearing, GF Kavya Residency Hari Om Residency Road Plot No. 83/B (South Part) Varsamedi Kachchh Gujarat 370110 <b>Boundaries:</b> East- Common Plot, West- 6.10 MTR. Wide Road, North- Plot No. 83/A, South - Plot No. 84	13-05-2024 ₹ 5,75,614/-	21-09-2024		
2	(Loan Code No. 17610000130/ Godhra Branch) Sahidamwar Ahesanmahamad Sheikh (Borrower) Shamimbanu Ahesanmahamad Shaikh (Co-Borrower)	All that part & parcel of property bearing, G.F. F.F. Mun. House No: 1/665/U Dostana Society Huseni Masjid Road Ward No: 1/1 Plot No:49 Godhra Panch Mahals Gujarat 389001 <b>Boundaries</b> : East-Plot No. 48 at Open Plot Firozbhai Pathan, West-Plot No. 50 House of Govind bhai, North- Road, South-Open Plot	10-06-2024 ₹ 13,86,551/-	21-09-2024		
3	(Loan Code No. 29310000113/ Palanpur Branch) Zala Bhimsinh Vanrajsinh (Borrower) Laxmiba Bhimsing Zala (Co-Borrower)	All that part & parcel of property bearing, Ground Floor 1951 Mahadevpura Bhabhar Road 1951 Bhabhar Banas Kantha Gujarat 385320 Boundaries: East- House of Shantaben Mohanlal Thakkar, West- House of Mahadevbhai Samjibhai Thakkar and chunilal Joshi, North- Road, South - Property of Karshanbhal Tejmalbhai Thakkar	11-08-2023 ₹ 8,75,292/-	22-09-2024		
4	(Loan Code No. 29310000206/ Palanpur Branch) Narapatsinh Takhubha Rathod (Borrower) Vishnubh Takhubha Rathod & Takhubha Nanubha Rathod (Co-Borrower)	All that part & parcel of property bearing, GF Milkat No.2109/2 Darbar Madh Pramukh Sheri Ni Pati Milkat No. 2109/2 Bhabhar Banas Kantha Gujarat 385320 <b>Boundaries</b> : East- Road, West- Road, North- Remaining Land of Bhabhar Municilpal Property No.2109 Paiki, South - Property of Rathod Hathesing Parbatsinh	09-01-2024 ₹ 5,47,608/-	22-09-2024		
5	(Loan Code No. 29610000123/ Mehsana Branch) Rahimbhai Salemahammad Meman (Borrower) Afsanabhanu Abdulrahim Meman (Co-Borrower)	Ali that part & parcel of property bearing, G.F. and F.F. 143 Pathan Vas Shamsherpura Road, Banas Kantha Gujarat 385001 <b>Boundaries</b> : East-Road, West- Road, North- House of Ayubkhan Anvarkhan Pathan, South - House of Bajitkhan Mahamdkhan Pathan	13-11-2023 ₹ 7,90,196/-	22-09-2024		
Place : Gujarat Authorised Officer						

**Authorised Officer** Date: 25-09-2024

Aadhar Housing Finance Limited

PUBLIC NOTICE

Ill that pieces and parcel of immovable Property bearing Flat No. 702, on 7th Floor saving Super Built-up area admeasuring about 125 sq. yard i.e. 104.52 sq. meters as per the tax Bill admeasuring 120.91 sq. meters jin the land of the Scheme known is "ASHAKIRAN" on Ashakiran Co. op. Hosing Society Limited constructed and as ASTANAINA ON ASTANAINA CO. OF HOSING SOCIETY IMMER CONSTITUTES situated on the non-agricultural land being Final Plot No. 19 (as par the tax Bill Final Plot No. 116 and Town Planning Scheme No. 2) of Revenue Survey No. 433/1 in Town Planning Scheme No. 3 at Mouje Vejalpur Taluka Vejalpur in the Registration District of Ahmedabad and Sub District Ahmedabad – 10 (Vejalpur) was owned by Jitendra Babulal Parmar. After that, Jitendra Babulal Parmar agreed to sale the said property to Bagadiya Mohitibhai Vinosray. (hereinafter referred to as the said Mostranger (Regresser) wested to surch was aid property by mailing logs form? Mortgagors/Borrowers) wanted to purchase said property by availing loan from Yes Bank Ltd. by creating valid Mortgage over the said property in favor of said Bank That, said owner have confirmed that they have not placed said property or any o That, said owner have confirmed that they have not piaced said property or any of its original Title Document to any Bank, Financial Institution or any individual etc. to create third party lien, charge or hypothecation on the property mentioned above by way of Sale, Agreement, Mortgage, Hypothecation etc. Hence this notice is published to invite any Claim, Share, Rights etc. of any Bank, Financial Company or any other Individual etc. (if any) to raise their daim objection etc. in writing along with necessary proof thereof within Seven (7) days of publication of this notice & on count of new remainders. event of non-receipt of any valid claim / objection we will issue No Claim Certificat which may please be noted & post that, no claim will be entertained.

Advocate Nisha Patel Vikalp Law Associates

Office No. 726, 7<sup>th</sup> floor, Iscon Emporio, Nr. Star Bazaar, Jodhpur Cross Road, Satellite, Ahmedabad 380015.



APPENDIX-IV [Rule 8 (1)] POSSESSION NOTICE (For Immovable Property)

Whereas, The undersigned being the Authorized Officer of the Central Bank of India, Main Branch Porbandar, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest. Act, 2002 (54 of 2002) and in exercise of powers conferred under Section 13(12) read with rule 3 of the Security nterest (Enforcement) Rules, 2002 issued a Demand Notice Dated 19/06/2024 calling upon the Borrower Mr. Madhubhai Devabhai Parmar (Borrower / Mortgagor) and Mrs. Gitaben Madhubhai Parmar (Borrower / Mortgagor) to repay the amount mentioned in the notice being Rs. 3,93,755.00 (Rupees Three Lakhs Ninety Three Thousand Seven Hundred Fifty Five Only) is due to us as on 19.06.2024 within 60

days from the date of receipt of the said Notice. The Borrower 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/her under Sub-Section 4 of the Section 13 of the Act read with rule 8 of the Security Interest

(Enforcement) Rules on this 20th Day of September of the year 2024. The Borrower in particular and the Public in general is hereby cautioned not to dea with the property and any dealings with the property will be subject to the charge of the Central Bank of India Main Branch Porbandar for an amount Rs. 3,93,755.00

on 19.06.2024 and interest thereon w.e.f. 20.06.2024. 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. DESCRIPTION OF THE IMMOVABLE PROPERTY

(Rupees Three Lakhs Ninety Three Thousand Seven Hundred Fifty Five Only) as

DESCRIPTION OF THE SECURED ASSETS / IMMOVABLE PROPERTY / MOVABLE PROPERTY

Captioned Property situated in Village: Khapat under Porbandar Taluka Property Part and Partial of Revenue Survey No. 118/2p1 Converted for esidential Purpose Area Known as "Shri Lalit Nagar" Paiki Plot No. 26 to 37 its Total Land Admeasuring 838.30 Sq. Mtrs. Paiki Plot No. 36 its City Survey No. NA118/2p1/36 Paiki Block No. 21 its Land Admeasuring 36-30 Sq. Mtrs. with

existing structure thereon and Bounded as Under: On the East: Property of Plot No. 27 Paiki & Plot No. 28 Paiki Block No. 9

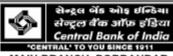
Common Wall Between them On the West: 7.50 Mtrs. Road

On the North: Property of Plot No. 36 Paiki & Plot No. 37 Paiki Block No. 22

Common Wall Between them On the South: Property of Plot No. 35 Paiki, Block No. 20 Common Wall

Between them

Date: 20/09/2024, Place: Porbandar Sd/- Authorised Officer, Central Bank of India



MAIN BRANCH, PORBANDAR APPENDIX-IV [Rule 8 (1)]

POSSESSION NOTICE (For Immovable Property)

Whereas, The undersigned being the Authorized Officer of the Central Bank of India, Main Branch Porbandar, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest. Act, 2002 (54 of 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 Dated 04/03/2024 calling upon the Borrower Mrs. Bhavnaben Vasantlal Kothari (Borrower / Mortgagor) and Mr. Prakash Babubhai Dodiya (Guarantor) to repay the amount mentioned in the

notice being Rs. 7,91,875.00 (Rupees Seven Lakhs Ninety One Thousand Eight

Hundred Seventy - Five Only) is due to us as on 04.03.2024 within 60 days from the date of receipt of the said Notice. The Borrower 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/her under Sub-Section 4 of the Section 13 of the Act read with rule 8 of the Sec

(Enforcement) Rules on this 20th Day of September of the year 2024. The Borrower in particular and the Public in general is hereby cautioned not to dea with the property and any dealings with the property will be subject to the charge of the Central Bank of India Main Branch Porbandar for an amount Rs. 7.91.875.00 (Rupees Seven Lakhs Ninety One Thousand Eight Hundred Seventy - Five Only) as on 04.03.2024 and interest thereon w.e.f. 05.03.2024.

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.

DESCRIPTION OF THE IMMOVABLE PROPERTY

Sr. DESCRIPTION OF THE SECURED ASSETS / IMMOVABLE PROPERTY / MOVABLE PROPERTY 1 All the Part and Parcel of Mortgage Property, (Including Construction) situated

Village: Chhava under Porbandar Taluka Property Part and Partial of Revenue Survey No. 42/2/1/a acre 3.30 Gunthas Converted for Residential Purpose Area Known as "Shrinath Nagar" Paiki Plot No. 24 to 28 its Total Land Admn 760.65 Sq. Mtrs Paiki, Plot No. 24 Paiki, Portion No. 41 its Land Adms 49.80 Sq. Mtrs. Paiki Open Land Taluka: Porbandar, Dist.: Porbandar, Gujarat. Bounded: East: 6-00 Mtrs. Road West: Land of Common Plot No. 2 (Sarvajanik)

North: Land of Survey No. 43/1 South: Land of Plot No, 24 Paiki Portion No. 42

Date: 20/09/2024,

OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED

Sd/- Authorised Officer



[Appendix - IV-A] [See proviso to rule 8 (6) r/w 9(1)]

PUBLIC NOTICE FOR E-AUCTION SALE OF IMMOVABLE PROPERTY

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("SARFAESI Act") read with proviso to Rule 8 (6) r/w 9(1) 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 property mortgaged/ charged to the Secured Creditor, possession of which has bee taken by the Authorised Officer of Omkara Assets Reconstruction Pvt. Ltd (OARPL). Further, OARPL (acting in its capacity as Trustee of Omkara PS 06/2021-22 Trust) has acquired entire outstanding debts of the below accounts vide Assignment Agreement dated 25.06.2021 from IndusInd Bank Ltd (Assignor Bank) along with underlying security from assignor bank. Accordingly, OARPL has stepped into the shoes of assignor bank and empowered to recover the dues and enforce the security. The Authorized Officer of OARPL took the physical possession of the below mentioned secured property from the Borrower/Mortgagor/Co-Borrower. The Authorized Officer of OARPL hereby intends to sell the below mentioned secured properties for recovery of dues and hence the tenders/bids are invited in sealed cover for the purchase of the secured properties. The properties shall 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", and "Whatever there is" and "Without recourse Basis" for recovery of amount shown below in respective column due to OARPL as Secured Creditor from respective Borrower and Co-Borrower(s) shown below. Details of the Borrower(s)/Guarantors/Mortgagors, Securities, Owner, Outstanding Dues, Date of Demand Notice sent under Section 13(2), Possession Date, Reserve Price, Bid Increment Amount, Earnest Money Deposit (EMD), Date & Time of Inspection is given as under:

7 - 7 - 7 - 7 - 7 - 7 - 7 - 7 - 7 - 7 -										
òr.	Name of Borrower(s)/	Details of the Secured Asset	Owner of	Outstanding Dues as	Demand	Possession	Reserve Price	Bid Increment	EMD	Date & Time of
ŧ٥.	Guarantors/ Mortgagors	Details of the Secured Asset	the property	on 24.09.2024 (IN INR)	Notice Date	Date	(IN INR)	Amount (IN INR)	(IN INR)	Inspection
	M/s. Vrundakshi Textile	All that piece and parcel of All Parcel and Piece prop-	Shardaben Sanjaybhai Virani	illayunai   Inousand Inree	12.11.2020	(Physical I	Rs. 1,22,00,000/- (Rupees One Crore Twenty- Two Lakhs Only)	Rs. 50,000/-	Rs. 12,20,000/- (Rupees Twelve	16.10.2024 from 11.00 A.M. to 12:00 PM (as per
	(Borrower), Shardaben	erty bearing Plot No. 7/2, admeasuring 670.18 Sq.								
	Sanjaybhai Virani (Proprietor/	Mtrs and 494.61 Sq. Mtrs construction along with un-								
	Mortgagor/Guarantor), Sanjaybhai	divided share in the land of road & C.O.P in situate								
	Rameshbhai Virani (Guarantor/	at revenue survey no. 456, block no. 459 of mouje							Lakhs	prior
	Mortgagor), Rameshbhai	village Pipodra, Ta: Mangrol, Dist: Surat which is							Twenty	appointment)
		bounded as under: EAST: Block No. 466/P WEST:							IIIOUSaliu	аррошиненц
	and M/s. Vraj Fabrics (Guarantor)	Road NORTH: Plot No. 8 SOUTH: Plot No. 7/14.							Only)	<b> </b>

Account No.: 344905001084, Name of the Beneficiary: Omkara PS 06/2021-22 Trust, Bank Name: ICICI Bank, Branch: Bandra (E) Mumbai, IFSC Code: ICIC0003449

Last date and time for submission of bid letter of participation/KYC Document/Proof of EMD:- 04.11.2024 till 6:00 pm Date of E-Auction & Time:- 06.11.2024 12:00 pm to 2:00 pm TERMS & CONDITION OF THE AUCTION: For detailed terms and conditions of the sale please refer to the link provided in Secured Creditor's (OARPL) website i.e. http://omkaraarc.com/auction.php. or web-

site of service provider i.e. http://www.bankeauction.com STATUTORY NOTICE FOR SALE UNDER Rule 8(6) r/w 9(1) OF SECURITY INTEREST (ENFORCEMENT) RULES, 2002

This notice is also a mandatory notice of not less than 30 (Thirty) days to the Borrower(s) of the above loan account under Rule 8(6) r/w 9(1), of Security Interest (Enforcement) Rule, 2002 and provisions of Securitization 8 Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, informing them about holding of auction/sale through e-auction on the above referred date and time.

> Sd/- Authorized Officer, Omkara Assets Reconstruction Pvt Ltd. (Acting in its capacity as a Trustee of Omkara PS 06/2021-22 Trust)



Place: Surat





















