



Phoenix ARC Private Limited
 Regd. Office: 3rd Floor, Wallace Tower 139-140/B/1, Crossing of Sahar Road and Western Express Highway
 Vile Parle (East) Mumbai-400 057 Tel: 022- 6849 2450, CIN: U67190MH2007PTC168303
 Fax : 022- 6741 2313 Email: info@phoenixarc.co.in, Website: www.phoenixarc.co.in.

Assigned by

Motilal Oswal Home Finance Limited

Corporate Office : Motilal Oswal Tower, Rahmtullah Sayani Road, Opposite ST Depot,
 Prabhadevi, Mumbai-400025.



PUBLIC NOTICE FOR E-AUCTION CUM SALE

E-Auction Sale Notice of 30 Days for Sale of Immovable Asset(s) under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to rule 8 and 9 of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and to the borrowers/guarantors/mortgagors in particular, that the under mentioned property mortgaged to Phoenix ARC Private Limited pursuant to assignment of debt by Motilal Oswal Home Finance Limited (Earlier Known as Aspire Home Finance Corporation Limited -Assignor) will be sold on "As is where is", "As is what is", and "Whatever there is", by way of "online e-auction" for recovery of dues and further interest, charges and costs etc. as detailed below in terms of the provisions of SARFAESI Act read with Rules 8 & 9 of Security Interest (Enforcement) Rules, 2002) through website <https://www.auctionbazaar.com/> as per the details given below :

Borrower(s) / Guarantor(s) / Loan Account	Demand Notice Date and Amount	Description of the Immovable property	Reserve Price, EMD & Last Date of Submission of EMD	Date and time of E-Auction
LAN: LXPAL00317-180058259 Branch: PALGHAR Borrower: AMOL ARUN NAIK Co-Borrower: POOJA AMOL NAIK	04-05-2019 For Rs: 962523/- (Rupees Nine Lac Sixty Two Thousand Five Hundred Twenty Three Only)	Flat No - 205 206 207 2nd Floor Chaya Apartment Mahavir Nagar Shigaon Road Opp. Dream City Bolsar(E) Palghar - 401501 401501 Maharashtra	Reserve Price: Rs.900000/-(Nine Lakh Only) EMD: Rs. 90000/-(Ninety Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)
LAN: LXBOI00117-180056954 Branch: BOISAR Borrower: AVINASH PRAMOD KATKAR Co-Borrower: GEETA DEVIDAS KADAM	14-09-2021 For Rs: 1060231/- (Rupees Ten Lac Sixty Thousand Two Hundred Thirty One Only)	Flat No. - 402, 4th Floor, Tejal Villa Building, Achole, Nallasopara East, Palghar, Thane, Maharashtra - 401209	Reserve Price: Rs.750000/-(Seven Lakh Fifty Thousand Only) EMD: Rs. 75000/-(Seventy Five Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)
LAN: LXPEN00416-170026039 Branch: PEN Borrower: FULCHANDKUMAR JAINATH SHARMA Co-Borrower: GEETA DEVI FULCHANDKUMAR SHARMA	15-12-2020 For Rs: 1374151/- (Rupees Thirteen Lac Seventy Four Thousand One Hundred Fifty One Only)	Flat No - 301, 3rd Floor, B Wing Shweta Apartment, Golavali, Near Marathi School, S No - 27, H No - 4a, Dombivall, Thane, Maharashtra - 421201	Reserve Price: Rs.600000/-(Six Lakh Only) EMD: Rs. 60000/-(Sixty Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)
LAN: LXVIR00216-170022518 Branch: VIRAR Borrower: SATYANARAYAN RAJKUMAR SHUKLA Co-Borrower: RANJANA SATYANARAYAN SHUKLA	24-05-2019 For Rs: 766537/- (Rupees Seven Lac Sixty Six Thousand Five Hundred Thirty Seven Only)	Flat No 306,3rd Floor, C - Wing , Krishna Apartment H.No.5,Near Kaka Cha Dhaba,Kalyan, Thane, Maharashtra - 421301	Reserve Price: Rs.500000/-(Five Lakh Only) EMD: Rs. 50000/-(Fifty Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)
LAN: L XKAL00315-160020927 Branch: KALYAN Borrower: SOPNANAND PITAMBAR DAS Co-Borrower: SAROJINI SOPNANAD DAS	24-08-2021 For Rs: 1012790/- (Rupees Ten Lac Twelve Thousand Seven Hundred Ninety Only)	Flat No. - 304, 3rd Floor, Shiv Vaishnavi Park, Juna Thane Road, Purna Village, Survey No. - 65/1, Near Soma Engineering Company, Bhiwandi, Thane, Maharashtra - 421302	Reserve Price: Rs.500000/-(Five Lakh Only) EMD: Rs. 50000/-(Fifty Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)
LAN: L XKAR00217-180064930 Branch: KARJAT Borrower: ABHIJIT INDRASINGH KACHWAY Co-Borrower: INDRASINGH BHAGATSINGH KACHWAY	15-12-2020 For Rs: 990560/- (Rupees Nine Lac Ninety Thousand Five Hundred Sixty Only)	Flat No - 304, 3rd Floor, S No - 57, H No - 1, Viraj Residency, Mouje Done Vanganl West, Thane, Maharashtra - 421503	Reserve Price: Rs.450000/-(Four Lakh Fifty Thousand Only) EMD: Rs. 45000/-(Forty Five Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)
LAN: LXBOI00116-170031982 Branch: BOISAR Borrower: GOPAL SARUPA MALI Co-Borrower: KUNDAN GOPAL MALI	28-07-2017 For Rs: 907114/- (Rupees Nine Lac Seven Thousand One Hundred Fourteen Only)	Flat No 102, 1st Floor, Surve Niwas, Paradi No/18, Vill- Achole, Nallasopara E, Vasal, Thane Achole Gaon, Mohan Patil Nagar Palghar Thane Maharashtra 401209	Reserve Price: Rs.400000/-(Four Lakh Only) EMD: Rs. 40000/-(Forty Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)
LAN: LXPAN00417-180054095 Branch: PANVEL Borrower: ISTIYAK ASHFAQUE SHAIKH Co-Borrower: TABASSUM ISTIYAK SHAIKH	11-07-2018 For Rs: 746762/- (Rupees Seven Lakh FourtySix Thousand Seven Hundred SixtyTwo Only)	Flat No 101 1st Floor S No 65h No 4a Rehan Apartment mouje Dhavale Vanganl Ambernath Thane 400801 Maharashtra India	Reserve Price: Rs.400000/-(Four Lakh Only) EMD: Rs. 40000/-(Forty Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)

LAN: LXXKAL00315-160020927 Branch: KALYAN Borrower: SOPNANAND PITAMBAR DAS Co-Borrower: SAROJINI SOPNANAD DAS	24-08-2021 For Rs: 1012790/- (Rupees Ten Lac Twelve Thousand Seven Hundred Ninety Only)	Flat No. - 304, 3rd Floor, Shlv Valshnavi Park, Juna Thane Road, Purna Village, Survey No. - 65/1, Near Soma Engineering Company, Bhiwandi, Thane, Maharashtra - 421302	Reserve Price: Rs.500000/- (Five Lakh Only) EMD: Rs. 50000/- (Fifty Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)
LAN: LXXKAR00217-180064930 Branch: KARJAT Borrower: ABHIJIT INDRASINGH KACHWAY Co-Borrower: INDRASINGH BHAGATSINGH KACHWAY	15-12-2020 For Rs: 990560/- (Rupees Nine Lac Ninety Thousand Five Hundred Sixty Only)	Flat No - 304, 3rd Floor, S No - 57, H No - 1, Viraj Residency, Mouje Done Vangani West, Thane, Maharashtra - 421503	Reserve Price: Rs.450000/- (Four Lakh Fifty Thousand Only) EMD: Rs. 45000/- (Forty Five Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)
LAN: LXXBOI00116-170031982 Branch: BOISAR Borrower: GOPAL SARUPA MALI Co-Borrower: KUNDAN GOPAL MALI	28-07-2017 For Rs: 907114/- (Rupees Nine Lac Seven Thousand One Hundred Fourteen Only)	Flat No 102, 1st Floor, Surve Niwas, Paradi No/18, Vill-Achole, Nallasopara E, Vasal, Thane Achole Gaon, Mohan Patil Nagar Palghar Thane Maharashtra 401209	Reserve Price: Rs.400000/- (Four Lakh Only) EMD: Rs. 40000/- (Forty Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)
LAN: LXXPAN00417-180054095 Branch: PANVEL Borrower: ISTIYAK ASHFAQUE SHAIKH Co-Borrower: TABASSUM ISTIYAK SHAIKH	11-07-2018 For Rs: 746762/- (Rupees Seven Lakh Forty Six Thousand Seven Hundred Sixty Two Only)	Flat No 101-1st Floor S No 65h No 4a Rehan Apartment mouje Dhavale Vangani Ambernath Thane 400601 Maharashtra India	Reserve Price: Rs.400000/- (Four Lakh Only) EMD: Rs. 40000/- (Forty Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)
LAN: LXXKAL00116-170039432 Branch: KALYAN Borrower: GANPAT CHIMAJI GAIKWAD Co-Borrower: VAISHALI GANPAT GAIKWAD	26-09-2019 For Rs: 861650/- (Rupees Eight Lac Sixty One Thousand Six Hundred Fifty Only)	Flat No-22, Ground Floor, A-Wing S.No-36, H.No-8/A, Aditya Apartment, Keshav Nagar, At Village Mouje Dwarli, Kalyan, Kalyan, Thane, Maharashtra - 421306	Reserve Price: Rs.350000/- (Three Lakh Fifty Thousand Only) EMD: Rs. 35000/- (Thirty Five Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)
LAN: LXXPAN00217-180056418 Branch: PANVEL Borrower: JITESH PRAKASH VAZE Co-Borrower: SANKET PRAKASH VAZE	15-11-2019 For Rs: 1145958/- (Rupees Eleven Lac Forty Five Thousand Nine Hundred Fifty Eight Only)	Flat No.303, 3rd Floor, Bhagwan Gaurishankar Apartment, Olif Grampanchayat, House No - 803, Near Jal Mata Di. Compound, Mouje Kalher, Bhiwandi, Thane, Maharashtra - 421302	Reserve Price: Rs.300000/- (Three Lakh Only) EMD: Rs. 30000/- (Thirty Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)
LAN: LXXPEN00117-180055667 Branch: PEN Borrower: PRANITA CHANDRAKANT NIWATE Co-Borrower: CHANDRAKANT RAJARAM NIWATE	15-11-2019 For Rs: 1660801/- (Rupees Sixteen Lac Sixty Thousand Eight Hundred One Only)	House No 39, Ground Floor, At - Dasgaon, Mahadevpur, Taluka - Mahad, Raigad, Maharashtra - 402102	Reserve Price: Rs.300000/- (Three Lakh Only) EMD: Rs. 30000/- (Thirty Thousand Only) Last date of EMD Deposit:13-06-2024	Date: 14-06-2024 11:00 Am to 05:00 Pm (with unlimited extensions of 5 minute each)

Terms and Conditions of E- Auction:

- The Auction is conducted as per the further Terms and Conditions of the Bid document and as per the procedure set out therein. Bidders may visit to the Web Portal: <https://www.auctionbazaar.com/> of our e-Auction Service Provider, M/s. ARCA EMART PRIVATE LIMITED for bidding information & support, the details of the secured asset put up for e-Auction and the Bid Form which will be submitted online. The interested buyers may go through the auction terms & conditions and process on the same portal and may contact to CHANDRASHEKHAR KUMBHAR-9372704932/ AMIT AMBURLE-8928263357/ABHIJEET CHAVAN-9372705200/KIRAN BHASKAR POWAR-9372705151/ NARENDRA DATTA SALUNKE-8097498959/JOHNSON BASIL FERNANDES-9372705084, details available in the above mentioned Web Portal and may contact their Centralised Help Desk: + 91 83709 69696, E-mail ID: contact@auctionbazaar.com

Place: Maharashtra
Date:10-05-2024

Sd/-
Authorized Officer
Phoenix ARC Private Limited