**Authorised Officer** 

Tata Capital Housing Finance Ltd.

#### **FINANCIAL EXPRESS**

34 TCHHL063 MR. GANESH PRABHU MANJARE Rs. 5,30,828/- (Rupees Five Lakh Thirty Rs.4,15,000/- (Rupees Rs.41,500/- (Rupees 9000100 MRS. PRATIKSHA RAMESH SHINDE Thousand Eight Hundred Twenty Eight Only) is Four Lakh Fifteen **Forty One Thousand** 074248 & due and payable by you under Agreement no. Five Hundred Only) Thousand Only) TCHHL0639000100074248 and an amount of Rs. 9980228 40,496/- (Rupees Forty Thousand Four Hundred Ninety Six Only) is due and payable by you under Agreement no. 9980228 totalling to Rs. 5,71,324/-(Rupees Five Lakh Seventy One Thousand Three Hundred Twenty Four Only)

**Description of the Immovable Property:** 

Schedule - A- All that piece and parcel of land forming Non-agricultural land bearing Gat No. 36, 37, 39, 40, 339, totally an admeasuring 04 Hectare 64.5 Are all situated at Village Ambi, Taluka Maval, District Pune as per the sanctioned layout plan of project known as "Xrbia Ambi" lying and being village Ambi, Taluka Maval District Pune. Schedule – B- The Residential Flat admeasuring 14.59 Sq. Mtrs. (equivalent to 157 Sq. Ft.) carpet area bearing No. 314 situated on the Third Floor in 'A2' Building of the said complex to be known as "Xrbia Ambi" under construction on the land more particularly described in the First Schedule hare in above written

13-05-2022

9686748 MR. MAHESH ADAK Rs. 26,72,670/- (Rupees Twenty Six Lakh Rs. 17,00,000/-Rs. 1,70,000/- (Rupees Physical Seventy Two Thousand Six Hundred Seventy One Lakh Seventy (Rupees Seventeen Thousand Only) Only) Lakh Only) MR. BALUBHAI HIRAMAN ADAK 07-09-2021

**Description of the Immovable Property:** 

Schedule – A-All the peace and parcel of Ground and Plot No. 92 out of Gat No. 862 (863 old), admeasuring area about 384.25 Sq. Mtrs. i.e. 4136 Sq. Ft. out of total area 7H 79 out of which Ares area 5H 64 Are (along with the right of easement through North-South) Road from main Road Bakori, (Gat No. 861 & 862) at village Wagholi, Taluka Haveli, District Pune, within the limits of Wagholi Gram Panchayat and Panchayat Samiti Wagholi, Zilla Parishad Pune which land is bounded as follows: On or towards East: By Gat No. 863 (Old Gat No. 864),On or towards South: By Gat No. 864 (Old Gat No. 865), On or towards West: By Old Gat No. 738, On or towards North: By remaining part of the Gat No. 862 (Old Gat No. 863).

Schedule - B-Project Name: White Gold, Flat No.: 403, Floor: 4TH, Carpet Area of Flat: 481 Sq. Ft. i.e. 44.70 Sq. Mtrs., Area of attached Terrace along with Dry balcony: 84 Sq. Ft. i.e. 7.80 Sq. Mtr., Total salable area: 735 Sq. Ft.

At the Auction, the public generally is invited to submit their bid(s) personally. The Borrower(s)/Co-Borrower (s) are hereby given last chance to pay the total dues with further interest within 15 days from the date of publication of this notice, failing which the Immovable Property will be sold as per schedule. The E auction will be stopped if, amount due as aforesaid, with interest and costs (including the cost of the sale) are tendered to the Authorised Officer or proof is given to his satisfaction that the amount of such secured debt, interest and costs has been paid before the date of the auction.

**Public Notice** (For loss/Misplace to Original Page of Deed of Assignment) Public Notice hereby given that, Mrs. Natasha Stanley Kshatriya and Mr. Stanley Vijay

Kshatriya purchase theFlat No. 08, in Building 'A', at 2nd Floor, constructed in the Project/Scheme known as "KONARK CAMPUS" and Society known as "KONARK CAMPUS CO-OP HOUSING SOCIETY LIMITED" having area admeasuring 39.39 Sq. Mtrs. Carpet along with Car + 2 Scooter park at Stilt Parking area 15 Sq. Mtrs., Constructed at S. No. 230 A Hissa No. 1 and Survey No. 230 A, Hissa No. 1/1 to 1/6 of which City Survey No. 221 atLohegaon, (Vimannagar), Taluka Haveli, District Pune - 411014.from Dr. M ZafarA Karim Shaikh and Dr. Azra Zafar Shaikh through registered Deed of Assignment, dated 06/03/2017 registered at Sr. No. 1786/2017 at Haveli No. 07 Pune, on 06/03/2017 However Original hand written Page Number 14 and 15 of said Deed of Assignment has been lost/misplace when Mrs. Natasha Stanley Kshatriya and Mr. Stanley Vijay Kshatriya travel in Viman Nagar, Pune on27/05/2024. And also the saidMrs. Natasha Stanley Kshatriya and Mr. Stanley Vijay Kshatriya filed the Online Police Compliant., hence by this Public Notice Mrs. Natasha Stanley Kshatriya and Mr. Stanley Vijay Kshatriya requesting the Public at large that, if anybody found the said Original Registration Receipt He / She is/are return the same to advocate within 7 days of this notice.

Place – Pune Date - 30/05/2024

Advocate – Pradip B Solase Office No. 13 Second Floor, BA Hub Opp Savannah Society, Baif Road, Wagholi, Pune - 4122207

Phoenix ARC

Phoenix ARC Private Limited Regd. Office: 3rd Floor, Wallace Towers (earlier known as Shiv Building), 139/140/B/1, Crossing of Sahar Road and Western Express Highway, Vile Parle East, Mumbai, Maharashtra – 400057, India Tel: 022-67412314, Fax: 022-67412313CIN: U67190MH2007PTC168303

mail: info@phoenixarc.co.inWebsite: www.phoenixarc.co.in [RULE 8(1)] POSSESSION NOTICE Whereas, Janata Sahakari Bank Limited, Pune acting in its capacity as The Member Bank for the

onsortium Bankers compromising of Janata Sahakari Bank Ltd, Pune (hereinafter referred as 'JSBL") and Sampada Sahakari Bank Ltd acting as the Lead Bank and together functioning under the name and style of SJSB Consortium under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (said Act) and n exercise of powers conferred under Section 13(12) of the said Act read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 (said Rules) issued Demand Notice dated 15th February, 2018 to A) Speedo Offset Pvt. Ltd. (Represented through its Directors/ Mortgagors/Guarantors) i) Mr. Barve Dinesh Prabhakar, ii) Mr. Barve Rohit Dinesh, iii) Mrs. Barve Anjali Dinesh iv) Mr. Barve Harshad Dinesh 2. M/s. Parshuram Process (Partnership Firm) (Guarantor/Borrower), 3. Padmaja Enterprises (Guarantor), 4. M/s. Prabhakar and Sons (Guarantor), 5. Parshuram Packall Pvt. Ltd. (Corporate Guarantors/Borrower) (the Borrower, Guarantors, Mortgagors and Corporate Guarantors are hereinafter referred to as Borrower) (the Borrower, Guarantors, Mortgagors and Corporate Guarantors are herenafter referred to as "Borrowers") to repay the amount mentioned in the notice being Rs. 5,48,63,082.74/- (Rupees Five Crore Forty-Eight Lakhs Sixty-Three Thousand Eighty-Two and Paise Seventy-Four Only) as on 31st January,2018 within 60 days from the date of receipt of the said notice, together with further interest thereon at the applicable rate, incidental expenses, costs, charges incurred/to be incurred w.e.f. 01.02.2018

And whereas subsequently, JSBL has vide Assignment Agreement dated 30.03.2019 assigned al ts rights, title, interest and benefits in respect of the debts due and payable by the Borrower/Guarantors arising out of the facilities advanced by JSBL to Borrowers along with the underlying securities to Phoenix ARC Private Limited, acting in capacity as Trustee of Phoenix Trust FY 19-21 (Phoenix) for the benefit of the holders of Security Receipts. Therefore, n view of the said assignment. Phoenix now stands subrogated in the place of JSBL and Phoenix shall be entitled to institute/continue all and any proceedings against the Borrower and/or Mortgagor and to enforce the rights and benefits under the financial documents including the enforcement of guarantee and security interest executed and created by the Borrower/ Mortgagor/Guarantors for the financial facilities availed by them.

The Borrowers having failed to repay the amount, notice is hereby given to the Borrowers and the public in general that the undersigned being the Authorized Officer of Phoenix ARC Private Limited, acting in its capacity as Trustee of Phoenix Trust FY 19-21 has taken possession of the mortgaged property described

herein below in exercise of powers conferred on him/her under Section 13(4) of the said Act read with rule 8 of the said Rules, on this 28th day of May of the year 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 Phoenix ARC Private

Limited, acting in its capacity as Trustee of Phoenix Trust FY 19-21 for an amount of Rs. 5,48,63,082.74/- (Rupees Five Crore Forty-Eight Lakhs Sixty-Three Thousand Eighty-Two and Paise Seventy-Four Only) as on 31st January, 2018 and interest thereon. (The Borrower/Guarantors 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** Land bearing Gat no. 262, Plot no. 1 area admeasuring about 00H 20R owned by the mortgagor herein out of total area of the said property admeasuring about 00H 88R, Village Rule, Taluka Velhe, District Pune within the limits of Grampanchayat Rule and also within the local jurisdiction of Panchayat Samiti Taluka Velhe, Zilla Parishad Pune along with all improvements and construction thereon if any.

Date: 28.05.2024 Place: Pune, Maharashtra

**Authorized Officer Phoenix ARC Private Limited** (Trustee of Phoenix Trust FY 19-21)

Exh. No.: 8573

Form No.3 [See Regulation-15 (1)(a)] / 16(3)

DEBTS RECOVERY TRIBUNAL PUNE

Unit no 307 to 310 3rd Floor, Kakade Biz Icon Building, Shivaji Nagar, Pune-411005

Case No.: 0A/78/2022

Summons under sub-section (4) of section 19 of the Act, read with sub-rule (2A) of rule 5 of the Debt Recovery Tribunal (Procedure) Rules, 1993.

> **RBL BANK LIMITED** VS

AKHILESH CHANDRA

(1) AKHILESH CHANDRA D/W/S/O - VIJAY KUMAR

Apartment 307 Oakwood Residence 1c Naylor Road Koregaon Park Pune,

Maharashtra - 411001 SUMMONS

WHEREAS, 0A/78/2022 was listed before Hon'ble Presiding Officer/Registrar on 27/02/2024.

WHEREAS this Hon'ble Tribunal is pleased to issue summons/ notice on the said Application under section 19(4) of the Act, (OA) filed against you for recovery of debts of Rs. 2678421.61/- (application along with copies of documents etc.

In accordance with sub-section (4) of section 19 of the Act, you, the defendants are directed as under:-

(i) To show cause within thirty days of the service of summons as to why relief

prayed for should not be granted; (ii) To disclose particulars of properties or assets other than properties and assets

specified by the applicant under serial number 3A of the original application;

(iii) You are restrained from dealing with or disposing of secured assets or such other assets and properties disclosed under serial number 3A of the original application, pending hearing and disposal of the application for attachment of

(iv) You shall not transfer by way of sale, lease or otherwise, except in the ordinary course of his business any of the assets over which security interest is created and/ or other assets and properties specified or disclosed under serial number 3A of the original application without the prior approval of the Tribunal;

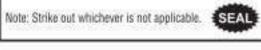
(v) You shall be liable to account for the sale proceeds realised by sale of secured assets or other assets and properties in the ordinary course of business and deposit such sale proceeds in the account maintained with the bank or financial institutions holding security interest over such assets.

You are also directed to file the written statement with a copy thereof furnished to the applicant and to appear before Registrar on 08/07/2024 at 10:30 A.M. failing which the application shall be heard and decided in your absence.

Given under my hand and the seal of this Tribunal on this date: 27/02/2024.

Signature of the Officer Authorised to issue summons





Debets Recovery Tribunal, Pune



PUBLIC NOTICE

(misplaced Original Document) Notice is given that the described property in the schedule written hereunder is owned by respectively Mr. Prabhakar Kallappa Bhosale and Mrs. Sujata Prabhakar Bhosale R/at lat No. B1/102, Landmark Garden, Near Bishop, Kalyani Nagar, Pune 411014. Mr. Prabhakar Kallappa Bhosale and Mrs. Sujata Prabhakar Bhosale are purchasing the said Property from the Mr. Ravindra Pralhad Sawant, The Chain documents bearing Original Sale Deed, Receipt and Index II, dated 28/08/2012 executed between Mr Prashant Prakash Nagala & Mrs. Sadhana Prashant Nagala in respect of Mr. Ravindra Pralhad Sawant, registered Document at Sub Registrar Haveli No. 3, at serial no. 827/2012, has been misplaced and not traceable yet. If Found, kindly inform to me., in respect of the same to contact the undersigned along with the documents pertaining to the same within 7 days from the publication.

Description of Lost/ misplaced Original Document All that piece & parcel of land/plot admeasuring area 00 Hec. 02.38 Are constructed or Ground Floor area measurement 26 Ft. x 65 Ft. =1820 Sq.Ft. and 1st Floor constructed area measurement 26 Ft. x 65 Ft. =1820 Sq.Ft. total admeasuring area 3640 Sq.Ft. out of ground floor area measurement commercial 26 Ft. x 65 Ft. =1820 Sq.Ft. (Property No. /501/506) Survey No.167 Hissa No 1A/3/1 Situated at Manjri Bk. Pune within the lin Pune Municipal Corporation Pune, Date: 30/05/2024

Uddhav Pandurang Wakhure, Advocate S.R-2, Mega Center, Magarpatta, Hadapsar, Pune - 411 013 Mob. No. 8605744349 **PUBLIC NOTICE** 

undersigned or the Authorised officer for all gueries and enquiry in this matter.

Place: Pune

Date- 31-05-2024

Notice hereby given to the General Public that the MSE LAP branch of "Fedbank Financial Services Limited" located at Shop No-106, Robe Building, 1st Floor, Opp.Vinayak Hospital, Atul Nagar, Warje, Pune-411058. is shifting to the new premises situated at Kirti Bhavan, Second Floor, 42/43, Shilavihar Colony, Paud Road,411038 for better services and operation. Further it is informed that the said branch office will be operating from current address till 25th August 2024 and with effect from 26th August 2024 will operate from new premises situated at Kirti Bhavan, Second Floor, 42/43, Shilavihar Colony, Paud Road,411038

twrwj for the above details. 15. Kindly also visit the link: https://www.tatacapital.com/property-disposal.html

For and behalf of Place: Pune Date :- 24th May 2024 Fedbank financial Service Limited **PUBLIC NOTICE** 

Notice hereby given to the General Public that the MSE LAP branch of "Fedbank Financial Services Limited" located at 03&04, 1st Floor, Vitrang Vertex, 83A, C.S.No. 8336-A/1&8336A/2, Railway line, Solapur, Maharashtra-413001 is shifting to the new premises situated at Raj Empire, 1st Floor, Block No. 3 & 4, CS No. 8500-D/8B Part, Municipal House No. 108, Murarjipeth, Solapur, TQ- North Solapur, Dist.- Solapur Maharashtra - 413002 for better services and operation. Further it is informed that the said branch office will be operating from current address till 24th August 2024 and with effect from 25th August 2024 will operate from new premises situated at Raj Empire, 1st Floor, Block No. 3 & 4, CS No. 8500-D/8B Part, Municipal House No. 108, Murarjipeth Solapur, TQ- North Solapur, Dist.- Solapur, Maharashtra - 413002

> For and behalf of S/d

Place: Solapur Date :- 25th May 2024 Fedbank financial Service Limited

Home Finance

IKF HOME FINANCE LIMITED **DEMAND NOTICE** Plot No.30/A, Survey No.83/1, My Home Twitza, 11th Floor, Diamond Hills, Lumbin UNDER SECTION 13(2) OF Avenue, Beside 400/220/132KV GIS Substation, APIIC Hyderabad Knowledge City. THE SARFAESI ACT, 2002 Raidurg, Hyderabad-081. Ph: 040-23412083. www.ikfhomefinance.com

Physical

The below mentioned Borrowers, Co-Borrowers and Guarantors have availed Loan(s) Facility(ies) from IKF Home Finance Limited by mortgaging your Immovable Properties and defaulted in repayment of the same. Consequent to your defaults your Loans were classified as Non Performing Assets by IKF Home Finance Limited and hence all its rights, title, interest, benefits dues receivable from you as per document executed by you to avail the said Loan(s) along with the underlying security interest created in respect of the securities for repayment of the same. IKF Home Finance Limited has pursuant to the said Assignment and for the recovery of the outstanding dues, issued Demand Notice under Section 13(2) of the Securitisation and Reconstruction of Financial Asset and Enforcement of Security Interest Act 2002 (The Act). The contents of which are being published herewith as per Section 13(2) of the act read with Rules 3(1) of The Security Interest (Enforcement) Rules, 2002 as and by way of Alternate Service upon you. Details of the Borrowers, Co-borrowers, Guarantors, Securities, Outstanding Dues, Demand Notice sent under Section 13(2) and Amount claimed there

(1) Name of the Borrower's: Mr. Anandrao Namdev Sakore S/o. Namdev Sakore, Co-Borrower's: 1) Jayashri Dhananjay Sakore D/o. Mr. Omkar Dhananjay Sakore, 2) Sri. Dhananjay Anandrao Sakore S/o. Mr. Anandrao Namdey Sakore, 3) Santosh Anandrao Sakore S/o. Mr. Anandrao Namdey Sakore, 4) Sandeep Anandrao Sakore S/o, Mr. Anandrao Namdev Sakore, 5) Mr. Omkar Dhanansay Sakore S/o, Mr. Anandrao Namdev Sakore, All are residing at: Panchshil Niwas Chandra Bhaga Building, Dharamveer Sambhaji Chowk, Near Parshwanath Society, Kasarwadi, Pune-411034

Loan Account No: LNPUN01021-220003369 Loan Amount: Rs. 20,50,000/- (Rupees Twenty Lakhs Fifty Thousand Only) Non Performing Asset (NPA) Date: 06.05.2024 Demand Notice Date: 10.05.2024

AMOUNT DUE: Rs.21,38,297/- (Rupees Twenty One Lakhs ThirtyEight Thousand Two Hundred Ninety Seven Only) due and payable as on 07.05,2024.

**DESCRIPTION OF THE IMMOVABLE PROPERTY** All the piece and parcel of the (residential Property admeasuring 181.44 Sq. Mt on the Plot admeasuring 104.55 Sq. as per regularization Certificate) on Plot admeasuring 1200 Sq.ft laving and being on S. No. 434 Hissa. No. 4G. Situated at Village Bosari, Tal, Haveli Dist Pune, which is within the limits of Pimpri Chinchwad Municipal Corporation and within the jurisdiction of Sub-Registrar Haveli Pune and Bounded as Follows: On and towards East: By Property of Mr. Babab Sopan Bodhe, On and towards South: By Property of Avinash Bhaidas Mahale, On and towards West: By Open Space and

Property of Satish Dhumal. On and Towards North: By D.P. Road and Property of Aashish Padval. (2) Name of the Borrower; Sri. Rajakumar Shivsharan Shatgar S/o. Bharashatgar; Co-Borrower: Ms. Santoshi Rajkumar Shatgar W/o. Mr. Rajakumar Shivsharan Shatgar, Both residing at: At Post Salgar, Tal Akkalkot Dist., Solapur, Near Bhavani Mandir, Maharashtra-413216

Loan Amount: Rs.7,28,000/-(Rupees Seven Lakhs Twenty Eight Thousand Only) Loan Account No: LNSLP00123-240007708 Non Performing Asset (NPA) Date: 06.05.2024 Demand Notice Date: 10.05.2024 AMOUNT DUE: Rs.8,16,262/- (Rupees Eight Lakhs Sixteen Thousand Two Hundred Sixty Two Only) due and payable as on 07.05.2024.

**DESCRIPTION OF THE IMMOVABLE PROPERTY** CTS. No. 231, Grampanchayat Mikat No. 511/1, AT Salgar, TAL Akkalkot, Solapur, Maharashtra (India) - 413216. East by: Road, West by: CTS. No. 231 Par North by: Road, South by: CTS: No. 229, 230. Measuring: Totally measuring 112.85 Sq. Feet.

The Borrowers's and Co-Borrowers/Guarantors are therefore called upon to make payment of the above mentioned demanded amount with further interest as mentioned hereinabove in full within 60 Days of this Notice failing which the undersigned shall be constrained to take action under the act to enforce the above mentioned securities. Please note that as per Section 13 (13) of The Said Act. In the meanwhile, you are restrained from transferring the above referred securities by way of sale, lease or otherwise without our consent.

Date: 30.05.2024. Place: Pune

Sd/- Authorised Officer, IKF HOME FINANCE LIMITED

#### UDYAM VIKAS SAHAKARI BANK LTD., PUNE Head Office :- Payrop Apartment, 1st Floor, Karveroad, Behind Telephone Exchange, Erandawana, Pune - 411004. Ph. 020-25420229 / 020-25451919 PUBLIC SALE / AUCTION NOTICE (FOR IMMOVABLE PROPERTY)

# The undersigned Special Recovery Officer of Udyam Vikas Sahakari Bank Ltd., Pune has Attached below

mentioned property under section 107(10) of MCS Act 1961 and declared the public auction for the sale of the immovable property mention as under on the date 04/07/2024 at 11.00a.m. at the above mentioned address of Udyam Vikas Sahakari Bank Ltd, Pune.

NAME OF THE ACCOUNT HOLDER PROPERTY DETAILS RESERVE PRICE | OUTSTANDING DUES M/s Titanium Media And Immovable Property own by Rs. 45,90,000/ Rs.99,89,909/ Mrs. Rukmini Surendra Kadam Advertisement Pvt. Ltd (Borrower) (Rs. Ninety nine lakh All piece and parcel of Land eighty nine thousand 1)Director - Mr. Umesh Ramesh Mirajkar bearing Gat No.1197 nine hundred nine admeasuring about 0 H 51 Ares Nominee - Mrs. Reshma Umesh Mirajkar, out of 1H 36 R situated at as on 30/04/2024 Miss Vaishnavi Umesh Miraikar Morgaon within the limits of nterest and other 2) Director - Mr. Prasad Balasaheb Gund Grampanchayat Morgaon, Tal charges there on i.e. Mrs. Rukmini Surendra Kadam Baramati, Dist: Pune from 01/05/2024 (Co-Borrower and Mortgagor) Boundaries As Under East Guarantor :-Chandgude wadi Morgaon Road, West: Gat No 1196, South: 4)Mr. Amol Balasaheb Gadekar Gat No 1194, North : Karha River Mr. Dhananjay Nathuram Mhaske

 The auction will be postponed or cancelled without giving any reason.
 The earnest money of Rs. 4.59,000/- (Rs. Four Lakh Fifty Nine Thousand Only ) .for participating in the auction. 3) The property will be sold on as is where is basis, 4) The auction will be declared in favour of the highest bidder, 5) The amount of 25 percent inclusive of earnest money will have to be deposited on the same day. 6) All terms & conditions will be declared prior to auction. 7) Interested purchaser may inspect the property to be auction at their own expenses on the 21/06/2024 between 10.00 am to 12.00 pm.

Date: 31/05/2024

Shital Soman **Authorised Officer** For Udyam Vikas Sahakari Bank Ltd, Pune. Phone No: 9422987741

**UDYAM VIKAS SAHAKARI BANK LTD., PUNE** Head Office :- Payrop Apartment, 1st Floor, Karveroad, Behind Telephone Exchange, Erandawana, Pune - 411004. Ph. 020-25420229 / 020-25451919

### PUBLIC SALE / AUCTION NOTICE (FOR IMMOVABLE PROPERTY)

The undersigned Special Recovery Officer of Udvam Vikas Sahakari Bank Ltd., Pune has Attached below mentioned property under section 107(10) of MCS Act 1961 and declared the public auction for the sale of the immovable property mention as under on the date 04/07/2024 at 11.00a.m. at the above mentioned address of Udyam Vikas Sahakari Bank Ltd, Pune.

NAME OF THE ACCOUNT HOLDER	PROPERTY DETAILS	RESERVE PRICE	OUTSTANDING DUES
M/s Titanium Media And Advertisemen Pvt.Ltd (Borrower)  1)Director Mr.Umesh Ramesh Mirajkar(Deceased) Nominee Mrs. Reshma Umesh Mirajkar Miss Vaishnavi Umesh Mirajkar 2) Director Mr. Prasad Balasaheb Gund 3) Mrs. Rukmini Surendra Kadam (Co-Borrower & Mortgagor) Guarantor:- 4)Mr.Amol Balasaheb Gadekar 5)Mr.Dhananjay Nathuram Mhaske	Immovable Property-All piece and parcel of RCC Construction Named "Rajlaxmi" Building Constructed on Gat No. 1197 admeasuring about 1H 36 R out of which ownership belongs to Mrs. Rukmini Kadam is 00H 51 Ares situated at village M o r a g a o n , b e h i n d Mayureshwar Vidyalay, Tal Baramati, District Pune		Rs.99,89,909/- (Rs. Ninety nine lakt eighty nine thousand nine hundred nine only) as on 30/04/2024 Interest and other charges thereon i.e from 01/05/2024

Terms:

 The auction will be postponed or cancelled without giving any reason. 2) The earnest money of Rs.2,09,100/-(Rs.Two lakh nine thousand one hundred only) for participating in the auction. 3) The property will be sold on as is where is basis. 4) The auction will be declared in favour of the highest bidder. 5) The amount of 25 percent inclusive of earnest money will have to be deposited on the same day. 6) All terms & conditions will be declared prior to auction. 7)Interested purchaser may inspect the property to be auction at their own expenses on the 21/06/2024 between 10.00 am to 12.00 pm.

Date: 31/05/2024 Place : Pune

SALE NOTICE TO BORROWER/GAURANTORS The above shall be treated as Notice U/r. 9(1) read with 8(6) of Security Interest (Enforcement) Rules, 2002, to the Obligants to pay the same within 30 days from the date of publication. Date:28/05/2024 Sd/-(Authorised Officer)

# YES BANK YES BANK LIMITED Registered Office: Yes Bank House, Western Express Highway, Santacruz (E), Mumbai, 400 055

Branch Office: YES Bank Ltd., Plot No. 69/4, 3 rd Floor, Mutha Sumphony, Law College Road, Erandwane, Pune-411004 Contact :Mr. Sachin Deshpande on 7875458800/ Vilas Gaikwad on 9370553095

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

No officer or other person, having any duty to perform in connection with this sale shall, however, directly or indirectly bid for, acquire or attempt to acquire any interest in the Immovable

NOTE: The E-auction of the properties will take place through portal http://bankauctions.in/ on 19-06-2024 between 2.00 PM to 3.00 PM with limited extension of 10 minutes each.

**TERMS AND CONDITION:** 

1. The particulars specified in the Schedule herein below have been stated to the best of the information of the undersigned, but the undersigned shall not be answerable for

any error, misstatement or omission in this proclamation. In the event of any dispute arising as to the amount bid, or as to the bidder, the Immovable Property shall at once again

be put up to auction subject to the discretion of the Authorised Officer. 2. The Immovable Property shall not be sold below the Reserve Price. 3. Bid Increment Amount will be:

Rs.10.000/- (Rupees Ten Thousand Only) 4. All the Bids submitted for the purchase of the property shall be accompanied by Earnest Money as mentioned above by way of a Demand Draft favoring the "TATA CAPITAL HOUSING FINANCE LTD." Payable at Branch address. The Demand Drafts will be returned to the unsuccessful bidders after auction.

For payment of EMD through NEFT/RTGS/IMPS, kindly contact Authorised Officer, 5. The highest bidder shall be declared as successful bidder provided always that he/she is

legally qualified to bid and provided further that the bid amount is not less than the reserve price. It shall be in the discretion of the Authorised Officer to decline acceptance of the

highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so. 6. For reasons recorded, it shall be in the discretion of the Authorised Officer to

adjourn/discontinue the sale. 7. Inspection of the Immovable Property can be done on 11-06-2024 between 11 AM to 5.00 PM with prior appointment. 8. The person declared as

a successful bidder shall, immediately after such declaration, deposit twenty-five per cent of the amount of purchase money/bid which would include EMD amount to the Authorised

Officer within 24Hrs and in default of such deposit, the property shall forthwith be put to fresh auction/Sale by private treaty. 9.In case the initial deposit is made as above, the balance

amount of the purchase money payable shall be paid by the purchaser to the Authorised Officer on or before the 15th day from the date of confirmation of the sale of the property,

exclusive of such day, or if the 15th day be a Sunday or other holiday, then on the first office day after the 15th day. 10. In the event of default of any payment within the period

mentioned above, the property shall be put to fresh auction/Sale by private treaty. The deposit including MD shall stand forfeited by TATA CAPITAL HOUSING FINANCE LTD

and the defaulting purchaser shall lose all claims to the property. 11. Details of any encumbrances, known to the TATA CAPITAL HOUSING FINANCE LTD, to which the property

is liable: as per table above. Claims, if any, which have been put forward to the property and any other known particulars bearing on its nature and value: as per table above. The

Intending Bidder is advised to make their own independent inquiries regarding encumbrances on the property including statutory liabilities arears of property tax, electricity etc. 12. For any other details or for procedure online training on e-auction the prospective bidders may contact the Service Provider, M/s. 4Closure, Block No.605 A, 6th Floor, Maitrivanam

Commercial Complex, Ameerpet, Hyderabad – 500038 through its coordinators Mr Arijit Kumar Das, 8142000725, 8142000066, 8142000062 Email :- arijit@bankauctions.in and

Email: info@bankauctions.in or Manish Bansal, Email id Manish.Bansal@tatacapital.com Authorised Officer Mobile No 8588983696. Please send your query on WhatsApp Number

- 9999078669 13. TDS of 1% will be applicable and payable by the highest bidder over the highest declared bid amount. The payment needs to be deposited by highest bidder in the

PAN of the owner/ borrower(s) and the copy of the challan shall be submitted to our company 14. Please refer to the below link provided in secured creditor's website http://surl.li/

Please Note - TCHFL has not engaged any broker/agent apart from the mentioned auctioning partner for sale/auction of this property. Interested parties should only contact the

S/d

The sale shall be subject to the conditions prescribed in the Security Interest (Enforcement) Rules, 2002 and to the following further conditions:

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) 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 properties are mortgaged/charged to the Secured Creditor, the physical/symbolic possession of which has been taken by the Authorised Officer of Yes Bank Ltd. i.e. Secured Creditor, will be sold on "As is where is". "As is what is", and "Whatever there is" on below mentioned respective dates, for recovery of amount mentioned below in respective case due as per Sec. 13(2) notice subject to further interest and charges at contracted rate, due to the Secured Creditor from below mentioned borrowers, co-borrowers, mortgagors, guarantors in respective case. The reserve price, earnest

Name of Borrower/ Guarantor (s) / security provider(s)Mortgagor(s)	Description of Property	Date of Possession	Last Date for submission of BID	Date of E-Auction	Reserve Price (Rs)
		Date of Demand Notice	Date of Inspection	Time of E-Auction	Earnest Money Deposit (Rs.)  Amount Due as per
CHETAN SUDHAKAR Flat No. 503 5th Floor Wi		18-Dec-23	1-Jul-24	2-Jul-24	13(2) notice Rs.1500000
CHETAN SUDHAKAR BHOSALE,	"I" Shree Siddhivinayak Park Gat No. 31/2 & 49 part			11.00 am to 12.30 pm with extension of 5 minutes each	Rs.1500000
SMITA CHETAN BHOSALE	Village- Wadki Tal Haveli Dist Pune 412308	22-Nov-22	10-Jun-24		Rs.1808455.74
SACHIN DATTATRAY	Flat No. 208 2nd Floor Wing- C Rajashri Shahu	18-Dec-23	1-Jul-24	2-Jul-24 1.00 pm to 2.30 pm with extension of	Rs.1500000
DHAME, MONIKA SACHIN DHAME	Co-Op. Housing Society	23-Nov-22 10-Jun-24	10-Jun-24		Rs.150000
	Ltd. Sr. No. 165/B Malwadi Hadapsar Tal Haveli Dist Pune 411028		5 minutes each	Rs.1834034.81	
JAMIR MAHEBOOB	Flat No. 903 on 9th Floor in building A2 in the project known as XrbiaAmbi Gat No. 36373940 & 339 Village- Ambi Tal MavalDistPune-410506	13-Mar-24	2-Jul-24	3-Jul-24 11.00 am to 12.30 pm with extension of 5 minutes each	Rs.1125000
KHAN, KAJAL JAMIR KHAN, JAVED MAHEBOOB KHAN		18-Nov-22	11-Jun-24		Rs.112500
					Rs.929852.31
SAGAR LAXMAN	FLAT No.705 7th Floor	26-Mar-24	2-Jul-24	3-Jul-24 1.00 pm to 2.30 pm with extension of 5 minutes each	Rs.6600000
KANGUDE, SARITA SAGAR KANGUDE	Building No. A2 "SUN VIEW" Sr.no.7/1/2 Situated at Village- Aambegaon Budruk Taluka-Haveli District-Pune-411046	10-Jan-23	11-Jun-24		Rs.660000
CARLING CACAR MARKOUDE					Rs.5487580.21
	Flat No. D-403 4th Floor building named as	25-Jan-24	3-Jul-24	4-Jul-24 11.00 am to	Rs.2200000
	"FORTUNE SHUBHAN	10-Jan-23	12-Jun-24	12.30 pm	Rs.220000
	PHASE-2 Survey no. 4 Hissa No.1/3B situated at Village- Yewalewadi Tal Haveli DistPune-411048			with extension of 5 minutes each	Rs.2511451.84
SWAPNIL PANDURANG  FLAT No-307 3rd FLOOR  Project Knows as 'Playtor		27-Feb-24	3-Jul-24	4-Jul-24 - 1.00 pm to 2.30 pm	Rs.1300000
SATPUTE, MANISHA SWAPNIL SATPUTE	Ranjangaon' Building "A2-4- Jasper" Gat.No.697 Situated at Village- Koregaon Taluka-Shirur District-Pune-412220	11-Jan-23	12-Jun-24	with	Rs.130000
				extension of 5 minutes each	Rs.1661068.55
RAFIK SULTAN INAMDAR,	FLAT No. 710 7th FLOOR in the Building Known as "Xrbia Eiffel City-C2" Gut No.1527/2 Situated at Village- Chakan Taluka- Khed District-Pune-410501	16-Jan-24	4-Jul-24	5-Jul-24 11.00 am to	Rs.950000
RUKSANA RAFIK INAMDAR		11-Jan-23	13-Jun-24	12.30 pm	Rs.95000
				with extension of 5 minutes each	Rs.807605.01
MOHINI MOHAN BORUDE,	FLAT No.1104 11th Floor Building/Wing No. A in the Scheme knows as "Fortune	25-Jan-24	4-Jul-24	5-Jul-24 1.00 pm to 2.30 pm with	Rs.5000000
VRUSHALI BORUDE, MOHAN GANGADHAR		17-Mar-23	13-Jun-24		Rs.500000
BORUDE & PADMABAI MOHAN BORUDE	PADMABAI MOHAN PADMABAI MOHAN PADMABAI MOHAN Perfect Survey No.12/2/2A/1/5A Situated at Village, Kondhwa hudruk			extension of 5 minutes each	Rs.4712474.94
	Flat No. 208 2nd Floor Building/ Wing- A in the Shceme known as "SARA SANSKRUTI" Gat No.62 63 and 65 Situated at Village Kharabwadi TalKhed Dis Pune-410501	29-Jan-24	5-Jul-24	6-Jul-24	Rs.3400000
		16-Mar-23	14-Jun-24	11.00 am to 12.30 pm	Rs.340000
		ŕ		with extension of 5 minutes each	Rs.1498519.37
NILESH LAXMIKANT DEO, VIDYA NILESH DEO	Flat No. 15 Third Floor Wing- C Project named as	07-Feb-24	5-Jul-24	6-Jul-24 1.00 pm to 2.30 pm with extension of 5 minutes each	Rs.1850000
	"Bhargav Terrace" Survey No.47 Situated at Village- Narhe Tal-Haveli Dist Pune-411041.	17-Apr-23	14-Jun-24		Rs.185000 Rs.1804304.94
ANKUSH RAMDAS	GAT NO 289 FLAT NO 5	25-Jul-23	6-Jul-24	8-Jul-24	Rs.1350000
DONGARE,	2ND FLOOR, BLDG NO A 4 - VINAYAK HILLS,	10-May-21	18-Jun-24	11.00 am to 12.30 pm with extension of 5 minutes each	Rs.135000
SHITAL RATAN CHALAR	KAMSHET PUNE, PUNE, 411007				Rs.1619117.84
VIKAS HIRAMAN SATHE,	Flat No. 402, 4th Floor, in the complex known as	25-Jul-23	6-Jul-24	8-Jul-24 1.00 pm to 2.30 pm	Rs.1600000

Bharati Prasad, Rohit Prasad Dist.-Pune 411014 & Ravi Kant Chaudhary For detailed terms and conditions of the sale, please refer to the link provided in https://sarfaesi.auctiontiger.net , Secured Creditor's website .e., www.vesbank.in. In case of any difficulty in obtaining Tender Documents/ e-bidding catalogue or Inspection of the Immovable Properties Secured Assets and for Queries, Please Contact Concerned Officials of YES BANK LTD., Officials Mr. Sachin Deshpande on 7875458800/ Vilas Gaikwad on 9370553095 and M/s. e-Procurement Technologies Limited - Auction Tiger, Ahmedabad, Bidder Support Name & Numbers Ram Sharma -9978591888, 9265562821/18, 079-68136880/ 68136837. Email: support@auctiontiger.net and ramprasad@auctiontiger.net This is to bring to your attention that under Sec. 13(8) of SARFAESI Act, where the amount of dues of the secured creditor together with all costs charges and expenses incurred by secured creditor is tendered to the secured creditor at any time before the date of publication of notice for the public auction/ tender/ private treaty, the secured asset shall not be sold or transferred and no further steps shall be taken for transfer or sale of tha

7-Mar-24

5-Oct-23

19-Jan-24

23-Jan-23

18-Aug-22

the complex known as

103/2, Plot No. 12A,

"Oasis Park" Survey No.

Village- Vadgaon Maval,

Office No. 601, 602, 603,

604. Sixth Floor, "Bhama

Centre", Survey No. 25,

Hissa No.1, Situated at

Village – Bhujbal Vasti.

Wakad, Tal.-Mulashi &

Flat No.202, 2nd Floor,

Wing/Building No. A-5,

Camelot Co-Operative

Housing Society Ltd.,

Lohegaon, Tal.- Haveli,

Dist.-Pune- 411057, Along with four car parking space

Tal.-Maval, Dist.- Pune

**SUMITRA VASANT SHINDE** 

legal heir of Late SANTOSH

VASANT SHINDE.

Late TEJASWINI SANTOSH

SHINDE & ARJUN

REFINERIES

M/s Acutech Solar Pvt. Ltd.

(Through its Directors-

Bharati Prasad,

Rohit Prasad & Ravi

Kant Chaudhary).

HIRAMAN SHANKAR

8-Jul-24

5-Jun-24

19-Jun-24

5-Jun-24

18-Jun-24

1.00 pm to 2.30 pm

with extension of

5 minutes eachh

9-Jul-24

.00 am to 12.30 pn

with extension of

5 minutes each

20-Jun-24

.00 am to 12.30 pm

with extension of

5 minutes each

Rs.160000

Rs.1238626.84

Rs.50000000

Rs.5000000

Rs.47073122.67

Rs.11000000

Rs.1100000

Rs.23977760.41

YES BANK Limited Place: Pune Pune

financialexp.epapr.in

Shital Soman

**Authorised Officer** For Udyam Vikas Sahakari Bank Ltd, Pune.

Phone No : 9422987741