SATURDAY, JANUARY 13, 2024

FINANCIAL EXPRESS



TATA CAPITAL HOUSING FINANCE LIMITED

Registered Address: 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai 400013. Branch Address: TATA CAPITAL HOUSING FINANCE LIMITED, 1st Floor FC Annexe Building, Opp Fergusson college, Pune 411005

NOTICE FOR SALE OF IMMOVABLE PROPERTY

(Under Rule 8(6) read with Rule 9(1) of the Security Interest (Enforcement) Rules 2002)

Г	1000	Mr. Pankaj Balaso Nalawade		Rs.6,50,000/-	Rs.65,000/-	
27	9966214	(Borrower), Mrs.Tanuja Pankaj Nalwade (Co-Borrower)	(Rupees Nine Lakh Forty Eight Thousand Six Hundred Seventy Only) & 28.04.2021	(Rupees Six Lakh Fifty Thousand Only)		Physical

Description of the Immovable Property: The Residential Flat admeasuring 23.97 Sq.Mts (equivalent to 258 Sq.Ft) carpet area bearing No.607, situated on the SIXTH Floor in G 2 Building of the said complex to be known as "XRBIA ABODE" which is constructed on the land forming nonagricultural land admeasuring about 2 Hectares 91.36 Ares bearing Gat No. 240 out of land totally admeasuring about 8 Hectares 65 Ares as per the sanctioned layout plan of project known as "XRBIA ABODE" lying and being village Jambhul, Taluka Mayal, District Pune and within the limits of Zilla Parishad Pune, Gram Panchayat Village Jambhul the same is Bounded as follows:-East: Survey No.174, South: Survey No.240(P), West: Survey No.186 & 192, North: Survey No.176 & 178.

28	9541815	Mrs. Poonam Santosh Jadhav (Borrower), Mr. Santosh Bhim Rao Jadhav (Co-Borrower)	/Russes Thirteen Lakh Nine	Lakh Only)	Rs.70,000/- (Rupees Seventy Thousand Only)	Physica
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Description of the Immovable Property: All that piece and parcel of residential Property bearing Flat No.509, admeasuring area 299 Sq. Ft. i.e. 27.78 Sq. Mtrs. Along with terrace admeasuring are 43 Sq. Ft. i.e. 3.99 Mtrs. On the Fifth Floor, in Wing No.A6, along with One Two Wheeler Parking admeasuring 2 Sq. Mtrs. in the project Know as * MAPLE SHELTERS URALIKANCHAN -1" out of the Land bearing Gate No. 751 and Gate No. 752 situated at Village. Shindware Taluk, Haveri District Pune.

29 9861472	Mr. Ranjeet Dnyanoba Veer (Borrower) Mrs. Shobha Dnyanoba Veer (Co-Borrower)	Rs. 7,95,425/- (Rupees Seven Lakh Ninety Five Thousand Four Hundred Twenty Five Only) & 29-04-2021	(Rupees Five	Four Thousand	
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Description of the Immovable Property: The Residential Flat admeasuring 15.33 Sq. Mtrs. (equivalent to 165 Sq. Ft.) carpet area bearing No. 523 situate on the Fifth Floor in "D1" Building of the said complex to be known as "Xrbia Abode" constructed on land forming non agricultural land admeasuring 2 Hectares 91.36 Ares bearing Gat No. 240 out of land totally admeasuring 8 Hectares 65 Ares as per the sanctioned layout plan of the project known as "Xrbia Abode" lying and being village Jambhul, Taluka Maval District of Pune and within the limits of the Zilla Parishad village Jambhul and Grampanchayat village Jambhul. On or towards the East: Survey No. 192, On or towards the South: Access Road, On or towards the West: Survey No. 174, On or towards the North: Survey No. 178.

TCHHF0 27900010 0074535	M/S. Redeem Projects Infraconstro Private Limited. Mr. Anil Sopan Raskar Mrs. Rupali Anil Raskar	Rs. 32,65,711/- (Rupees Thirty Two Lakh Sixty Five Thousand Seven Hundred Eleven Only) & 19-11-2021	Twenty Five	(Dunnes Tun	Physical
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Description of the Immovable Property: All that piece and parcel of the Schedule-A: All that piece and parcel of separate land or ground admeasuring about 00 Hectare 23.30 Ares i.e. 2330 Square Meters now being Survey No. 69/1/1/2 and out of the entire property, bearing Survey No. 69, Hissa No. 1/1 (old Survey No. 178) situated at Talegaon Dabhade, Taluka Maval, District Pune within jurisdiction of Sub Registrar, Maval and also within limits of Grampanchayat Talegaon Dabhade and within the jurisdiction of the Sub Registrar Mayal and Bounded as follows:- On or towards the East : By Survey No. 69, Hissa No. 2/1, On or towards the South : By Part of Survey No. 69, Hissa No. 1/1, On or towards the West: By Road, On or towards the North: By part of Survey No. 69, Hissa No. 1/1 and beyond it by Talegaon Chakan Road.

Schedule-B: All that residential accommodation bearing Flat No. 103 admeasuring area about 71.95 Square meters i.e. 774.46 Square Feet (carpet) situated on the First Floor in Wing No. 'A' in the project known as "Rutugandh", one covered car parking admeasuring area 10.00 Sq. Mtr. & One Open parking admeasuring area 10.00 Sq. Mtr. construction on the land bearing Survey No. 69, Hissa No. 1/1 (old Survey No. 178) situated at Talegaon Dabhade, Taluka Maval, District Pune.

31	9890833 & 9883995	Mrs.Sunita Rajendra Naik (Borrower), Mr. Naik Rajendra Prabhakar (Co-Borrower)	Rs.17,86,790/- (Rupees Seventeen Lakh Eighty Six Thousand Seven Hundred Ninety Only) is due and payable under Agreement no. 9883995 and an amount of Rs.56,283/- (Rupees Fifty Six Thousand Two Hundred Eighty Three Only) is due and payable under Agreement no. 9890833 totaling to Rs.18,43,073/- (Rupees Eighteen Lakh Forty Three Thousand Seventy Three Only) & 09-07-2021	9,75,000/- (Rupees Nine Lakh Seventy Five	Rs. 97,500/- (Rupees Ninety Seven Thousand Five Hundred Only)	Physical
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Description of the Immovable Property: All the piece and parcel of House Property bearing Flat No.C-403, admeasuring area 40.69 Sq.Mtrs i.e.438 Sq.ft, on the Fourth Floor, along with Two wheeler Parking admeasuring area 02 Sq.Mtrs in Wing No. 'C' in the project Know as 'Aapla Ghar Kirkatwadi' constructed on the land bearing Gate No.162 (Old No.23/3 and 23/41) Situated at Village Kirkatwadi, Taluka Haveli, District Pune. Bounded as follows:- East by: Gate No. 173 and 174, West by: Gate No. 161 and Road, North by: Gate No. 119 and Pandan, South by: Gate No. 163 and 164.

32	TCHHL0 63900010 0071551 & 10273283	Mr. Vijay Dhanaji Pawar Mrs. Pornima Vijay Pawar	Rs.51,40,854/- (Rupees Fifty-One Lakhs Forty Thousand Eight Hundred and Fifty Four Only) is due and payable by you under Agreement no. TCHHL0639000100071551 and an amount of Rs.3,20,799/- (Rupees Three Lakhs twenty Thousand Seven Hundred and Ninety Nine Only) is due and payable by you under Agreement no. 10273283 totalling to Rs.54,61,653/- (Rupees Fifty Four Lakhs Sixty One Thousand Six Hundred and Fifty Three Only) & 15-01-2022	37,60,000/- (Rupees	Rs. 3,76,000/- (Rupees Three Lakh Seventy Six Thousand Only)	Physical
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Description of the Immovable Property: Property I - All the piece and parcel of Flat no. 301 admeasuring 293 Sq.ft i.e. 27.23 Sq.mtr (including balcony/terrace) on third floor in the building known as Sai Aangan constructed on Survey no. 102/1/15B/1 (as per sale deed S. no. 102/1/15B) having CTS No. 5189, Survey no. 102/1/15A having CTS no. 5188 situated in the village Pimpri Waghere Tal Haveli District Pune

Property II - All the piece and parcel of Flat no. 303 admeasuring 1038 Sq.ft i.e. 96.46 Sq.mtr (including balcony/terrace) on third floor in the building known as Sai Aangan constructed on Survey no. 102/1/15B/1 (as per sale deed S. no. 102/1/15B) having CTS No. 5189, Survey no. 102/1/15A having CTS no. 5188 situated in the village Pimori Waghere Tal Haveli District Pune.

33		Mr. Sadannand Panjarkar Mrs. Vandana Sadannand Panjarkar	Thousand Nine Hundred Seventy	PERSONAL PROPERTY OF STREET, STATE OF	Rs.2,95,000/- (Rupees Two Lakh Ninety Five Thousand Only)	
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Description of the Immovable Property: All the piece and parcel of the land or ground bearing City Survey No. 532 area admeasuring 23.8 Sq. Mtrs. and City Survey No. 533 area admeasuring 389.9 Sq. Mtrs., totally admeasuring 413.7 Square Meters, lying being and situated at revenue village Bhosari, situated within the registration division and District Pune, Sub Division and Taluka Haveli, and within the Pimpri Chinchwad Municipal Corporation and within the Jurisdiction of Sub Registrar Haveli Pune and Bounded as under:-On or towards the East: By Road, On or towards the South: By Road, On or towards the West: By Property of Mr. Hiraman Landge out of CTS No. 485 & 486, On or towards the North: By Property of Mr. Vitthal Mahandu Landge & Mr. Bavale.

Schedule-B: Project Name: Shivalay I, Floor: First, Flat No.: 01, Carpet Area: 56.27 Sq. Mtrs., (Including area of Balcony), Exclusive Right to Use Parking No.; Common Car Parking, Village / Taluka / District : Bhosari / Haveli / Pune.

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

Note:- The E-auction of the properties will take place through portal http://bankauctions.in/ on 30-01-2024 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 24-01-2024 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 EMD 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/oykah for the above details. 15. Kindly also visit the link: https://www.tatacapital.com/property-disposal.html

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

Authorised Officer Place: Pune Tata Capital Housing Finance Ltd. Date: 13-01-2024

SMFG

SMFG INDIA CREDIT COMPANY LIMITED

(formerly Fullerton India Credit Company Limited) Corporate Office: 10th Floor, Office No. 101,102 & 103, 2 North Avenue, Maker Maxity, Bandra Kurla Complex, Bandra (E), Mumbai - 400051 SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice of 15 days for Sale of Immovable Asset(s) under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to rule 8 and 9 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 mortgaged/charged to the Secured Creditor, the possession of which has been taken by the Authorised Officer of SMFG India Credit Company Limited (Formerly Fullerton India Credit Co. Ltd.)/Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on the date and time mentioned herein below, for recovery of the dues mentioned herein below and further interest and other expenses thereon till the date of realization, due to SMFG India Credit Company Limited (Formerly Fullerton India Credit Co. Ltd.)/Secured Creditor from the Borrowers and Guarantor(s) mentioned herein below. The reserve price, Earnest Money Deposit (EMD) and last date of EMD deposit is also mentioned herein below:

Borrower(s) / Guarantor(s)	Demand Notice Date,	Reserve Price, EMD & Last	Date and time
/ Loan Account	Amount & Type of Possession	Date of Submission of EMD	of E-Auction
1) MANOJ SADASHIV TARE 2) NIRMALA SADASHIV TARE (LOAN ACCOUNT NO 173210400000500)	(Rupees Thirty-Nine Lakh Ten Thousand Nine Hundred And Two Only) As on 30/12/2022	EMD: Rs.1,70,000/- (Rupees One Lakh	Date: 30/01/2024 Time: 11:00 am to 01:0 pm (with unlimited extensions of 5 minute each)

Description of the Immovable property

ALL THAT PIECE AND PARCEL PLOT AREA ADMEASURING 50 SQ.MTRS WITH CONSTRUCTION THEREUPON OF THE ROW HOUSE ADMEASURING AN AREA 656 SQ.FT I.T. 60.98 SQ.MTRS. OUT OF THAT 39.74 SQ.MTRS AREA GROUND FLOOR AND 21.74 SQ.MTRS ON THE FIRST FLOOR SITUATED AT SURVE NUMBER 89 HISSA NUMBER 3/205/3 MOUJE KALAS TO HAVELI

For detailed of the sale, please contact Ankit Rathore 9711922779; Nilesh Naik 9763779595; Mujahid Kadri 7841946611, and also for the detailed terms and conditions of the sale refer to the link provided in SMFG India Credit Company Limited (Formerly Fullerton India Credit Co. Ltd.)/Secured Creditor's website.www.smfqindiacredit.com Date: 13/01/2024. SD/-, Authorised Officer-

SMFG India Credit Company Limited (formerly Fullerton India Credit Company Limited) Place: Pune

State Bank of India, Retail Asset Central Processing Central Processin

DEMAND NOTICE

[Under Section 13 (2) of the Securitization & Reconstruction of Financial Assets and Enforcement of

Security Interest Act 2002 (SARFAESI Act) read with Rule 3 (1) of the Security Interest

(Enforcement) Rules, 2002]

Whereas the undersigned being the Authorized Officer of STATE BANK OF INDIA, under Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 & in exercise of powers

conferred under Section13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued

Demand Notice dated mentioned below, under Section 13 (2) of the said Act, calling upon the concerned

Borrowers/Guarantors to repay the amounts mentioned in the respective Notices; within 60 days from the date

of the respective Notices, as per details given below. For various reasons these notices could not be served on

the concerned borrowers/Guarantors. Copies of these Notices are available with the undersigned; and the

concerned Borrowers/Guarantors may, if they so desire, can collect the said copies from the undersigned on

However, the Notice is hereby given to the concerned Borrowers/Guarantors, wherever necessary, to pay to

STATE BANK OF INDIA; within 60 days from the date of publication of this Notice the amounts indicated herein

below together with further interest at contractual rates, till the date of payment, under the loan/and other

agreements and documents executed by the concerned persons. As security for the borrowers' obligations

under the said agreements and documents, the following assets have been mortgaged to STATE BANK OF

Particulars of

Mortgage Property

bearing No. 205, admeasuring carpet

area 60.11 sq. mtrs in C Wing on the 2nd

floor + attached terrace area

admeasuring 6.97 sq. mtrs along with

One Car Parking space in the Scheme

known as "Melange Residences" on

the land bearing Survey no. 11, Opp TCS

Gate No 2, Hinjewadi Phase 3, Bhoirwadi, Tal. Mulshi, District Pune

411057 and within the local limits of

Pune Municipal Corporation. The said

flat is bounded as per approved

On or towards the East: Flat No. 207,

On or towards the South: Passage

Duct/ Flat No 202. On or towards the

West: Marginal Space, On or towards

08.01.2024 All that piece and parcel of the Flat

project as under:

If the concerned Borrowers / Guarantors shall fail to make payment to STATE BANK OF INDIA as aforesaid.

then the STATE BANK OF INDIA shall proceed against the above secured assets under Section 13 (4) of the

Act and the applicable Rules entirely at the risks of the concerned Borrower / Guarantor to the costs and

The concerned Borrowers / Guarantors are prohibited by the SARFAESI Act to transfer the aforesaid assets. whether by way of sale, lease or otherwise without the prior written consent of the STATE BANK OF INDIA. Any

contravention of the provisions of the SARFAESI Act will render the borrower / Guarantor responsible for the

the North: Marginal Space.

Date of

Demand

Notice

offence liable to punishment and / or penalty in accordance with the SARFAESI Act.

EMAIL: racpc3.baner@sbi.co.in

PUBLIC NOTICE

Notice is nereby given that Rajeev Manonar Kanai, Mrs. Naina Kan & Ms. Ria Kanal have misplaced/lost the original documents, registration receipt and the Index II of the following indentures:

No	•	Dated	Name	Flat No
1.	6306/1994 Haveli No 3	19/04/1994	Rajeev M Kanal	A-10
2.	6307/1994 Haveli No 3	21/04/1994	Rajeev M Kanal	A-10
3.	6308/1994 Haveli No 3	aveli No 3		A-9
4.	6309/1994 Haveli No 3	21/04/1994	Naina Kanal	A-9

S No 19/3. Kondhwa Khurd. Pune: 411048 That a lost report bearing no 5025/2024 dated 10/01/2024 has

been filed with the police in this regard.

Any persons having any claims in respect of the said papers and in respect of the said flat are required intimate the same in writing to the undersigned together with the proof thereof within 10 days of publication of this notice

This notice dated 11th day of January 2024.

Sanjay K. Motwani, Advocate. B-210, Clover Centre, 7, Moledina Road, Pune - 411001, Phone: 9890607737

[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.: OA/522/2022 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)

> Exh. No.: 8127 UJJIVAN SMALL FINANCE BANK LIMITED

SHAHNAWAJ SHAIKH

(1) SHAHNAWAJ SHAIKH, D/W/S/O-GAFUR, House No. 446/4 Aadarsh Nagar, Dahitane, Tal - North Solapur, Near Ganpati Mandir,

(2) SHAHINA SHAHNAWAJ SHAIKH, House No. 446/4, Adarsh Nagar, Dahitane, Tal - North Solapur, Near Ganpati Mandir, Also At House No. 458/52, Dahitane, Tal - North Solapur, Near

(3) BILAL GAFUR SHAIKH, House No. 446/4, Adarsh Nagar, Dahitane, Tal - North Solapur, Near Ganpati Mandir,

Also At House No. 458/52, Dahitane, Tal - North Solapur, Near

WHEREAS, OA/522/2022 was listed before Hon'ble Presiding Officer / Registrar on 20/11/2023.

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. 2107616.12/- (application along with

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

the original application, pending hearing and disposal of the application for attachment of properties; (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

the prior approval of the Tribunal; (v) You shall be liable to account for the sale proceeds realized 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

Given under my hand and the seal of this Tribunal on this date:

SD/-

Signature of the Officer Authorised to issue summons. REGISTRAR DEBTS RECOVERY TRIBUNAL



any working day during normal office hours.

Name of Borrower/

Home Branch/ NPA Date

Mr. Dushyant Rambhai Parmar

Home Branch: SBI Tathawade

(Br. Code 18880)

A/C No. 36939360960

NPA Date: 06.01.2024

Date: 13.01.2024

Place: Pune

Housing Loan

INDIA.

Asset Recovery Branch. Suyog Plaza, 1st Floor, 1278, Jungli Maharaj Road, Deccan Gymkhana, Pune 411004. Mob :- 8169178780 Email: ubin0578789@unionbankofindia.bank

MEGA E-AUCTION FOR SALE OF MOVABLE / IMMOVABLE PROPERTIES E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002

Authorised Officer

STATE BANK OF INDIA, (RACPC - III)

Outstanding

Amount

Rs. 29,41,923/-

[Rupees Twenty

Nine Lakhs Forty

One Thousand

Nine Hundred

Twenty Three

Only] as on

06.01.2024 with

further interest

and incidental

expenses, costs

read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rule, 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, the symbolic / physical possession of which has been taken by the Authorized Officer of Union Bank of India (secured creditor), will be sold on "As is where is", "As is what is" and "Whatever there is" on the date mentioned below, for recovery of dues as mentioned hereunder to Union Bank of India from the below mentioned Borrower (s) & Guarantor (s). The Reserve Price and the Earnest Money Deposit are also mentioned here under

Sr. No.	Name of the Branch / Borrowers /Guarantors (Possession Type)	Amount Due	Description of the Properties	Reserve Price	Earnest Money Deposit	Min. Bid Increment By which the Bid is to be increased
1)	Branch: ARB - PUNE - 78780 Trikuta Agro Fresh and Dairy Industries Pvt. Ltd (Symbolic Possession)	Rs. 11,88,47,849.21 (Rupees Eleven Crore Eighty Eight Lakhs Forty Seven Thousand Eight Hundred Forty Nine and Paise Twenty One Only) and further interest, cost and expenses.	All piece and parcel of Non Agricultural Industrial land or ground admeasuring about 00H 80Aars out of Gat No. 88 Hissa No.1B (Old Gat No. 777 renumbered as Gat No.315/1A) totally admeasuring about 2 Hectors together with the building /s hereditaments and premises standing thereon situated at Village-Nandur, Taluka- Daund, Dist-Pune & within the limits of Grampanchayat Nandur, Panchayat Samiti Daund and also within the limits of Registration Dist- Pune and Sub Registration Dist. Kedgaon and Daund, District-Pune 412202	Rs. 5,78,44,000/- (Rupees Five Crore Seventy Eight Lakhs Forty Four Thousand Only).	Rs. 57,84,400/- (Rupees Fifty Seven Lakhs Eighty Four Thousand Four Hundred Only)	Rs. 1,00,000/- (Rupees One Lakh Only)
2)	Branch : ARB - PUNE - 78780 M/s Jet Works (Symbolic Possession)	Rs. 98,89,208.26 (Rupees Ninety Eight Lakh Eighty Nine Thousand Two Hundred Eight and Twenty Six Paise Only) plus	Property 1: Flat No. 10, 2nd floor, Ujjwal Shilp, Admeasuring 665 sq.ft, situated on plot no.22 and 23, S. No. 147, Hissa no. 2,4,5,6 and 8, Raykar nagar, Dhayari Pune owned by Mr. Bhushan Y Pagar and Mrs. Shalini Y Pagar	Property No. 1 : Rs. 29,96,000/- (Rupees Twenty Nine Lakhs Ninety Six Thousand Only)	Property No. 1 Rs. 2,99,600/- (Rupees Two Lakh Ninty Nine Thousand Six Hundred Only)	Rs 25.000/- (Rs Twenty Five thousand only
		further interest and charges	Property 2: Flat No. 6, 3rd floor, building F, Sai Samarth shilp admeasuring total built up area of about 32.33 sq.mtr situated on S. No. 125/1 4+8/19, near jiya terrace near DSK Vishwa, Dhayari pune owned by Mr. Bhushan Y Pagar	Property No. 2 : Rs. 15,87,000/- (Rupees Fifteen Lakhs Eighty Seven Thousand Only)	Property 2 : Rs. 1,58,700/- (Rupees One Lakh Fifty eight Thousand Seven Hundred Only)	Rs 25.000/- (Rs Twenty Five thousand only en) Rs. Rs 25.000/-
			Property No. 3: Flat No. 4 first floor, Building no. F, Sai Samarth Shilp Admeasuring total salable area of 366 sq.ft situated on S no. 125/1 to 4+8/19, mauje dhayari bhag, taluka haveli, pune 411041 owned by Mrs. Shalini Y Pagar and Ms. Suvarna Y Pagar.	Property No. 3 : Rs. 15,87,000/- (Rupees Fifteen Lakhs Eighty seven Thousand Only)	Property No. 3 : Rs. 1,58,700/- (Rupees One Lakh Fifty eight Thousand Seven Hundred Only)	Rs 25.000/- (Rs Twenty Five thousand only
3)	Branch : ARB - PUNE - 78780 M/s K Star Technologies (Symbolic Possession)	Rs. 25,47,797.36 (Rupees Twenty Five Lakh Forty Seven Thousand seven hundred Ninety Seven and Paisa Thirty Six Only) plus further interest and charges	All that piece and parcel of Row House No. A-3, admeasuring 126.02 Sq. Mtrs. i.e. 1356 Sq. Ft., plus terrace admeasuring 594 Sq. Ft. i.e. 55.20 Sq. Mtrs. And Open Space admeasuring 600 Sq. Ft. i.e. 55.76 Sq. Mtrs. Consisting of ground and first Floor, in the Scheme known as "Sterling Nisarg-II" constructed on the land situated at S. No. 23/1/1 admeasuring 2000 Sq. mtrs, of Village Dhayari, Tal. Haveli, District Pune, within the limit of Pune Municipal Corporation	Rs. 69,25,000/- (Rupees Sixty Nine Lakhs Twenty Five Thousand Only)	Rs. 6,92,500/- (Rupees Six Lakh Ninty Two Thousand Five Hundred Only)	Rs 25.000/- (Rs Twenty Five thousand only
4)	Branch : ARB - PUNE - 78780 M/s Sai Enterprises (Symbolic Possession)	Rs. 1,05,93,949.60 (Rupees One Crore Five Lakh Ninety Three Thousand Nine Hundred and Fourty Nine and Sixty Paise Only) plus further interest and charges	Land and building- Urban land and double storied building belonging to Mr. Vilas Raghu Gaikwad (Owner of the property) situated at Sr. No. 74, Hissa No. 13, H No 979, area adm. about 92.97 sq. mtrs. RCC Built up area adm. 1314.46 Sq. mtrs. Old Grampanchayat Milakat No. 744 and P.M.C. No. P/F/24/01052000 situated at village Hadapsar, within the local limits of Pune Municipal Corporation and also within the jurisdiction of Sub registrar Haveli No. 1 to 27, Pune together with all	Rs. 42,41,000/- (Rupees Sixty Nine Lakhs Twenty Five Thousand Only)	Rs. 4,24,100/- (Rupees Six Lakh Ninty Two Thousand Five Hundred Only)	Rs 25.000/- (Rs Twenty Five thousand only

appurtenances thereto and right of easements For detailed terms and condition of the sale, Branch contact detail, Registration and Login and Bidding Rules visit: https://www.mstcecommerce.com/auctionhome/ibapi/index.jsp Note: All bidders are requested to visit the above site & complete the registration, KYC updation & payment 3 to 4 days before date of E-auction to avoid last minute rush.

Date & Time of E-Auction: 14/02/2024 (12 Noon to 5.00 PM)

Date: 13.01.2024 Place: Pune

Authorized Officer

Union Bank of India

Pune

financialexp.epapr.in

all in the Green Acres Cooperative Housing Society situated at

Form No. 3

Solapur, Maharashtra-413201.

Ganpati Mandir, Solapur, Maharashtra – 413201.

Ganpati Mandir, Solapur, Maharashtra - 413201.

SUMMONS

copies of documents etc. annexed). In accordance with sub-section (4) of section 19 of the Act, you, the

or such other assets and properties disclosed under serial number 3A of

or disclosed under serial number 3A of the original application without

security interest is created and/or other assets and properties specified

You are also directed to file the written statement with a copy thereof furnished to the applicant and to appear before Registrar on 19/04/2024 at 10:30 A.M. failing which the application shall be heard and decided in

21/11/2023.

PUNE