APPENDIX- IV-A

[See proviso to rule 8 (6)]

REG. OFFICE:: 9" FLOOR, ANTRIKSH BHAWAN, 22 K.G. MARG, NEW DELHI - 110001,

PHONES: 011-23357171, 23357172, 23705414 WEBSITE:-www.pnbhousing.com

L&T Finance Limited (Erstwhile, L&T Finance Holdings Limited) Registered Office: L&T Finance Limited, Brindavan Building Plot No. 177, Kalina, CST Road, Near Mercedes Showroom Santacruz (East), Mumbai 400 098 CIN No.: L67120MH2008PLC181833 Branch office: Pune



PUBLIC AUCTION FOR SALE OF MORTGAGED PROPERTY

The Authorised Officer of L&T Finance Limited under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 [54 OF 2002] and in exercise of powers conferred under the said Act is auctioning the following property on "AS IS WHERE IS BASIS" and "AS IS WHAT IS **CONDITION**" by way of "PUBLIC AUCTION" for recovery of its dues and further interest, charges and costs etc.

Name of Borrower and Co-Borrower	Secured Property Address	Loan Account Number(s)	Physical Possession Taken	Earnest Money Deposit 10% or more of RP (In ₹)	Total Outstanding dues as on 02.01.2024	Reserve Price (In ₹)	Date of Inspection	Date and Time of Auction
1. Rajesh Eknath Pawar 2. Amar Eknath Pawar 3. Girija Eknath Pawar 4. Shankarrao Pawar Seat Corner (through Its Partner Rajesh Eknath Pawar, Girija Eknath Pawar, Amar Eknath Pawar)	All The Piece And Parcel Of The Property Address: Flat No. 102, Admeasuring About 133.83 Square Meters I.e 1440 Square Feet Built Up Area On The 1st Floor, In The Building Known As Sukh Shanti", Which Is Constructed On The Property Bearing S. No. 453/a-1-3 (old S. No 82-a), Having Cts No. 1004, Admeasuring About 660.54 Square Meter Of Revenue Village Nana Peth, Pune, Alonwith Undivided Share And Interest In The Common Area And Facility, Which Is Within Local Limits Of Pune Municipal Corporation And Within The Jurisdiction Of Registration Sub District Taluka Haveli, Pune.	621112650 / H18488260	28th December 2024	Rs. 11,46,240/-	Rs. 2,17,63,619.15 /-	Rs. 1,14,62,400 /-	On all working day from 10.00 A.M to 5.30 P.M with prior appointme nt.	31.03.2025 from 12:30 P.M. to 2.00 P.M

TERMS AND CONDITIONS OF PUBLIC AUCTION

- 1. The E-auction Sale is being conducted online by the Authorised Officer through the website https://sarfaesi.auctiontiger.net/EPROC/ under the provisions of SARFAESI Act with the aid and through public e-E-auction mode.
- 2. The public E-auction will be conducted on the date and time mentioned herein above, when the secured asset/s mentioned above will be sold on "AS IS WHERE IS" BASIS & "AS IS WHAT IT IS" CONDITION.
- 3. For participating in the public E-auction, intending purchasers/bidders will have to submit the details of payment of refundable Earnest Money Deposit of 10 % of the reserve price of the secured assets along with copies of the PANCARD, Board Resolutions in case of company and Address Proof on or
- 4. The EMD of all other bidders who did not succeed in the public E-auction will be refunded by LTF within 7 days of the closure of the public E-auction. The EMD will not carry any interest.
- 5. The successful purchaser/bidder shall deposit the 25 % (inclusive of EMD) of his/its offer by way of by way of D.D./P. O favoring "L&T Finance Limited" payable at Mumbai on or before 18:00 hours on 31/03/2025 i.e., day of e-auction or on the next working day i.e., 01/04/2025, which deposit will have to confirmed by L&T Finance Limited, failing which the sale will be deemed have been failed and the EMD of the said successful bidder shall be forfeited. The balance amount i.e.,75% of purchase price payable shall be paid by the purchaser to L&T Finance Limited on or before the fifteenth day of confirmation of sale of immovable property or such extended period as per provisions of law.
- 6. For inspection of property or more information, the prospective bidders may contact the authorised officer i.e. Name Mr. Shekhar Kale, L&T Finance Ltd, Office No 301, 3rd Floor, Zenith Complex, Near Sakar Sankul, Shivaji Nagar, Pune - 411005. and Santosh Tiwari, L&T Finance Ltd, Office: 6th Floor, Brindavan Building, Plot No. 177, Kalina, CST Road, Near Mercedes Showroom, Santacruz (East), Mumbai - 400 098, Contact No. 0222-68076666. At any stage of the E-auction, the Authorised Officer may accept/reject/modify/cancel the bid/offer or post-pone the E-auction without assigning any reason thereof and without any prior notice.
- 7. The successful purchaser/bidder shall bear any statutory dues, taxes, fees payable, stamp duty, registration fees, etc. that is required to be paid in order to get the property conveyed/delivered in his/her/its favour as per the applicable law.
- 8. The Borrower/Guarantors, who are liable for the said outstanding dues, shall treat this Sale Notice as a notice under Rule 8 (6) of the Security Interest (Enforcement) Rules, about the holding of above-mentioned public E-auction sale.
- 9. The Borrower (s) /Co-Borrower(s)/Guarantor(s)/Mortgagor(s) are hereby called up on to pay the entire loan outstanding dues as mentioned above before the said E-auction date failing which the L&T Finance Ltd shall sale the property as per the provisions laid down in the SARFAESI ACT, 2002.
- 10. The Borrower (s) /Co-Borrower(s)/Guarantor(s)/Mortgagor(s) /public at large are hereby restrained from transferring by way of sale, lease or otherwise with the secured assets referred to in the notice without prior written consent of L&T Finance Limited.

Date: 27.02.2025 **Authorized Officer** For L&T Finance Limited Place: Pune

TENDER NOTICE

commissioning of **VERTICAL PV SYSTEMS** for BAIF office. Urulikanchan Final date for submitting quotations is 1 March 2025. For more details visit: baif.org.ir



POSSESSION NOTICE (FOR IMMOVABLE PROPERTY) Whereas the undersigned being the Authorised Officer of the PNB Housing Finance Ltd. under the Securitisation and Reconstruction of Financial Assets & incompliance of Rule 8(1) of Enforcement of Security Interest Act. 2002, and in exercise of powers conferred under section 13(12) read with Rule 3 of the Security iterest (Enforcement) Rules 2002, issued demand notice/s on the date mentioned against each account calling upon the respective borrower/s to repay the mount as mentioned against each account within 60 days from the date of notice(s)/ date of receipt of the said notice/s.
The borrower's having failed to repay the amount, notice is hereby given to the borrower's and the public in general that the undersigned has taken possession of the property/ses described herein below in exercise powers conferred on him/her under Section 13(4) of the said Act read with Rule 8 of the said Rules on the lates mentioned against each account.
The borrower's in particular and the public in general is hereby cautioned not to deal with he property/les and any dealing with the property/les will be subject to he charge of PNB Housing Finance Ltd., for the amount and interest thereon as per loan agreement. The borrowers' attention is invited to provisions of Subjection (8) of Section 13 of the Act, in respect of time available, to redeem the secured assets.

* BAIF Bhavan * Dr. Manibhai Desai Nagar, Warje, Pune- 411058.

PUBLIC NOTICE

Notice is hereby given that the Original Lease Deed bearing serial no.10420/2018, dated 14/08/2018, registered at Haveli No.3, which is executed between City Corporation Limited and Mr. Ramdas Chimaji Narute & Mrs. Reshma Narute, registered at Pune has been misplaced and not traceable yet. The report of the same has been lodged at the Hadapsar Police station on date 23/02/2025 vide report Reg No. 27875/2025.

If found, kindly inform and if any person having any right, title, interest. claim or demand of any nature, whatever in respect of the same is hereby required to make known to us with documentary proof within 8 days from the date of Publication.

Description of Property: - Survey No. 138, Unit No. 0300802 admeasuring Carpet Area 60.687 Sq. Mtrs. and Built Up Area 78.996 Sq. Mtrs. (including the area of balconies and terraces appurtenance there to) situated on the Sector 21, 8th floor in the Tower No. 030 situate at Village Hadpsar, Sadesataranali within the registration Sub- District of Haveli, Taluka Haveli, District Pune and within the limits of Sadesataranali Grampanchayat

Pune Date 24/02/2025

Adv. Sharad M. Narute, Add: Kedgaon Station, Tal - Daund. Dist - Pune - 412203 Mo.No.9970881264



Inviting Tenders from reputed agencies for supply and

Name of the Borrower/Co-Account No. Amount Outstanding Description of the Property/ies Mortgaged HOU/KRDI/0522 Kulbhushan Dattajirao /988416. B.O.: Deshmukh / Sandesha Rs.26,35,413.37/- (Rupees 24-02-2025 Twenty Six Lakh Thirty Five PHYSICAL Thousand Four Hundred Thirteen and Paisa Thirty Seven Only) A Wing 4th floor Flat No. 410. Silver Park, Sr. No. 322 Hissa No. 1/2, Old Palkhi Road, Near Katra, Kulbhushan Deshmukh KHARDI Uruli Devachi, Hadapsar, Pune HOU/PM/1021/9 18392, B.O.: PUNE Building A.9th Floor, Flat No. 901, Royal Cassia A Wing, S. No. 127/1 (P), 127/4 A(P), 127/4 K (P), 127/5 (P), Village Dehu, Tal. Haveli, Dist. Pune, Maharashtra - 412109, India. Rs.29,32,209.87/- (Rupees 24-02-2025 Twenty Nine Lakhs Thirty Two PHYSICAL Thousand Two Hundred Nine and Glatus Belikanraj Nadar / Glory Belikanraj Nadar PLACE : - PUNE DATE: - 27.02.2025 AUTHORIZED OFFICE, PNB HOUSING FINANCE LTD.

HINDUJA HOUSING FINANCE LIMITED (H) Registered office at 27-A, Developed Industrial Estate, Guindy, HINDUJA Registered office at 27-A, Developed Industrial Estate, Guindy, HOUSING FINANCE Chennai - 600 032, Tamil Nadu, E-mail : auction@hindujahousingfinance.com

done by the undersigned through e-auction platform provided at the website: www.bankeauctions.com.

Public Notice For E-Auction Cum Sale (Appendix – IV A) (Rule 8(6)) Sale of Immovable property mortgaged to Hinduja Housing Finance Limited (HHFL) Corporate Office at 167-169, 2ND Floor Little Mount, Saidapet, Chennai - 600015, (Tamil Nadu) and Branch Office at: - 1st Floor, Nirmal Hights, Nandu Stop, Ausa Raod. Opp Viswa Super Market, Latur. 413512 under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter "Act"), Whereas the Auhorized Officer ("AO") of HHFL had taken the symbolic possession

of the following property/ies pursuant to the notice issued U/S 13(2) of the Act in the following loan accounts dues. The Sale will be

Borrower(s) /Co-Borrower(s) / Guarantor(s)	Bid Increase Amount		Date of Inspection of property	
Mr. Isak Nawaj Sayyad (Borrower) Mrs. Samreen Isak	Rs. 10,000/-	Rs. 23,80,000/-		
Sayyad (Co-Borrower) Mr. Nawaj Abbas Sayyad (Co- Borrower). Loan Account Number —	Date of Possession 21-Sep-2024	EMD Last Date 28-Feb-2025 till 5 pm.	25-Feb-2025 11.00 hrs -14.00 hrs	
MH/LTR/UDGR/A000000030	Date/Time of E-Auction: 29-Feb-2025 1100 hrs-1300 hrs.			
Demand Notice Date and Amount: 16-May-2024	Total Outstanding As On Date 20-02-2025 Rs. 11,93,867/-			
Rs. 12,57,527/ as on 16-05-2024	Earnest Money Deposit (EMD) Rs. 2.38.000/-			

Description of the Immovable Property: All that piece and parcel of the property situated at village Wadhawana Bk. Grampanchayat bearing Property/Milkat No. 1594, Length East-west Adm. 35 ft., Width South-North Adm. 40 Ft., Totally Adm. 1400 Sq. Ft, and only built-up 240 Sq. ft. row stone clay construction as per Gift Deed of property Situated at village Wadhavana Bk. Taluka: Udgir, District: Latur, beyond the local limits of Udgir Municipal Council and the said Plot is bounded as under: On or Towards EAST By Grampanchayat Road. On or towards WEST: By property of Plot No. 28. & land Dastgir Shaikh On or towards SOUTH: Grampanchayat Road. On or towards NORTH: By property of Plot No. 34 & land of Salim Bhange.

Mode Of Payment :- All payment shall be made by demand draft in favour of "HINDUJA HOUSING FINANCE LIMITED" payable at Pune through RTGS/NEFT The accounts details are as follows: -

Name of the Account: Hinduja Housing Finance Limited | Name of The Bank: HDFC | IFSCCode: HDFC0004989 Customer Name: Mr. Isak Nawaj Sayyad +2 | Account Number: HHFLTDLTRUDGRA30 Special Instructions / Caution: Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither

Hinduja Housing Finance Limited nor the Service Provider will be responsible for any lapses/failure (Internet failure, Power failure, etc.) on the part of the bidder in such cases. In order to ward off such contingent situation, bidders are requested to make all the necessary arrangements / alternatives such as back-up power supply and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully.

TERMS & CONDITIONS OF ONLINE E- AUCTION SALE: - 1. The Property is being sold on "AS IS WHERE IS, WHATEVER THERE & WITHOUT RECOURSE BASIS". As such sale is without any kind of warranties & indemnities. 2. Particulars of the property / assts (viz. extent & measurements specified in the E-Auction Sale Notice has been stated to the best of information of the Secured Creditor and Secured Creditor shall not be answerable for any error, misstatement or omission. Actual extant & dimensions may differ. 3. E-Auction Sale Notice issued by the Secured Creditor is an invitation to the general public to submit their bids and the same does not constitute and will not be deemed to constitute any commitment or nay representation on the part of the Secured Creditor. Interested bidders are advised to peruse the copies of title deeds with the Secured Creditor and to conduct own independent enquiries /due diligence about the title & present condition of the property / assets and claims / dues affecting the property before submission of bid/s. 4. Auction/bidding shall only be through "online electronic mode" through the website https://www.bankeauctions.com Or Auction provided by the service provider M/s C1 India Private Limited, who shall arrange & coordinate the entire process of auction through the e-auction platform, 5. The bidders may participate in e-auction for bidding from their place of choice. Internet connectivity shall have to be ensured by bidder himself. Secured Creditor /service provider shall not be held responsible for the internet connectivity, network problems, system crash own, power failure etc. 6. For details, help, procedure and online bidding on e-auction prospective bidders may contact the Service Provider M/S C1 India Pvt Ltd ,Plot No- 68, 3rd floor Sector 44 Gurgaon Haryana -122003 (Contact no. 7291981124,25,26)Support Email - Support@bankeauctions.com , Mr. Balaji Mannur. Mob. 7977701080. Email mannur.govindarajan@c1india.com. 7. For participating in the e-auction sale the intending bidders should register their name a https://www.bankeauctions.com/well in advance and shall get the user id and password. Intending bidders are advised to change only the password immediately upon receiving it from the service provider, 8. For participating in e-auction, intending bidders have to deposit a refundable EMD of 10% OF RESERVE PRICE (as mentioned above) shall be payable by interested bidders through Demand Draft/NEFT/RTGS in favor of "Hinduia Housing Finance Limited" on or before 29-Feb-2025, 9. The intending bidders should submit the duly filled in Bid Form (format available on https://www.bankeauctions.com) along with the Demand Draft remittance towards EMD in a sealed cover addressed to the Authorized Officer HHFL Regional Office 1st Floor, DIP Bangla Chowk, Towards Senapati Bapat Road Pune Maharashtra- 411016 or at branch 1st Floor, Nirmal Hights, Nandu Stop, Ausa Raod, Opp Viswa Super Market, Latur 413512latest by 03:00 PM on 29-Feb-2025. The sealed cover should be super scribed with "Bid for participating in E-Auction Salein the Respective Loan Account No and Name of customers for respective property (as mentioned above) 10. After expiry of the last date of submission of bids with EMD. Authorised Officer shall examine the bids received by him and confirm the details of the qualified bidders (who have quoted their bids over and above the reserve price and paid the specified EMD with the Secured Creditor) to the service provider M/S eProcurement Technologies Limited to enable them to allow only those bidders to participate in the online inter-se idding /auction proceedings at the date and time mentioned in E-Auction Sale Notice. 11. Inter-se bidding among the qualified bidders shall start from the highest bid quoted by the qualified bidders. During the process of inter-se bidding, there will be unlimited extension of *10" minutes each, i.e. the end time of e- auction shall be automatically extended by 10 Minutes each time if bid is made within 10 minutes from the last extension. 12. Bids once made shall not be cancelled or withdrawn. All bids made from the user id given to bidde will be deemed to have been made by him alone. 13. Immediately upon closure of E-Auction proceedings, the highest bidder shall confirm the final amount of bid quoted by him BY E-Mail both to the Authorised Officer, Hinduja Housing Finance Limited, Regional Office 1st Floor, DIP Bangla Chowk, Towards Senapati Bapat Road, Pune Maharashtra-411016 Or Branch at 1st Floor, Nirmal Hights Nandu Stop, Ausa Raod, Opp Viswa Super Market, Latur. 413512 and the Service Provider for getting declared as successful bidder in the E-Auction Sale proceedings, 14. The successful bidder shall deposit 25% of the bid amount (including EMD) on the same day of the sale, being knocked down in his favour and balance 75% of bid amount within 15 days from the date of sale by DD/Pay order/NEFT/RTGS/Chg favouring Hinduja Housing Finance Limited. 15. In case of default in payment of above stipulated amounts by the successful bidder / auction purchaser within the stipulated time, the sale will be cancelled and the amount already paid (including EMD) will be forfeited and the property will be again put to sale. 16. At the request of the successful bidder, the Authorised Officer in his absolute discretion may grant further time in writing, for depositing the balance of the bid amount. 17. The Successful Bidder shall pay 1% of Sale price towards TDS (out of Sale proceeds) and submit TDS certificate to the Authorised officer and the deposit the entire amount of sale price (after deduction of 1% towards TDS), adjusting the EMD within 15 working days of the acceptance of the offer by the authorized officer, or within such other extended time as deemed fit by the Authorised Officer, falling which the earnest deposit will be forfeited. 18. Municipal / Panchayat Taxes, Electricity dues (if any) and any other authorities dues (if any) has to be paid by the successful bidder before issuance of the sale certificate. Bids shall be made taking into consideration of all the statutory dues pertaining to the property. 19. Sale Certificate will be issued by the Authorised Officer in favour of the successful bidder only upor deposit of entire purchase price / bid amount and furnishing the necessary proof in respect of payment of all taxes / charges. 20. Applicable legal charges for conveyance, stamp duty, registration charges and other incidental charges shall be borne by the auction purchaser. 21. The Authorized officer may postpone / cancel the E-Auction Sale proceedings without assigning any reason whatsoever In case the E-Auction Sale scheduled is postponed to a later date before 30 days from the scheduled date of sale, it will be displayed on the website of the service provider. 22. The decision of the Authorised Officer is final, binding and unquestionable. 23. All bidders who submitted the bids, shall be deemed to have read and understood the terms and conditions of the E-Auction Sale and be bound by them 24. For further details and queries, contact Authorised Officer, Hinduja Housing Finance Limited: RITESH GAWAI- 9011858221 RUSHIKESH UBHALE-9823244498, DHANRAJ MAHALE-9921838973, 25. This publication is also 30 (Thirty) days' notice to the Borrower / Mortgagor / Guarantors of the above said loan account pursuant to rule 8(6) of Security Interest (Enforcement) Rules 2002. about holding of auction sale on the above-mentioned date / place.

Place: Latur/Udgir Date: 27.02.2025. Sd/- Authorised Officer - Hinduja Housing Finance Limited



TATA CAPITAL LIMITED Registered Office: 11th Floor, Tower A. Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai 400013.

DEMAND NOTICE DEMAND NOTICE UNDER Sec 13(2) OF THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL

ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002. Whereas, vide Order dated 24th November 2023, the National Company Law Tribunal (NCLT) Mumbal has duly

sanctioned the Scheme of Arrangement between Tata Capital Financial Services Limited ("TCFSL") as transferor and Tata Capital Limited ("TCL") as transferee under the provisions of Sections 230 to 232 r/w Section 66 and other applicable provisions of the Companies Act, 2013 ('said Scheme'). In terms thereof, TCFSL (Transferor Company) along with its Undertaking have merged with (the Transferee Company) Effective Date i.e. 1st January, 2024.

Whereas, the undersigned being the Authorized Officer of the Tata Capital Ltd. under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under section 13(2) read with rule 3 of the Security Interest (Enforcement) Rules, 2002, has issued a Demand Notice as below calling upon the Borrowers/Co-borrowers/Obligors to repay the amount mentioned in the notice together with further interest applicable thereon more particularly mentioned in the respective demand notice within 60 days from the date of the said notice. If the said Borrowers/Co-borrowers/Obligors fails to make payments to Tata Capital Ltd. (TCL) as aforesaid, then TCL shall proceed against the secured asset(s)/ Immovable property(ies) under Section 13(4) of the said act and the applicable rules entirely at the risk of the said Borrowers/Co-borrowers/Obligors as to the costs and consequences. The said Borrowers/Co-borrowers/ Obligors are barred from transferring the secured asset or creating any interest or rights by way of tenancy or license or any other rights whatsoever, in or over the secured asset, or otherwise dealing with the secured assets in any manner whatsoever to the prejudice of the interest of us, without obtaining our prior written consent and the same is also prohibited under sub-section (13) of section 13 of the said Act. It may also be noted that as per Section 29 of the Act, if any person contravenes or attempts to contravene or abets the contravention of the provisions of this Act or rules made there under, he shall be punishable with imprisonment for a term which may extend to one year, or with fine, or with both. The said Borrowers/Co-borrowers/Obligors kind attention is invited to provisions of sub-Section (8) of Section 13 of the SARFAESI Act where under you can tender the entire amount of outstanding dues together with all costs, charges and expenses incurred by the TCL only till the date of publication of the notice for sale of the secured asset(s) by public auction, by inviting quotations, tender from public or by private treaty. Please also note that if the entire amount, of outstanding dues together with the costs, charges and expenses incurred by the TCL is not tendered before publication of notice for sale of the secured assets by public auction, by inviting quotations, tender from public or by private treaty, you may not be entitled to redeem the secured asset(s). Any person who intervenes or abets contravention of the provisions of the act or Rules made thereunder shall be liable for imprisonment and/or penalty as provided under the Act

Loan	Name of Obligor(s)/Legal Heir(s)/	Amount of	NPA
A/C No.	Legal Representative(s)	Demand Notice	Date
1)TCFLA02770 00011702374 2)TCFLA02770 00011156876 3)TCFLA02770 00012709508 4) 7907760 5) 21794792	 Sachin Shyam Yadav & 2. Manisha Sachin Yadav both addressed at: Hills and Dales Apartment. Phase-3, Flat No. 704,Building M-13, Hadapsar Road, Undri, Survey No. 15,Pune -411060. Also Add: Hop No. 7 Ground Floor, Mihir Co Op Housing Soc. Sr No. 19 Nr Signal Fatima Nagar Warnwadi, Pune-411040. Also Add: Hop No. 8 Stilt Floor, Mihir Co Op Housing Soc. Sr No. 19 Nr Signal Fatima Nagar Warnwadi, Pune-411040. Also Add: Shop No 2, Ground Floor Shivkrushna, Apartment, Sr No. 55 Hiss No 11 A1, Wadgaon BK, Pune-411041. Also Add: Shop No 3, Ground Floor Shivkrushna, Apartment, Sr No. 55 Hiss No 11 A1, Wadgaon BK, Pune-411041. Also Add: Shop No 4 Ground Floor Jairaj Apartment, S No. 62 5 4c, Chorwad Vasti, Wadgaon BK Pune-411041. And Mrs. Five Star Beer Shoppy through its Proprietor, Sachin Yadav Add: Shop No.3, Survey No. 263, Sharda Premises, Pool, Parvati, Pune-411030. 	Rs. 2,31,54,798- (Rupees Two Crore Thirty-One Lakh Fitty-Four Thousand Seven Hundred Ninety- Eight Only) Date of Demand Notice: 10th January 2025	07th January 2025

Description of Secured Asset:

Place: Pune, Maharshtra

- All that Consist of the Shop No. 7 admeasuring built-up area about 325 Sq. ft i.e. 30.20 Sq. Mtrs. On the Ground Floor, in the building known as "Mihir Co-operative Housing Society Ltd", which is constructed on the property bearing Plot No. 3 out of S. No. 19/1, , Situated at revenue village Wanworle, Taluka Haveli, District Pune, which is within the local limits of Pune Cantonment Board, and within the Jurisdiction of Registration Sub-District Taluka: Haveli, District: Pune, Which is bounded as under: On or towards East: By Shop No.8, On or towards West: By Shop No.6, On or towards North: By Part of building of Society, On or towards South: By Pune-Solapur Road.
- All that Consist of the Shop No. 8 Built-up area admeasuring about 560 Sq. Ft i.e. 52.04 Sq. Mtrs. On the Stilt Floor, in the building known as "Mihir Co-operative Housing Society Ltd", which is constructed on the property bearing Plot No. 3 out of S. No. 19/1, Situated at revenue village Wanworie, Taluka Haveli, District Pune, which is within the local limits of Pune Cantonment Board, and within the Jurisdiction of Registration Sub-District Taluka: Haveli, District: Pune, Which is bounded as under: On or towards East: By Shop No.9, On or towards West: By Shop No.7, On or towards North: By Open area of Society, On or towards South: By Pune-Solapur Road.
- All that Consist of the Shop No. 2 Built-up area admeasuring about 135 Sq. Ft On the Ground Floor, in the Building known as "Shivkrishna Apartment", which is constructed on the property bearing Survey No. 55 Hissa No.11A/1 area 55Aar and Survey No. No. 55 Hissa No.11B/1, admeasuring 06.75Aar, Situated at revenue village Wadgaon Budruk, Taluka Haveli, District Pune, which is within the local limits of Pune Municipal Corporation, and within the Jurisdiction of Registration Sub-District Taluka: Haveli, District: Pune. Which is bounded as under: On or towards East: By Open, On or towards West: By Open, On or towards North: By Shop No.3, On or towards South: By Shop No.1.
- All that Consist of the Shop No. 3 Built-up area admeasuring about 175 Sq. Ft. i.e. 16.26 Sq. Mtrs On the Ground Floor, in the Building known as "Shivkrishna Apartment", which is constructed on the property bearing Survey No. 55 Hissa No.11A/1 area 55 Aar and Survey No. No. 55 Hissa No.11B/1, admeasuring 06.75Aar, Situated at revenue village Wadgaon Budruk, Taluka Haveli, District Pune, which is within the local limits of Pune Municipal Corporation, and within the Jurisdiction of Registration Sub-District Taluka: Haveli, District: Pune, Which is bounded as under: On or towards East: By Staircase, On or towards West: By Open Space, On or towards North: By Shop No.2, On or towards South: By Shop No.4
- All that Consist of the Shop No. 4 area admeasuring about 290 Sq. Ft i.e 26.95 Sq. Mtrs. On the Ground Floor, in the Building known as "Jairaj Apartment", which is constructed on the property bearing Survey No. 62 Hissa No. 5/4C, Situated at revenue village Wadgaon Budruk, Taluka Haveli, District Pune, which is within the local limits of Pune Municipal Corporation, and within the Jurisdiction of Registration Sub-District Taluka: Havell, District: Pune. Which is bounded as under: On or towards East: By Open space 60 ft, On or towards West: By Shop No.7, On or towards North: By Shop No.3, On or towards South: By Shop

No.5 Date: 27th February, 2025 **Authorised Officer**

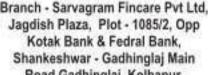
Tata Capital Limited



For Advtg. details

contact:

67241000



Sarvagram Fincare Pvt. Ltd.,

sarvagram

Shankeshwar - Gadhinglaj Main Road, Gadhinglaj, Kolhapur, Maharastra - 416502 **ONLINE GOLD AUCTION NOTICE**

Whereas the authorized officer SarvaGram Fincare Pvt Ltd issued Sale notice(s) calling upon the borrower to clea the dues in gold loan availed by him. The borrower had failed to repay the amount notice is hereby given to the borrower and the public in general that the undersigned will conduct online auction of the gold ornaments strictly on "As is What is Basis" & "Whatever there is Basis" & "Without recourse Basis*. The auction will be conducted online through https://sarvagramegold.auctiontiger.net on 06-03-2025 at 12:00 PM to 03:00 PM

r. o.		Gross Weight & Net Weight		
3	JLBSE00010694	0694 44.07 / 38.70		
35	ase contact 8 2632523 for more s://sarvagramegol	information. Visit		

for detailed terms & conditions. Sd/- Manager Sarvagram Fincare Pvt Ltd



Circle Sastra Pune: Ground Floor, Aurora Towers, 9, Moledina Road, Pune- 411001, Ph No.: 020-26133926, E mail: cs8762@pnb.co.in

Sale Notice for Sale of 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 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 property mortgaged/charged to the Secured Creditor, the constructive / physical / symbolic possession of which has been taken by the Authorised Officer of the Bank/ Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on the date as mentioned in the table herein below, for recovery of its dues due to the Bank/ Secured Creditor from the respective borrower (s) and

Lot. No.	Name of the Branch	Description of the Immovable Properties Mortgaged / Owner's Name (Mortgagers of property(ies)) & Details of the encumbrances known to the secured creditors	A) Dt. Of Demand Notice u/s 13(2) of SARFESI ACT 2002 B) Outstanding Amount	Reserve Price	Date / Time of E-Auction
	Name of the Account		as on		
	Name & Addresses of the Borrower / Guarantors Account		C) Possession Date u/s 13(4) of SARFESI ACT 2002	EMD Bid Increase Amount	
			D) Nature of Possession Symbolic / Physical / Constructive		
	Branch : Pimpri EOBC	Survey No. 19/3-4, 19/5a -5b 20/7, Flat	A) Dt. 30/10/2024	Rs. 40.60 Lacs	Dt. 28/03/2025 at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)
	Mr Lukman Harun Nadaf & Mrs Sana Sikandar Pansare, Survey No. 19/3-4 19/5a -5b 20/7, Flat No 14, of 3rd Floor Sukhwani Residancy Dapodi Pune 411012	No. 14, Of 3rd Floor, Sukhwani Residancy, Dapodi Pune - 411012	B) Rs. 45,37,496.22 as on 31/01/2025 + Future Interest and other recovery charges	Rs. 4.10 Lacs	
		Encumbrances : Not known		Rs. 21000	
			C) Dt. 11/12/2021		
			D) Symbolic		
2	Branch : Pimpri	Flat No. 110, 1st Floor, Scheme NO. 1, Building No. A4. Shrinath Housing Society, Sector No. 34 and Sector No 36, Rahatani Link Road, Thergaon, Pune 411033 Encumbrances: Not known	A) Dt. 08/12/2021	Rs. 16.78 Lacs	Dt. 28/03/2025 at 11.00 Hrs
9	Smt. Surekha Hanumant Janjire Flat No D2-502, Verve Apartment, Laxmi Chowk Road, Wakad, Pune-411057, Also At: Flat No. 110, 1st Floor, Scheme No. 1, Building No. A4, Shrinath Housing Society, Sector No. 34 And Sector No 36, Rahatani Link Road, Thergaon, Pune 411033, And Also At: Kasari, Post: Kadasakhar, Tal Aashti, Beed 414208		B) Rs. 10,48,492.32 as on 31/01/2025 + Future Interest and other recovery charges	Rs. 1.7 Lacs	
				Rs. 21000	to 15.00 Hrs (with extension
3			C) Dt. 17/06/2022		of 10 minutes if necessary)
00000000			D) Symbolic		
3	Branch : Bhosari	Flat No. 17, 4th Floor, Sawali Park, S. No.	A) Dt. 10/05/2021	Rs. 14.85 Lacs	Dt. 28/03/2025
7	Microfine Enginerring, (Prop) Bhimrao Ganpatrao	205, Hissa No. 2, Mahadev Nagar, Lane No 2, Bhosari Dighi Road,, Bhosari, Pune	B) RS 84 HZ /Z5 46 38 OD	Rs. 1.50 Lacs	at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)
2000 CO. C.	Pandit, Plot No.46, Sector No 7, Pcntda, Bhosari, Pune.411026, And Also At: S. No. 224/3/1, Dighi Road, Opp. Siddheshwar School, Bhosari, Pune 411039 & Sh. Vijay Mahadev Maskar, Flat No. 17 4th	Having area 330 Sq. Ft. owned by Sh. Vijay Mahadev Maskar Encumbrances : Not known		Rs. 21000	
			C) Dt. 08/12/2021		
	Floor, Sawali Park, Sr. No. 205, Hissa No.2, Mahadev Nagar, Lane No. 2, Bhosari-dighi Road, Bhosari, Pune 411039		D) Symbolic		

TERMS & CONDITIONS: The sale shall be subject to the Terms & Conditions prescribed in the Security Interest (Enforcement) Rules 2002 and to the following further conditions: 1) The property/ies are being held on "AS IS WHERE IS", "AS IS WHAT IS BASIS" WHATEVER THERE IS BASIS" . 2) The particulars of Secured Assets specified in the Schedule hereinabove have been stated to the best of the information of the Authorised Officer, but the Authorised Officer shall not be answerable for any error, misstatement or omission in this proclamation, 3) The Sale will be done by the undersigned through e-auction platform provided at the Website https://baanknet.com on 28/03/2025 @ 11:00 AM, 4) For detailed term and conditions of the sale, please refer "https://baanknet.com" & www.pnbindia.in.

Date: 25/02/2025 Place: Pune

STATUTORY SALE NOTICE UNDER RULE 8(6) OF THE SARFAESI ACT, 2002

Authorised Officer. Punjab National Bank (Secured Creditor)

