

PUBLIC NOTICE

Notice is hereby given to the public at large that my client Mr. Devendra Arvind Awati, son of Late Arvind Gajanan Awati & Late Kunda Arvind Awati is the owner of Aria Tower, Shop No. 1 & 2, at Survey No. 116, Hissa No.3/1+2, Baner Pune - 411045 ("said property"). The said property was originally acquired by Late. Mr. Arvind Gajanan Awati and Mrs. Kunda Arvind Awati. That Late. Mr. Arvind Gajanan Awati and Mrs. Kunda Arvind Awati died on 05 October 2021 and 11th May, 2017 respectively leaving behind my client Mr. Devendra Arvind Awati and Mr. Amol Arvind Awati as their only legal heirs. That Late. Mr. Arvind Gajanan Awati and Mrs. Kunda Arvind Awati have executed two separate Will dated 06.12.2020 and 20.01.2016 respectively, wherein they bequeathed the said property to my client Mr. Devendra Arvind Awati. By virtue of the said Will dated 6.12.2020 and 20.01.2016, Mr. Devendra Arvind Awati become owner of the said property.

All those persons/entities having any rights, title, interest, share, claim, demand whatsoever in respect of the said property or any parts thereof being the legal heir of Late Mr. Arvind Gajanan Awati & Mrs. Kunda Arvind Awati or by way of sale, mortgage, transfer, exchange, gift, bequest, trust, inheritance, tenancy, sub-tenancy, lease and license, care taker basis, possession, family arrangement/settlement, decree or order of any Court of Law, Contracts/agreements, encumbrance, liens, pendens, and/or any commitment or otherwise whatsoever into, over or upon the said property are hereby required to give notice thereof in writing together with the supporting documents and particulars of any such right or claim to the undersigned advocate, having address as S.No.44/1, office no. 1, Duhane Heights, Near Ganpati Matha Bus Stop, NDA road, Warje, Pune - 411058 within 7 (seven) days from the date of publication hereof, failing which the claim, if any, shall be deemed to have been released or waived.

Sd/-
Place: Pune **ADV. UMAKANT M. AADMANE**
Date: 22/05/2024 **ADVOCATE & NOTARY GOVT. OF INDIA**
Office No.1, Duhane Heights, Near Pavasha Ganpati Mandir
Next to Ganpati Matha Bus stop, NDA Road, Warje, Pune - 411058.
Contact: 9822536143, 9623490009, E-Mail: advumakant83@gmail.com

PUBLIC NOTICE

Public at large is hereby informed that, the Said Flat described in Schedule hereunder, was owned and Possessed by Smt. Gangubai Baban Bibave. She had sold the said property to Mr. Tajpal Sumtilal Shah with the consent of M/s. Porwal Joshi Developers through its Partner Mr. Ravindra Dinkar Joshi by way of Agreement which is Registered on 07/07/1993 and Cleared on 20/10/1997 at New Sr. No. 5476/1997 (Old Sr. No. 2920/1993), in Haveli No. 01. Further Mr. Tajpal Sumtilal Shah had sold the said Flat to Mrs. Yashodabi Dinkarrao Indalkar by way of Agreement Registered on 10/02/1994 Cleared on 16/08/1996 at New Sr. No. 4453/1996 (Old Sr. No. 762/1994), Haveli No. 01. The Flat was further sold and Now said Mr. Pawankumar Dilipchand Jain is the owner of the said flat. And the said Original Agreement Sr. No. 5476/1997 (Old Sr. No. 2920/1993), and Agreement Sr. No. 4453/1996 (Old Sr. No. 762/1994), was lost with its Original Registration Receipt and its Original Index II and are lost and FIR for the same was lodged at Shivajinagar Police Station, Pune Vide Sr.No.70272-2024.

I, therefore, hereby call the public at large that if any persons, how finds it, is requested to return the same to us at below mentioned address or contact below mobile number. If any person's, Bank/Financial Institution claiming any right, title or interest in the said Property by way of Lease, Gift, Sale, Exchange, Loan, Mortgage, Charge, Lien or encumbrance in any other way should inform me in writing within 8 days (Eight days) from the date of publication of this Notice with Original Documents of claim, failing which my clients will presume that the said property is free from all/any encumbrances and no other person has any right, title and interest in the said property in whatsoever in manner, presuming that anybody having such claim/s has relinquished/ waived the same. Thereafter, no claims of whatsoever nature shall be entertained by my client and my client would not be responsible to anybody in any ways regarding the Said Property, which is kindly be noted.

Schedule:- All that piece and parcel of the Flat No. 34, on 1st floor, admeasuring Area 510 Sq. Fts. i.e. 47.39 Sq. Mtrs. (Built up) in a registered co-operative housing society known as "Shilpa Park", constructed on Survey No. 566/12, Corresponding CTS No. 3212, situated at Village Bibhewadi, Taluka Haveli, District Pune, within the limits of Pune Municipal Corporation. Sd/-
Pune **Adv. Mukta Deshpande**,
23/05/2024 Office Add - Flat No. 7, Wing-B, Arjuna Residency, Hingdekhind, Singhad Road, Pune-411051. Mob.: 9922944549, 9322492508

PUBLIC NOTICE

Notice is hereby given that my client Ms. Anuradha Subhash Waghmare (Mrs. Anuradha Nikhil Kadam) has purchased Flat No. 207 admeasuring 41.82 Sq. meters, (built up), on 2nd Floor, with terrace admeasuring 41.82 Sq. mtrs., in the "SHAKTIKURPA APARTMENTS", constructed on Survey No. 11 Hissa No. 03 admeasuring 6280 Sq. fts., situated at Pimple Gurav, Taluka-Haveli, Dist.-Pune, from Mr. Purushottam Jijabao Patil, Mrs. Minakshi Purushottam Patil, Mr. Purushottam Jijabao Patil, Mrs. Minakshi Purushottam Patil who have assured me that they are the owners of said flat have clear, clear and Marketable title to the said flat and have all chain agreements of the said Flats in their custody except Original Assignment Deed dated 13/12/2012 of Mr. Namashah Bajji Tute, registered in the office of Sub-Registrar Haveli No. 05 Sr. No. 10545, with its registration receipt and Index II, which is lost and misplaced. Any persons having any claims whatsoever in the said Flats, should intimate the same together with all the documents to me within 7 days from the date of publication of this notice, at the address given below, failing which it shall be assumed that the said Owners have clear and marketable title to the said Flats. Sd/-
Adv. Ajinkya Prataprao Desai
Office at: 4/B, Lakar Housing Society, Mamh Colony, Link Road, Chinchwad, Pune-411013. Mobile: 97635897988182921
e-mail: advajinkyadesai@gmail.com

PUBLIC NOTICE

NOTICE is hereby given for the information of public that PARVEZ PATEL, RA/- Flat No.2, Vedang, Pashan, Pune-411021, hereby state that the Flat which is mentioned in the schedule hereunder Appaso Bapu Dhalugade have purchased from Lalit Shesharam Chaudhari, by way of Correction Deed on Dt. 08/03/2011 registered in the office of the Sub-Registrar Haveli 15, Vide Sr. No. 2221/2011. That the Correction Deed is misplaced and is untraceable and my client has given the Police Complaint at Pune Police Station, Report No : 70338-2024, Dated 23.05.2024, if anybody is having any charge, right, title, interest or claim of whatsoever nature on the said Flat shall personally meet and lodge, within 15 days from the date of publication of this notice, failing which it shall be presumed that nobody has any right, charge title and interest or claim on the said Flat, and shall be deemed to have been waived and abandoned by him. expiry of the said notice period no complaint would be entertained thereafter.

SCHEDULE OF THE FLAT

All that piece and parcel of the Flat No.-2, on First Floor Area 840 Sq. Ft. i.e. 78.06 Sq. Mtrs. Built Up + Car Parking "VEDANG" Survey No. 6, Hissa No.24A, CTS no.692, Village-Pashan, Tal.-Haveli, District-Pune, within the local limits of PMC and Jurisdiction of Sub-Registrar Haveli, Pune.

ADVOCATE RAVIY. BACHUTE
Office: Sai Pratik Nagar, Shop No. A-01, (Basement), Rahatani-Kalewadi Link Road, Rahatani, Pune: 411017. Mobile: 9922240693.

Place - Pune
Dated :- 24/05/2024

EXPRESS Careers

Every Monday & Thursday in The Indian EXPRESS, FINANCIAL EXPRESS & LOKSATTA

For Advtg. details contact: 67241000

NIDO HOME FINANCE LIMITED
(formerly known as Edelweiss Housing Finance Limited) Regd Office: 5th Floor, Tower 3, Wing B, Kohinor City Mall, Kohinor City, Kiroo Road, Kuria (W), Mumbai - 400070. Branch Office Address - Office No. 208-210, 2nd Floor, Kakade Bizz Icon, CTS 2687B, Ganeshkhind Road, Bhandurde, Shivaji Nagar, Pune, Maharashtra 411016

E-AUCTION - STATUTORY 30 DAYS SALE NOTICE
Sale by E-Auction under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and The Security Interest (Enforcement) Rules, 2002. Notice is hereby given to public in general and in particular to borrower and guarantor that below mentioned property will be sold on "AS IS WHERE IS", "AS IS WHAT IS" AND "WHATEVER THERE IS" for the recovery of amount as mentioned in appended table till the recovery of loan dues. The said property is mortgaged to M/s Nido Home Finance Limited (formerly known as Edelweiss Housing Finance Limited) for the loan availed by Borrower(s), Co borrower(s) and Guarantor(s). The secured creditor is having physical possession of the below mentioned Secured Asset.

Sr. No.	Name of Borrower(s)/Co Borrower(s)/ Guarantor(s)	Amount of Recovery	Reserve Price and EMD	Date & Time of the Auction	Date & Time of the Inspection	Physical Possession Date
1.	AMOL UTTAM MOHITE (Borrower) BALKALAK MOHITE (Co-Borrower) SHRIKANT UTTAM MOHITE (Co-Borrower)	Rs.19,05,919/- (Rupees Nineteen Lakh Five Thousand Nine Hundred Ninety Only) as on 23.05.2024 + Further Interest thereon + Legal Expenses for Lan no.-LPUNSTH000057270	Rs.20,84,414/- (Rupees Twenty Lakh Eighty Four Thousand Four Hundred Fourteen Only) Earnest Money Deposit:- Rs.2,08,441/- (Rupees Two Lakh Eight Thousand Four Hundred Forty One Only)	02-07-2024 Between 11 am to 12 Noon (With 5 Minutes Unlimited Auto Extensions)	05-05-2024 between 11.00 am to 3.00 pm	10-04-2024
Description of the secured Asset: All The Part And Parcel Bearing Flat No.104 Total Area Admeasuring 57.15 Sq Mtr I.E. 615 Sq Ft. On First Floor In The Project Known As 'Nandanwan Residency' W/In 'B' Apartment Bearing Survey No.51/2b/2 Total O H 81 R Out Of N.A. Land And Yashwanthnagar Grampanchayat Mikat No.2695 In Nandanwan Residency Situated At Village Mauje 'Songvadi' Tal Wai Dist Satara Within The Limits Of Yashwanthnagar Grampanchayat. Bounded As: East: Flat No.103 B Wing West: Open Space South: Flat No.101 C Wing North: Flat No.101 B Wing						
2.	RUPALI ASHOK YEMUL (Borrower) BASHOK NARSAYIA YEMUL (Co-Borrower)	Rs.21,57,890/- (Rupees Twenty One Lakh Fifty Seven Thousand Eight Hundred Ninety Only) as on 23.05.2024 + Further Interest thereon + Legal Expenses for Lan no.-LPMCTSH000086860	Rs.21,27,197/- (Rupees Twenty One Lakh Twenty Seven Thousand One Hundred Ninety Seven Only) Earnest Money Deposit:- Rs.4,83,840/- (Rupees Four Lakh Eighty Three Thousand Eight Hundred Forty Only)	02-07-2024 Between 11 am to 12 Noon (With 5 Minutes Unlimited Auto Extensions)	30-05-2024 between 11.00 am to 3.00 pm	16-03-2024
Description of the secured Asset: Flat No. 6A (As Per Sanctioned Plan 6), Third Floor, Area Adm. 249 Sq. Fts. T.E. 23.73 Sq. Mtrs. Built Up, Balaji Kunj Co. Op. Housing Society, Cts. No. 488, Gunavur Path, Pune City, Pune 411042, Within The Limits Of Pune Municipal Corporation						

Note: 1) The auction sale will be conducted online through the website <https://sarfaesi.auctiontiger.net> and Only those bidders holding valid EMD, ID PROOF & PHOTO PROOF, PAN CARD and have duly remitted payment of EMD through DEMAND DRAFT/ NEFT/RTGS shall be eligible to participate in this "online E-Auction".
2) The intending bidders have to submit their EMD by way of remittance by DEMAND DRAFT / RTGS/NEFT to: Beneficiary Name, NIDO HOME FINANCE LIMITED Bank: STATE BANK OF INDIA, Account No. 65226845199, SARFAESI- Auction, NIDO HOME FINANCE LIMITED, IFSC CODE: SBIN0015933.
3) Last date for submission of online application BID form along with EMD is 01-07-2024.
4) For detailed terms and condition of the sale, please visit the website <https://sarfaesi.auctiontiger.net> or Please contact Mr. Maulik Shrivani Ph. +91-6351896643/913528727, Help Line e-mail ID: Support@auctiontiger.net.

Mobile No. 02067684106/9764338822
Date: 24-05-2024

Sd/- Authorized Officer
Nido Home Finance Limited
(formerly known as Edelweiss Housing Finance Limited)

SAMARTH SAHAKARI BANK LTD., SOLAPUR
H.O.-Antrolkar Shopping Center, Datta Chowk, Solapur-413007, Ph.0217-2744210

POSSESSION NOTICE

Whereas undersigned being Authorized officer Samarth Sahakari Bank Ltd under Securitization and Reconstruction of Financial Assets Enforcement Security Interest 2002 in exercise the powers conferred under Section 13(2) of the said act read with Rule 3 of Security Interest (Enforcement) Rules 2002 issued demand notice under Section 13(2) of the said Act calling upon the following borrowers to repay the amounts mentioned against their respective names together with interest thereon at the applicable rates as mentioned in the said demand notice, within days from the date of service said notices, including incidental expenses, costs, charges, etc. till the date of payment and realization full amount further interest applicable.

Sr.	Loan Account No.	Borrower/ Guarantors	Total Loan outstanding as per demand notice	Date of Demand Notice	Secured Property Address	Date & Type of Possession
1.	Cash Credit Loan a/c No. 02400610 10000004	1. QUALITY INDUSTRIES PROPRIETOR - AJIT ANANDRAO CHOUGULE (BORROWER) 2. RAJWARDHAN CHANDRAMANI KAMBLE (Guarantor) 3. DINANATH VASUDEO POTDAR (Guarantor) 4. ARCHANA AJIT CHOUGALE (Guarantor)	As on Dt. 31/01/2024 Rs.43,46,884.64 + int. From 01/02/2024 + Others	20/02/2024	a. All the piece and parcel of the Non Agricultural land situated at Tamgaon within Dist and Sub Dist. Kolhapur, Taluka Karver, within the limits of Tamgaon Grampanchayat bearing Gat No. 975 area 3800 Sq.Mt with construction thereon and which is bounded as follows. East - Road, West - Property of Mr. Sasane & Gat No. 971, South - Gat No. 981 & 976, North - Road & Gat No. 968. (This Property Belonging to Borrower Ajit Anand Rao Chougule)	Symbolic Possession Dt. 21/05/2024
2.	Term Loan a/c No. 02400612 80000009	1. QUALITY INDUSTRIES PROPRIETOR - AJIT ANANDRAO CHOUGULE (BORROWER) 2. UMESH VIJAY SHINDE (Guarantor) 3. DINANATH VASUDEO POTDAR (Guarantor) 4. ARCHANA AJIT CHOUGALE (Guarantor)	As on Dt. 31/01/2024 Rs.3,51,92,203.06 + int. From 01/02/2024 + Others	20/02/2024	b. All the piece and parcel of the Non Agricultural Commercial land at D and Sub D Kolhapur, At Mouje Tamgaon, Gokul Shirgaon M.I.D.C., Tal: Karver, Plot No. F-48 Area: 800.00 Sq.Mt. And construction thereon, and which is bounded as follows. East - MIDC Road, West - Plot No. F-47 South - Plot No. F33, North - MIDC Road (This Property Belonging to Lessor Maharashtra Industrial Development Corporation, Lessee of this property is Borrower Ajit Anand Rao Chougule Pro. Of M/s Quality Industries)	

However, since the borrowers mentioned herein above have failed repay the amount due, notice is hereby given the borrowers mentioned herein in particular the public general that the Authorized officer Samarth Sahakari Bank Ltd have taken Symbolic possession of the secured property described herein above exercise the powers conferred under Section 13(4) said & Rule 8 of the said Rules date mentioned above. The borrowers above mentioned particular and general public are hereby cautioned to with aforesaid property / Secured assets will be subject to the charge of Samarth Sahakari Bank Ltd., Solapur

Sd/-
N.B. Londhe
Authorized Officer
samarth Sahakari Bank Ltd., Solapur

Date : 24/05/2024
Place: Kolhapur

P.H. CAPITAL LIMITED
Regd. Office : 5 D Kakad House, 5th Floor, A Wing, New Marine Lines, Opp. Liberty Cinema, Mumbai - 400 020. Email: phcapitaltd@gmail.com. Tel. : 022-2201 9473 / Fax. : 022-2201 2105
CIN : L74140MH1973PLC016436

EXTRACT OF AUDITED FINANCIAL RESULTS FOR THE QUARTER/YEAR ENDED ON 31ST MARCH 2024
(₹ in Lacs except per share data)

Particulars	QUARTER ENDED			YEAR ENDED	
	31/03/2024 (Unaudited)	31/12/2023 (Unaudited)	31/03/2023 (Unaudited)	31/03/2024 (Audited)	31/03/2023 (Audited)
1 Total income from operations (Net)	6,491.92	2,995.89	1,549.88	16,142.54	7,615.56
2 Net Profit/ (Loss) for the period (before Tax, Exceptional and/or Extraordinary Items)	(93.32)	1,266.00	(676.20)	2,724.49	(455.67)
3 Net Profit/ (Loss) for the period after tax (after Extraordinary & Exceptional Items)	(51.49)	912.00	(506.66)	2,012.87	(375.77)
4 Total Comprehensive Income for the period (comprehensive profit for the period (after tax and other comprehensive income after tax)	(51.49)	912.00	(506.66)	2,012.87	(375.77)
5 Paid up Equity Share Capital of Rs. 10/-	300.01	300.01	300.01	300.01	300.01
6 Reserves	-	-	-	4,343.29	2,337.92
7 Earnings Per Share not annualised (FV of Rs. 10/- each) Basic & Diluted	(1.72)	30.40	(16.89)	67.09	(12.53)
8 Earnings Per Share (after extraordinary items) (of Rs.10/- each) Basic & Diluted	(1.72)	30.40	(16.89)	67.09	(12.53)

Note :
1) The above is an Extract of the detailed format of Quarterly unaudited Financial Results filed with the Stock Exchange under regulation 33 of the SEBI (Listing and Other Disclosure Requirements) Regulation, 2015. The full format of the Quarterly / Yearly Audited Financial Results are available on the Stock Exchange Website. (www.bseindia.com)
2) The above results were reviewed by the Audit Committee and approved by the Board of Directors at their meeting held on 23rd May, 2024.

FOR P.H.CAPITAL LTD.
Sd/-
Rikeen P Dalal
Chairman & Whole Time Director
DIN : 01723446

Place : Mumbai
Date : 23/05/2024

GODREJ INDUSTRIES LIMITED
CIN: L24241MH1998FLC097781

Registered Office: Godrej One, Piroshanagar, Eastern Express Highway, Vikhroli (East), Mumbai - 400 079, Maharashtra
Tel.: 022-2518 8010, Fax: 022-25188066
Email id: investor@godrejind.com; Website: www.godrejindustries.com

NOTICE

NOTICE is hereby given that the following Share Certificate is stated to be lost / misplaced / stolen and the registered holder thereof / claimant thereto have applied to the Company for issue of duplicate Share Certificate:

Folio Number	Name of the Shareholder	No. of Shares (Face Value ₹/- each)	Distinctive Nos.	Share Certificate Number
0317783	MAHAVEER RUNWAL	900	0050793693/0050794592	0402013

In case any person has any claims in respect of the above-mentioned shares/any objection(s) for the issuance of Letter of Confirmation in favour of the above stated applicant, he/she/they should lodge their claim(s) or objection(s) within 15 (Fifteen) days of the date of publication of this Notice. If within 15 (Fifteen) days from the date hereof, no claim(s) are received by the Company in respect of the said Share Certificate, Letter of Confirmation will be issued. The public is hereby cautioned against dealing in any way with the above-mentioned Share Certificate.

For Godrej Industries Limited
Sd/-
Tajee Jarjwala
Company Secretary & Compliance Officer
(FCS 9817)

Place: Mumbai
Date: May 24, 2024

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PUBLIC NOTICE

This Public Notice is informed to all the persons that Mrs. Jyoti Prakash Kulkarni (Hereafter to refer as the 'said owner') has claimed to be absolute owner of the property mentioned hereunder. The said owner through her husband approached the AU Financier Services Ltd. now known as AU Small Finance Bank Ltd. having Branch at Pimpri Chinchwad, Pune at Mahalaxmi Heights Pimpri, Pune 411 018. The husband of the owner applied for the loan facility with the bank and thereafter mortgaged the said property with AU Small Finance Bank Ltd. The owner of the said property assured the bank that there is no charge / claim / right / title or interest created or assigned in favour of Third Party. The owner of the property and the Applicant have taken the mortgage by depositing the title deeds i.e. Deed of Assignment and other documents along with a copy of paper note dt. 01/05/2013 published in daily marathi newspaper "Pudhari" by the Adv. Mr. Sopan Mane and Company along with the other documents.

The property documents were kept with the AU Small Finance Bank having office at Sadhu Vaswani Chowk, Pune and during shifting of the office the documents were misplaced and are not traceable since then. I have conducted thorough and diligent searches of the bank in the last several months and have been unable to trace the same. Hence, I find the same to be lost and misplaced.

The specific description and details of the documents are elaborated below and photocopies of the same are also enclosed herewith as exhibits:

Ex. No.	Date of Document	Type of Document	Document executed by
A.	25.06.2004	Assignment Deed between Prakash Kulkarni and Jyoti Prakash Kulkarni	Prakash Ganesh Kulkarni L9001060100604608
B.		Original NOC to mortgage	Kiran Rajpark Co. operative Hsg. Society.
C.	29.04.2013	Original Public notice by Adv. Sopanrao Mane for loss of document	Sopnarao Mane and Co. Advocate
D.	07.04.2013	Original No Objection Certificate by Adv. Sopanrao Mane	Pudhari Publication Pvt. Ltd.
E.	30.04.2013	Original payment receipt through Adv. Sopanrao Mane	Pudhari Publication Pvt. Ltd.
F.	22.04.2013	Original FIR filed by Prakash Kulkarni for lost document	Police station Pune
G.	07.04.2013	Original NOC	Sopnarao Mane and Co. Advocate
H.	01.05.2013	Original News Paper regarding lost document	Pudhari Publication Pvt. Ltd.
I.	16.10.2003	Original share certificate	Issued by Kiran Rajpark Co.operative Hsg. Society. to Prakash Kulkarni
J.	30.04.2013	Original Indemnity Bond	Prakash Kulkarni in favour of AU Bank
K.	05.04.2013	Original Security Sheet	
L.	04.02.2015	Original Loan Application & Loan Agreement along with Memorandum of Deposit of Title Deed between AU Bank and Prakash Kulkarni	
M.	29.03.2013	Original Search Report through Adv. Sopanrao Mane & Co.	
N.	05.04.2013	Original Vetting Report through Sopan Mane & Co	
O.	13/04/2015	Original Notice of Intimation regarding Mortgage by way of Deposit of Title Deed	

The undersigned, authorised representative of AU Small Finance Bank, there is another complaint lodged with Police Station at Bundgarden in respect of lost / misplaced original documents of property mortgaged with the bank. Furthermore it is to inform on behalf of the undersigned, authorised representative of AU Small Finance Bank, there is another complaint lodged with Police Station at Bundgarden in respect of lost / misplaced original documents of property mortgaged with the bank by Mr. Tukaram Kondiba Mahamuni (Borrower) L9001060100605431 of the flat situated at Sr. No. 1, Hissa No. 2, Sub Part No. 52 & 53, Mauli Krupa Bldg., Siddhivaniyark Park, Near Samshan Bhoomi, Pimple Gurav, Pune. The property documents were kept with the AU Small Finance Bank having office at 3rd Floor, Nucleus Mall, Sadhu Vaswani Chowk Road, Pune. I have conducted thorough and diligent searches of the bank in the last several months and have been unable to trace the same. Hence I find the same to be lost and misplaced.

The specific description and details of the documents are elaborated below and photocopies of the same are also enclosed herewith as exhibits:

Sr. No.	Date of Document	Type of Document	Document Signed by
1.	24/03/2015	Original Registered Gift No. 2713 with RR (Pages 14)	Mr. Tukaram Kondiba Mahamuni in favour of Mrs. Radha Tukaram Mahamuni
2.	25/03/2015	Original Indemnity Bond (Pages 3)	Mrs. Radha Tukaram Mahamuni in favour of AU Financier India Ltd. now known as AU Small Finance Bank Ltd.

NC is lodged with the concerned police station.

Thank you,
Yours faithfully,
K. R. Maniyar

Hinduja Housing Finance Limited

Corporate Office : 167-169, 03rd Floor, Anna Salai, Little Mount, Saidapet, Chennai - 600015
Branch Office - 'B-209, Everest C.H.S.L.', Sai Nagar, Ambadi Road, Vasai West, Maharashtra- 401202
Authorized Officer Contact No:-
(1) 8169767613 Email: amoluttamrao.u@hindujahousingfinance.com
(2) 9004919393 Email: varunuday@hindujahousingfinance.com
(3) 9819731171 Email: sunil@hindujahousingfinance.com
(4) 9029004701 Email: buntymrakhyan@hindujahousingfinance.com

PUBLIC NOTICE FOR AUCTION CUM SALE

Notice is hereby given to the public in general and in particular to the Borrower(s) and Co-Borrower(s) that pursuant to taking physical possession of the secured asset mentioned hereunder by the Authorized Officer of Hinduja Housing Finance Ltd. under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 for the recovery of amount due from borrower(s), we hereby give you notice that the below mentioned secured asset shall be sold by the undersigned if you fail to pay within 15 days of this notice, the entire outstanding loan amount as per the terms and conditions contained in the Loan Agreement and other documents pertaining to the Loan availed by you. After expiry of Fifteen days, no further notice whatsoever will be given to you and the below mentioned Secured Asset will be sold accordingly. Also offers are invited by the undersigned in sealed covers for purchase of immovable property, as described hereunder, to be sold on, "As Is Where Is Basis", "As Is What Is Basis" and "Whatever Is There Is Basis", Particulars of which are given below:-

Borrower(s) / Co-Borrower(s)/ Guarantor(s)	Demand Notice Date and Amount	Description of the Immovable Property
(Loan Account No. MH/MUM/VSVR/A000000425) 1. Mr. Suresh Telgade (Borrower) Sadguru Chawl, Committee Anand Nagar, Appa Pada, Kurar Village, Malad (E), Mumbai-400097. 2. Mrs. Suvarna Telgade (Co-Borrower) Sadguru Chawl, committee Anand Nagar, Appa Pada, Kurar Village, Malad (E), Mumbai-400097.	Demand Notice Date: 21.06.2022 Rs. 23,94,525/- (Rupees Twenty Three Lacs Ninety Four Thousand Five Hundred Twenty Five Only) Total Outstanding is Rs. 27,59,787/- (Rupees Twenty Seven Lacs Fifty Nine Thousand Seven Hundred And Eighty Seven Only) as on 07.05.2024	"All that piece and parcel of land along with Construction over it bearing Flat No. 401, 4th Floor, D, Wing, Building No. 09, Samundhat, Amrut Residency, Saravali Bazaar, Tal & Dist. Palghar and the schedule property is bounded as under: East by: Nil, West by: Nil, North by: Nil, South by: Nil. Including constructed building & fixtures, with all rights.
	Reserve Price (RP) Rs. 16,20,000/- (Rupees Sixteen Lacs Twenty Thousand Only)	Earnest Money Deposit (EMD) (10% of RP) Rs. 1,62,000/- (Rupees One Lac Sixty two Thousand Only)

- Last Date of Submission of Sealed Bid/ Offer in the prescribed tender forms along with EMD and KYC is 14.06.2024 between 10:00 AM to 5:00 PM, at the Branch Office - B-209 Everest C.H.S.L. Sai Nagar, Ambadi Road, Vasai West, Maharashtra-401202. Tenders that are not filled up or tenders received beyond last date will be considered as invalid tender and shall according to the terms and conditions shall be paid to the EMD.
- Date of Opening of the Bid/Offer (Auction Date) for Property is 15.06.2024 at the above-mentioned branch office address at 10:00 AM. The tender will be opened in the presence of the Authorized Officer.
- Date of Inspection of the Immovable Property is on 09.06.2024 to 13.06.2024 between 09:30 AM to 5:00 PM.
- Further interest will be charged as applicable, as per the Loan Agreement on the amount outstanding in the notice and incidental expenses, costs, etc., is due and payable till its realization.
- The notice is hereby given to the Borrower(s) and Co-Borrower(s) to remain present personally at the time of sale and they can bring the intending buyers/purchasers for purchasing the immovable property as described herein above, as per the particulars of Terms and Conditions of Sale.
- The detail terms and conditions of the auction sale are incorporated in the prescribed tender form. Tender forms are available at the above-mentioned Branch office.
- The immovable property will be sold to the highest bidder. However, the Authorized Officer reserves the absolute discretion to allow inter se bidding, if deemed necessary. The Property as mentioned will not be sold below Reserve Price.
- HFL (HINDUJA HOUSING FINANCE LIMITED) is not responsible for any liabilities whatsoever pertaining upon the property as mentioned above. The Property shall be auctioned on "As Is Where Is Basis", "As Is What Is Basis" and "Whatever Is There Is Basis".
- The Total Loan Outstanding amount is not the loan foreclosure amount. All other charges (if any) shall be calculated at the time of closure of the loan.
- The Demand Draft should be made in favor of "HINDUJA HOUSING FINANCE LIMITED" payable at Pune. For further details, contact the Authorized Officer, at the above mentioned Office address.

Sd/-
Authorized Officer
For, Hinduja Housing Finance Limited

Place : Mumbai
Date : 24/05/2024