NIDO HOME FINANCE LIMITED

nide (formerly known as Edelweiss Housing Finance Limited) Registered Office Situated At Tower 3, 5th Floor,
Wing 'B', Kohinoor City Mall , Kohinoor City, Kirol Road, Kurla (West), Mumbai – 400 070. Regional Office at:
Office No. 407-410, 4th Floor, Kakade Bizz Icon, CTS 2687B, Ganeshkhind Road, Bhamburde, Shivaji Nagar, Pune, Maharashtra 411016

E-AUCTION – STATUTORY 15 DAYS SALE NOTICE Sale by E-Auction under the Securitisation and 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 Asse Date & Time of Reserve Price and EMD Amount of Recovery the Auction

Borrower(s)/ Guarantor(s) Rs.88,64,846/- (Rupees Eighty Eight Lakh Sixty Rs.36,22,303/- (Rupees Thirty 28-02-2025 Thousand Eight Hundred Forty Six Only) for Lan no.LNAGLAP0000028840 & Rs.9,11,330/- (Rupees Nine) Six Lakh Twenty Two Thousan Between 11.am to ASHISH JAYANTILAL no.LNAGLAP000002840 & RS.9,11,330/- (Rupees Nine Lakh Eleven Thousand Three Hundred Thirty Only) for Lan no.LNAGLAP0000091026 total outstanding aggregating Rs.97,76,176/- (Rupees Ninety Seven Lakhs Seventy Six Thousand One Hundred Seventy Six Only) as on 10.03.2025 - Eurthar Levent Moreon Level Example 1.00 Three Hundred Three Only SHAH (Borrower) & Earnest Money Deposit (With 5 Minutes ARTI ASHISH SHAH Rs.3,62,230/- (Rupees Three **Unlimited Auto** Lakh Sixty Two Thousand Tw Hundred Thirty Only) 10.02.2025 + Further Interest thereon+ Legal Expenses

Date & Time of the Inspection: 17-02-2025 between 11.00 am to 3.00 pm Physical Possession Date: 14-07-2023 Description of the secured Asset: All The Part And Parcel Of The Undivided 13.04% Share And Interest In The Land Bearing Plot No 162 Containing By Admeasurement 10118 Sq.Ft (939.962 Sq. Mtrs) In Central Avenue Scheme Of Middle Ring Road (East) Extension Precinct Layout, Nagpur Of Mouza-Hiwari, Together With Entire R.C.C. Super Structure Comprising Apartment No 103 Covering Built Up Area 826 Sq.Ft (76.74 Sq.Mtrs) On The First Floor Of The Multistoried Building More Popularly Known & Styled As 'M.B.K. Apartment' Constructed Before 23 Years Bearing Corporation House No 1481/24, Ward No 23, Sheet No 39-A8, City Survey No. 355, Situated At Wardhamar Nager Nagers Withis The Lingh to Rheavy Magnet Nagers Nagers Withis The Land States Nagers Nagar, Nagpur Within The Limits Of Nagpur Municipal Corporation & Nagpur Improvement Trust, Nagpur, Tal & District Nagpur.

Note:- 1) The auction sale will be conducted online through the website https://sarfaesi.auctiontiger.net and Only those bidders holding valid Ema 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: SBIN0001593 Last date for submission of online application BID form along with EMD is 27-02-2025. For detailed terms and condition of the sale, please visit the website https://sarfaesi.auctiontiger.net or Please contact Mr. Maulik Shrim

Ph. +91- 6351896643/9173528727, Help Line e-mail ID: Support@auctiontiger.net.

Mobile No. 7400110339 / 7400113287 Sd/- Authorized Office

Nido Home Finance Limited (formerly known as Edelweiss Housing Finance Limited) Date: 11.02.2025

IndiaShelter INDIA SHELTER FINANCE CORPORATION LTD

Corporate Office: 6th Floor, Plot No 15, Institutional Area, Sector 44 Gurugram-122003 Haryana Tel: 1800-532-4444, Fax: Website: https://www.indiashelter.in Registered Office: India Shelter Finance Corp Ltd, 6th Floor, Plot No 15, Institutional Area, Sector 44 Gurugram-122003 SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Securitization Interest Act, 2002 (hereinafter referred to as "the Act") read with Rules (6) of the Security Interest (Enforcement) Rules, 2002 (hereinafter referred as "the Rules"). Notice is hereby given to the public in general and in particular to the Borrower(s), Co Borrower(s) and Guarantor(s) or their leg heir(s) or representative(s) that the below described immovable property(s) mortgaged/charged to India Shelter Finance Corporation Limited (hereinafter referred to the Secured Creditor), the possession of which has been taken by the Authorized Officer of the Secured Creditor having its Registered Office at 6th Floor, Plot No.15, Institutional Area, Sector 44 Gurugram-122003, Haryana, will be sold on "As is Where is," As is What is and "Whatever there is" basis on the dates mentioned below for realization of the amount due to the Secured Creditor from the borrowers, co borrowers and guarantors. The sale will be done by the Authorized Officer at the place mentioned below. For detailed terms and condition of th

Loan Account Number/AP Number And Name of Borrower(s) / Co-Borrower(s) /Guarantor(s)		Asset		Reserve Price	Inspection of the property
Prabhadevi Kushawah Surajsingh Kushawah number/AP number: HL12CHLONS0 00005054840/ AP-10128689	20/07/2023And Rs.25,61,737,43/- (Rupees Twenty Five Lakh Sixty One Thousand Seven Hundred Thirty Seven & Amp; Forty Three Paisa Only) Bid Increase Amount Rs.10,000/- (Rupees Ten Thousand Only)	car parking n the scheme known as Samarth Aangan, Constructed	Physical Total Rs.34,22,473,45/- Outstanding Rs. Thirty Four Lakh Twenty Two Thousand Four Hundred Seventy Three and Forty Five Paisa as On	Rs.19,23,300/- (Rupees Nineteen Lakh Twenty Third Thousand and Three Hundred Only) Earnest Money Deposit (EMD) Rs.1,92,330/- (Rupees One Lakh Ninety Two Thousand Three Hundred and Thirty Only)	25-02-2025 EMD Deposition Last Date 27-02-2025 Date and Time of Auction 28-02-2025
Place of EMD Deposition & Place of Auction: India Shelter Finance Corporation Ltd, Suyog Business Center (Kadam Complex), Office No 2, 2 nd Floor					

2028, Sadashiv Peth, Tilak Road, Pune -411030

Shobha Nikam &	17/11/2023 And	All Piece And Parcel Of Centre		Rs.10,74,000/-	25-02-2025	
Krishnath Nikam number/AP number: LAPC0000015/ AP-0845762	Rs. 14,56,355/- (Rupees Fourteen Lakh Fifty Six Thousand Three Hundred Fifty Five Only) Bid Increase Amount Rs.10,000/- (Rupees Ten Thousand Only)	Part Land Administering 83.77 Sq Mtr Out Of Plot 11/2, Gat No. 293/1, Situated at Mauje Kondi, Tal- North Solapur, Dis- Solapur. Boundary :- East- Plot No 11 of Salunke, West- Plot No 11 of Mali, North – Plot No 10, Sou	Physical Total Outstanding Rs.18,72,464.16/-(Rupees Eighteen Lakh Seventy Two Thousand Four Hundred Sixty Four and Sixteen Paisa) as On Date 06/02/2025	Thousand Only) Earnest Money Deposit (EMD) Rs.1,07,400/- (Rupees One Lakh Seven	EMD Deposition Last Date 27-02-2025 Date and Time Auction 28-02-2025	
Place of EMD Deposition & Place of Auction: - ndia Shelter Finance Corporation Ltd, 2 nd Floor, Shri Sai Pratik Building, South Kasba, Near Balaji Temple, Solapur- 413007						
Yasmeen W/O	10/08/2022 And	All Piece And Parcel Of Property 1)		Rs.8,63,300/-	25-02-2025	
Mehboob	Rs.5,74,840.71/-	Grampanchayat Sr. No 409, Milkat	Physical	(Rupees Eight	EMD Deposition	
Babanagar &	(Rupees Five	No 1468, Its Current Malmatta	Total Outstanding	Lakh Sixty Three	Last Date	
Mr. Mehboob Maulasahab	Lakh Seventy	Milkat No. 1468/1, Out of that	Rs. 8,18,663.39/-(thousand and	27-02-2025	
Babanagar number / AP	Four Thousand	Western Side Adm. 446 Sq. Ft. It Means That 41.44 Sq. Mtr.	Rupees Eight Lakh	Three Hundred		
number:	Eight Hundred	Situated at Kasabe Digrai, Tal-	Eighteen	Only)	Date and Time	
HI MACHI ONS	i ⊨onv &amo:	Olluatou at Masaste Digital, Tal-	TI 101		A 4!	

Western Side Adm. 446 Sq. Ft. It R Means That 41.44 Sq. Mtr. Situated at Kasabe Digraj, Tal-Miraj, Dis - Sangli, 1) Grampanchayat Sr. No 408, Milkat No 1467, Its Current Malmatta Milkat No. 1467/1, Out of that Western Side Adm. 556 Sq. Ft. Weans That 51.67 Sq. Mtr. Situated at Kasabe Digraj, Tal-Miraj, Dis-Sangli, Within the limit of Grampanchayat Kasbe Digraj. and Thirty Only)

Thousand Six

Hundred Sixty

Three and Thirty Nine Paisa) as On

Date 06/02/2025

APPENDIX- IV-A [See proviso to rule 8 (6) & 9 (1)] 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

as per column (iv) mortgaged/charged to the Secured Creditor, the possession of which has been taken by the Authorised Officer of Formerly known as IDFC Bank Ltd. will be sold or

"As is where is", "As is what is", and "Whatever there is" as described hereunder, for the recovery of amount due to IDFC FIRST Bank Limited (Formerly known as IDFC Bank Ltd)

ÈМĎ

Amount

INR

204893.46/

(iv) MORTGAGED PROPERTY ADDRESS: All that piece and parcel of Apartment No. D-301, Admeasuring 52.750 Sq. Mtr. (Built Up Area) on 3rd Floor, in 'Vishal Palace', Wing D

with 22.447% undivided share in Northern Portion of Plot Adm. 53.744 Sq. Mts. bearing House No. 826/A, Ward No. 31, City Survey No. 540 of Mouza Nagpur, Sheet No. 173, Circle

No. 8/13, Pothi Gali Ilwari, Tahsil and District Nagpur. The Boundaries are as follows: East: House of Mr. Kathale, (C. S. No. 539 & 537), West: House of Mr. Ghali, (C. S. No. 541)

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Asse

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/ies mortgaged/charged to the Bank of Maharashtra, the Physical possession of which has been taken by the Authorised Officer of Bank of Maharashtra, will be sold on "As is where is", "As is what is", and "Whatever there is" on 27/02/2025 for to the Bank of Maharashtra from the Borrower (s) and Guarantor(s) as mentioned in the table. Details of the Barrower's and Guarantor's amount due, Short description of the immovable property and encumbrances known thereon, possession type, reserve price and the Earnest money deposit are also given as

Date and

Time of

28-Feb-2025

11.00 AM to

1.00 PM

ASSET RECOVERY CELL AMRAVATI

Zonal office: Ground floor, Doorsanchar Bhawan, BSNL Near Head Post Office.

Detailed Description of the immovable property with known encumbrances, if any

and Name of Mortgager/owner and the Type of the Possession

Registered Mortgage of all those pieces & parcel of property with construction & fixture there

Shyam Chowk, Amravati- 444601 c.co.in/ cmmarc_ama@mahabank.co.in | Phone No. : 0721- 2671452, 2678206

H.O.: "Lokmangal', 1501, Shivajinagar, Pune-411005.

Date and

Time of

27-Feb-2025

10.00 AM to

5.00 PM

Date and

Time of

nspection

21-Feb-2025

10:00 AM To

4:00 PM

Earnest Mon

Deposit (EMD

Rs.86,330/

(Rupees Eighty

Six Thousan

Boundary: - East- Remaining Property, West- Property of Shankar Ganpati Khandekar, North – Property of Jambu Appa Choughule, South- Property of Rav Place of EMD Deposition & Place of Auction: India Shelter Finance Corporation Ltd, Center one, 2 nd Floor Shop No 1, Vijaynagar Chowk, Vijaynaga

Sangali-416414 Mode Of Payment :-All payment shall be made by demand draft in favour of India Shelter Finance Corporation Limited (AUTHORIZED OFFICER) INDIA SHELTER FINANCE CORPORATION LTD

Registered Office: - KRM Towers, 7th Floor, Harrington Road, Chetpet, Chennai- 600031. Tel: +91 44 4564 4000 | Fax: +91 44 4564 4022

For detailed terms and conditions of the sale, please refer to the link provided on IDFC FIRST Bank website i.e. www.idfcfirstbank.com.

Disclaimer: Please note that the said notice is issued for sale of immovable property only and IDFC FIRST BankLimited has no right to

Price

Amount

2048934.69/-

Name of Borrower (s),

Co-Borrower (s)

and Guarantor (s)

Vyankatesh Collection,

Arush Collection, Dilip

Rambhau Dhomne, Leena

Romal Dhomne & Roma

Dilip Dhomne

Date: 11.02.2025 / Place: Pune

Eight Hundred Forty & Deventy

one Paisa Only

Bid Increase

Amount Rs.10,000/-

IDFC First Bank Limited

Rule 8 (6) & 9 (1) of the Security Interest (Enforcement) Rules, 2002

from Borrower (s) and Co-Borrower (s) as per column (i).

Agreemen

15348211

34795373,

10243879

&17490222

North: House of Mrs. Meena Dhomne, (C.S. No. 544) & South: Pothi Galli

बैंक ऑफ महाराष्ट्र

Bank of Maharashtra

एक परिवार एक बैंक

Name of Borrowers

& Name of Guarantors

M/s Jaysinghpure Poultry

sale of the movable assets, if any, present at the immovable property

Demand Notice

Amount

INR 11785675.44/

Demand Notice

dated:

22-Apr-2022

Date: 11.02.2025

Branch

Achalpur Branch

No.

(Formerly known as IDFC Bank Ltd) | CIN: L65110TN2014PLC097792

HL41CHLONS

10006671



Bank

(x) Authorized

Officer Name &

Contact Number

Name- Shashi Mishra

Contact Number- 8788306722

Name- Abhishek Pawar

Contact Number- 902967125

Authorised Officer

IDFC FIRST Bank Limited

(Formerly known as IDFC Bank Ltd)

IDFC FIRST

Date: 11/02/2025

Date and Time of

28-02-2025

यूनियन बैंक 🕼 Union Bank DEMAND NOTICE Ref: ARB-NGP/SERF/LAXMI/ /2024-25

State Bank of India, (SARB) Stressed Assets Recovery Branch, 2nd Floor, 321/A/3, Mahatma Phule Peth, Seven Loves Chowk, Shankarsheth Road, Pune-

Publication of Notice regarding possession of property u/s 13(4) of SARFAESI Act, 2002

Notice is hereby given under the Securitization & Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (54 of 2002) & in exercise of powers conferred under Section 13 (12) read with Rule 9

of the Security Interest (Enforcement) Rules, 2002, a **Demand Notice** was issued on the dates mentioned

against each account and stated hereinafter calling upon them to repay the amount within 60 days from the date

The Borrower having failed to repay the amount, notice is hereby given to the Borrower and the public in genera

that the undersigned has **taken Symbolic Possession** of the property described herein below in exercise of power conferred on him/her under section 13(4) of the said Act read with Rule 9 of the said Act on the dates

The Borrower in particular and the public in general is hereby cautioned not to deal with the property and any

dealings with the property will be subject to the charge of the **STATE BANK OF INDIA** for an amount and

The borrower's attention is invited to provisions of sub-section (8) of section 13 of the Act, in respect of

Amount Outstanding

Rs. 69,57,508.00 (Rupees Sixty Nine Lakhs Fifty

on the aforesaid amount incidental expenses, costs

Details of mortgaged property: All That Piece And Parcels of property Row House No. A-19, Green Park 2 Plot no. 1, Gat No. 51, Rui Baramati, Tal-Baramati. Dist. Pune: 413102. admeasuring 784.14 Sq.fts. i.e Carpet

Branch Office: Sterling Plaza, Ground Floor, Opp. Sai Services Petrol Pump, J.M Road,

Auction Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforce

ment of Security Interest Act 2002 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), Co-borrower (s) and Guarantor(s) that the below described

mmovable properties are mortgaged/charged to the secured creditor, the Physical Possession of which has been taken by the Authorized Officer o Secured Creditor will be sold on "As Is Where Is Basis", "As Is What Is Basis", "Whatever There Is Basis", and "No Recourse Basis" on below

entioned dates for recovery of the sum mentioned below due to the following secured creditors. The reserve price and the earnest money depos

E-AUCTION SCHEDULE & LOAN DETAILS

1) Sonam Negi. Flat No.304, 3rd Floor, Building No.A 24, Dhanorina, Dhanori, Tal. All that piece and parcel of Flat No. 304, on 3rd Floor, admeas

1) Sonam Negy, Flat No.304, 3rd Floor, Building No.4 24, Dinahorina, Dinahori, fal. All that piece and parcet of Flat No. 304, on 3rd Floor, admeas—Haveli, Dist.Pune-411015, Also at: C/o. Sandeep Kshirsagar, 301, B7, Kunal Luring Carpet area 553.01 Sq. Ft. i.e. 51.37 Sq. Mtrs. + Terrace (ICON, Nr. Datta Mandir,Pimple Saudagar, Pune-411027, Also at: D/O Rajendra area 95.58 Sq. Ft. i.e. 8.88 Sq. Mtrs. + Two open Two Wheeler Singh Negi, 6/1/2, New Cantt Road Salawala, Hathi Barkala, Dehradun, Uttara-parking Total approx area 10 Sq. Mtrs., in the Building 'A-24', of khand - 248001 2) Ankit Madanial Soni (Guarantor), A-602, Element 5, Shiwar the Building known as "Dhanorina", constructed on Plot No.S.I/

okhard - 248001 2) Ankit Madanial Soni (Guarantor), A-602, Element 5, Shiwar the Building known as "Dhanorina", constructed on Plot No.S.l/
Chowk, Pimple Saudagar, Dist.Pune-411027, Also at : 504 B.N.Tower, Opposite | A-24, out of Survey No.18/4/B, 19/2, 19/3/1, Situated at Village

Amount of Demand Notice U/s-13(2) of SARFAESI Act (in Rs.) : Rs.35,73,268/- (Rupees Thirty Five Lakh Seventy Three Thousand Two Hundred

Outstanding dues (In Rs.): Rs.35,73,268/- (Rupees Thirty Five Lakh Seventy Three Thousand Two Hundred Sixty Eight Only) amount as on

Last Date, Time And Venue For Submission of Bids With Sealed Offer/ Tender With EMD : Till 17/03/2025 up to 05:00 P.M. at Axis Bank Ltd., Loa

Last Date For Payment of 25% of Accepted Highest Bid For Confirmed Successful Bidder (inclusive of EMD): The payment should be made lates

The Borrower (s)/Co-borrower(s)/Guarantor(s) are hereby put to notice to pay the total outstanding dues before the date of opening of bid failing whicl the secured assets will be auctioned and balance if any will be recovered with interest and vcost from you. This notice should also considered as 31 days notice to the borrower/Co-borrower/ Guarantor under Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002 For detailed terms and

conditions of the sale, please refer to the link provided in the secured creditor's website i.e. https://www.axisbank.com/auction-retail.

the Service Provider as mentioned above.

Seven Thousand Five Hundred Eight only) as on Mr. Sagar Mahadeorao Kate 29.11.2024 with further interest at the contractual rate

charges incurred / to be incurred

Corporate Office: "Axis House", C-2, Wadia International Centre, Pandurang Budhkar Marg, Worli, Mumbai-400025

Registered Office : "Trishul", 3rd Floor Opp. Samartheshwar Temple, Law Garden, Ellisbridge, Ahmedabad-380006

nentioned against each account.

Name of the Borrower

area situated on Ground floor.

Tata Hall, Navsari, State Guiarat-396445.

of 'Axis bank Itd.' payable at Pune.

Four Thousand Only)

Reserve Price (RP)

& EMD

RP : Rs. 48,84,000/- (Rupees Forty Eight Lakh Eighty

EMD : Rs. 4,88,400/- (Rupees Four Lakh Eighty Eight

Date of Physical Possession : 28/12/2024

by next working day from the date of bid confirmation

Date of Demand Notice U/SEC. 13(2) of SARFAESI Act : 28/03/2024

Bid Incremental Amount: Rs. 10,000/- (Rupees Ten Thousand Only)

Inspection of Property: As per prior appointment of authorized office

Thousand Four Hundred Only) through DD in favor

Date: 04.02.2025

Place: Pune Baramat

AXIS BANK LTD.

time available to redeem the secured assets.

Pune 411004

vill be as mentioned below. Please refer the appended auction schedule for necessary details

Center, Sterling Plaza, Ground Floor, Opp. Sai Services Petrol Pump, J.M Road, Pune 411004

Return of EMD of Unsuccessful Bidders: Within 7 working days from the date of Auction.

Known Encumbrances : Not known to the secured creditor. The unpaid charges towards electricity,

Last Date For Payment of Balance 75% of Highest Bid: Within 15 days from the date of Sale Confirmation

Names & Address of Borrower/ Guarantor / Mortgager

nterest thereon

411042. Tel: (020) 26446044, 26446043, Email: sbi.10151@sbi.co.in

State Bank of India, (SARB) Stressed Assets Recovery Branch, Vardhaman Building,

ASSET RECOVERY BRANCH, NAGPUR Shop No F-1/2/3/6/7/8, Govinda Gourkhede Complex (First floor), Khasra No 91/1, Hajaripahad, Seminary Hills, Nagpur-440006.

Authorized Signatory, Axis Bank Ltd.

Date of Demand Notice

Date of possession

29.11.2024

04 02 2025

Authorised Officer

Description of Property

- Dhanori, Tal.Haveli, Dist.Pune

Publication Date of Possession Notice : 29/12/2024

Date, Time, For Opening of Bids

On 18/03/2025, between 12.00 PM and 01.00 PM with <

unlimited https://www.bankeauctions.com extensions of 5minut-

es each at web portal > E-auction tender documents containing

e-auction bid form, declaration etc., are available in the website of

OTICE FOR SALE

Cost of Tender / Bid

Cum Auction Form

Rs. 250/- by D.D.ir

favour of "Axis

Bank Ltd"payabl

at Pune

Date: 21-01-2025 By Regd. Post A/D/Courier/Hand Delivery 1. BORROWER M/s. LAXMI AGARBATTI INDUSTRY through its Prop. Ms. Mamta Parmeshwar Botla

Address 1 - Unit Add - Plot no. D-15/1/33 in, Umred Industries Area, Village Dhurkheda, Tah Umred, Distt.-Nagpur-441203. Address 2 - Plot No 5/24, Shop No 304, Ingale layout, Opp. Bollywood Bar, Ranapratap

Address 3 - R/o. C/o Shashikant Chatpalliwar, Flat No A/304, Silver Heights, Near Navnath Society, KDCC, Somalwada, Manish Nagar, Nagpur-440005.

. Personal Guarantors :

Nagar, Nagpur-440022

a) Mr. Sandeep Anand Bharne, b) Mrs. Varsha Sandeep Bharne, Both R/o. Plot No. 247, Jaitala Ring Road, Behind Mokhare College, Loksewa Nagar,

Complex, Asmita Society, Narendra Nagar, Nagpur – 440015

c) Mr. Ulhas Ghansyam Dhabarde, Add:- Plot No 11, Vivekanand Nagar, Near Shree

d) Mrs. Rasika Ulhas Dhabarde, Add:- Plot No 320, Near Ajanta Hall, Untakhana, Dahipura Lavout, Nagpur-440009 e) Mrs. Seema Sanjay Meshram, Add:- Plot no. 1, Meshram Bhawan, Near Pratap Nagar

post office, Gittikhadan Society, Rana Pratap Nagar, Nagpur – 440022. f) Mrs. Pratibha Gyaneshwar Banarase, Add:- Near Gay Chhap NAmak Factory

Ganjakhet, Old Bhandara Road, Mahatma Fule Bazar, Nagpur-440018

g)Mr. Akshay Dyaneshwar Banarase, Add:- Plot No 3, Ramsumer Baba Nagar, Kawalapeth, Kamptee Road, Shanti Nagar, Nagpur-440002

h) Parmeshwar Shankar Botla, Add:- Plot No 34, Ravindra Nagar, Zakir Husain Ward, Near Vaishali Chowk, Ballarpur, Chandrapur-442701.

3. Corporate Guarantors :

a) M/s. Nagpur Agarbatti Cluster Association O/add. Plot no. 11, Asmita Society Narendra, Nagpur-440015.

b) M/s. Nagpur Agarbatti Marketing Associates 0/add. Plot no. 247, Jaitala Ring Road, Bhamti Nagpur, Loksewa Nagar, Nagpur- 440022

Notice under Sec.13 (2) read with Sec.13 (3) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act. 2002. The addressee No 1 (Borrower) herein have availed the following credit facilities from our Umred Branch and addressee no. 2-a) to 2-h) stood as personal guarantors and addressee

No. 3 a) 8 b) stood as corporate guarantors have failed to pay the dues/instalment interest/operate the accounts satisfactorily and hence, in terms of the RBI guidelines as to the Income Recognition and Prudential Accounting Norms, your account/s has/have been classified as Non-Performing Asset as on 29-05-2024. As on date 31-12-2024 a sum of Rs. 32,20,428.85, Thirty-Two Lakhs Twenty Thousand Four

Hundred Twenty-Eight Rupees and Eighty-five Paise Only is outstanding in your account/s. The particulars of amount due to the Bank from No.1 to No 3 of you in respect of the aforesaid account/s are as under:

Ty	pe of Facility		Un applied	Penal	Cost/	Total dues
1		amount as on	interest	Interest	Charges	
1		date of NPA i.e.	w.e.f. 29-05-2024	(Simple)	incurred	
		as on 29-05-2024	to 31-12-2024		by Bank.	
С	ash Credit	9,09,950.95	84,110.00	-	-	9,94,060.95
T	erm Loan	20,63,746.90	1,62,621.00	-	-	22,26,367.90
To	Total Dues: Rs. 32,20,428.85, Thirty-two Lakhs Twenty Thousand Four					32,20,428.85
1111	Hundred Twenty Fight Runges and Fighty Five Raise Only					

Hundred Twenty Eight Rupees and Eighty Five Paise Only To secure the repayment of the monies due or the monies that may become due to the Bank, M/s. LAXMI AGARBATTI INDUSTRY(Borrower) through its Prop. Ms. Mamta Parmeshwar Botla and above guarantors have executed documents on 25-02-2021 and created security interest by way of: Equitable mortgage

Mortgage of immovable property described herein below: 1. All that piece and parcel of land known as Plot No D-15/1/33, in Umred Industrial Area

within village limit of Dhurkheda & outside the limits of Umred Municipal council MIDC, Tah.-Umred. Distt.-Nagpur.

2. Plant & machineries installed at plot no. D-15/1/33, in Umred Industrial Area within village limit of Dhurkheda & outside the limits of Umred Municipal council MIDC, Tah. Umred, Distt.-Nagpur.

Boundaries: - East: 12.00 Mtrs R/W, West: Plot No D-15/1/40, North: Plot No D-15/1/34, South: Plot No D-15/1/32.

Therefore, you are hereby called upon in terms of section 13(2) of the Securitization and Reconstruction of Financial Assets and enforcement of Security Interest Act, 2002, to pay a sum of Rs. 32.20.428.85. Thirty Two Lakhs Twenty Thousand Four Hundred Twenty Eight Rupees and Eighty Five Paise Only. together with further interest and charges at the contractual rate as per the terms and conditions of loan documents executed by you and discharge your liabilities in full within 60 days from the date of receipt of this notice, failing which, we shall be constrained to enforce the aforesaid securities by exercising

any or all of the rights given under the said Act. As per section 13 (13) of the Act, on receipt of this notice you are restrained /prevented from disposing of or dealing with the above securities without the consent of the bank.

Your attention is invited to provisions of sub-section (8) of Section 13 of the SARFAESI ir respect of time available, to redeem the secured assets. Since we are issuing this demand notice U/sec. 13(2) of SARFAESI Act our earlier notices

issued under SARFAESI Act stands withdrawr **Authorised Officer** Yours faithfully,

रजिस्ट्री सं. डी. एल. - 33004/99 REGD. No. D. L. - 33004/99 भारत का राजपत्र The Gazette of India

सी.जी.-डी.एल.-अ.-03022025-260709 CG-DL-E-03022025-260709 असाधारण

EXTRAORDINARY भाग || - खण्ड 3 - उप - खण्ड (ii) PART II—Section 3—Sub-section (ii) प्राधिकार से प्रकाशित

PUBLISHED BY AUTHORITY सं. 550] नई दिल्ली, बृहस्पतिवार, जनवरी 30, 2025/माघ 10, 1946 NO. 5501 NEW DELHI, THURSDAY, JANUARY 30, 2025/MAGHA 10, 1946

MINISTRY OF ROAD TRANSPORT AND HIGHWAYS

NOTIFICATION New Delhi, the 30th January, 2025

S.O. 554(E).—Whereas by the notification of the Government of India in the Ministry of Road Transport and Highways, 525 Dated: 05/02/2024, published in the Gazette of India, Extraordinary, Part II, Section 3, Sub-section (iii) issued under sub-section (1) of section 3A of the National Highway Act, 1956 (48 of 1956) (hereinafter referred o as the said Act), the Central Government declared its intension to acquire the land specified in the Schedule annexed to the said notification for building (widening/four laning, etc.), maintenance, management and operation of 561A in the stretch of land from Km. 80.6 to Km. 139.7 (Sub Divisional Officer Madha Division Kurduwadi) in the district of SOLAPUR in the state of MAHARASHTRA.

And whereas the substance of the said Notification has been published in Daily Sakal (Marathi) and Daily Indian Express (English) both on dated 02/03/2024, under sub-section (3) of section 3A of the said Act;

And whereas the Competent Authority has received objections filed under Section 3-C, considered and settled the same appropriately;

And whereas, in pursuance of sub-section (1) of section 3D of the said Act, the competent authority has submitted its report to the Central Government; Now, therefore, upon receipt of the said report of the competent authority and

exercise of the powers conferred by the sub section (1) of section 3D of the said Act the Central Government hereby declares that the land specified in the said Schedule should be acquired for the aforesaid purpose; And further, in pursuance of sub-section (2) of section 3D of the said Act, the Centra Government hereby declares that on publication of this notification in the Officia

Gazette, the land specified in the said Schedule shall vest absolutely in the Centra

SCHEDULE

Brief description of the land to be acquired, with or without structure, falling within the 561A in the stretch of land from Km. 80.6 to Km. 139.7 (Sub Divisional Officer Madha Division Kurduwadi) in the district of SOLAPUR in the state of MAHARASHTRA



District: SOLAPUR https://egazette.gov.in Publication date: 30/01/2025 https://egazette.gov.in https://morth.gov.in/ https://bhoomirashi.gov.in

nent, free from all encumbrances

[F. No. NHAI/PIU/SLP/LA/17/3D2] **ABHAY JAIN, Directo**

PUBLIC NOTICE (Under Section 3(G)(3) & (4) of National Highways Act 1956)

Whereas as per section 3D (2) of the said Act, publication of notification in Centra Government Gazette the lands specified in the aforesaid schedule have been vested n the Central Government, free from all encumbrances.

And whereas in exercise, of the powers conferred upon him under the said Act, the Competent Authority is starting the process of determination of compensation to the said interested persons of the lands under acquisition and therefore accordingly notice is given hereby to the interested persons for presenting their written statements of claims / demands about compensation with evidence by personally or through agent in respect of the land specified in the schedule till up to 18/02/2025 in the office of Competent Authority & Sub Divisional Officer Madha Division Kurduwadi.

And it is also, declared that, if any interested person failed to present on the date ime & place and also failed to state nature of rights & claim of compensation with appropriate legal evidence, it will be deemed that concerned person has nothing to say and thereafter amount of compensation will be determined according to rules.

The maps and details of lands mentioned in the schedule are available in the office of the Competent Authority & Sub Divisional Officer Madha Division Kurduwadi.

Competent Authority & Sub Divisional Officer

Office of the Competent Authority & Sub Divisional Officer Madha Division Kurduwadi.

Outward/Land Acquisition/WS/190/2025 Dt. 03/02/2025 Phone No. 02183-223261 Email ID - sdomadha@gmail.com

यूनियन बैंक 🅼 Union Bank

ASSET RECOVERY BRANCH, **NAGPUR** Shop No F-1/2/3/6/7/8, Govinda Gourkher Complex (First floor), Khasra No 91/1, Hajaripahad, Seminary Hills, Nagpur-44000

DEMAND NOTICE

Ref: ARB-NGP/SERF/PRAPTY/ /2024-25 Date: 21-01-2025 By Regd. Post A/D/Courier/Hand Delivery

M/s. PRAPTY INDUSTRY through its Prop. Ms. Bhavana Vinod Chauhan Address 1 - Unit Add- Plot no. D-15/1/14 in Umred Industries Area, Village Dhurkheda, Tah

Umred, Distt.-Nagpur-441203

Address 2.- Plot No 176, Medical Road, Jattarodi-2 Near Corporation School, Ajani S.O., Nagpur - 440003 2. Personal Guarantors: a) Mr. Sandeep Anand Bharne, b) Mrs. Varsha Sandeep Bharne,

Both R/o.: Plot No. 247, Jaitala Ring Road, Behind Mokhare College, Loksewa Naga Bhamti Nagpur - 440022 c) Mr. Ulhas Ghansyam Dhabarde, Add:- Plot No 11, Vivekanand Nagar, Near Shree

Complex, Asmita Society, Narendra Nagar, Nagpur – 440015 d) Mrs. Rasika Ulhas Dhabarde Add:-Plot No 320, Near Ajanta Hall, Untakhana, Dahipura Layout, Nagpur-440009

e) Mrs. Seema Sanjay Meshram, Add:- Plot no. 1, Meshram Bhawan, Near Pratap Nagar post office, Gittikhadan Society, Rana Pratap Nagar, Nagpur - 440022. f) Mrs. Pratibha Gyaneshwar Banarase , Add:- Near Gay Chhap Namak Factory, Ganjakhet,

Old Bhandara Road, Mahatma Fule Bazar, Nagpur-440018

g) Mr. Akshay Dyaneshwar Banarase, Add: - Plot No 3, Ramsumer Baba Nagar, Kawalapeth, Kamptee Road, Shanti Nagar, Nagpur-440002

h) Mr. Vinod Shivlingam Chauhan, Add:- Plot No 176, Medical Road, Jattarodi-2 Near

Corporation School, Ajani S.O., Nagpur-440003 3. Corporate Guarantors :

a) M/s. Nagpur Agarbatti Cluster Association 0/add. Plot no. 11, Asmita Society Narendra, Nagpur-440015

b) M/s. Nagpur Agarbatti Marketing Associates **O/add**. Plot no. 247, Jaitala Ring Road, Bhamti Nagpur, Loksewa Nagar, Nagpur-440022.

Sir/Madam

Notice under Sec. 13 (2) read with Sec. 13 (3) of Securitization and Reconstruction of Financia $Assets\, and\, Enforcement\, of\, Security\, Interest\, Act, 2002.$

The addressee No 1 (Borrower) herein have availed the following credit facilities from ou Umred Branch and addressee no. 2-a) to 2-h) stood as personal guarantors and addressee No. 3 a) 8 b) stood as corporate guarantors have failed to pay the dues/instalment, interest/operate the accounts satisfactorily and hence, in terms of the RBI guidelines as to the Income Recognition and Prudential Accounting Norms, your account/s has/have beer

classified as Non-Performing Asset as on 10-04-2024. As on date 31-12-2024 a sum of Rs. 33.06.618.38. Thirty three lakhs Six Thousand Six hundred eighteen rupees and Thirty eight paise only. is outstanding in your account/s. The particulars of amount due to the Bank from No.1 to No 3 of you in respect of the aforesaid account/s are as under:

ı		Type of Facility	Outstanding	Un applied	Penal	Cost/	Total dues
ı			amount as on	interest	Interest	Charges	
ı			date of NPA i.e.	w.e.f. 10-04-2024	(Simple)	incurred	
1			as on 10-04-2024	to 31-12-2024		by Bank.	
1		Cash Credit	9,29,644.00	92,459.25		-	10,22,103.25
		Term Loan	20,81,150.23	2,03,364.90	-	-	22,84,515.13
ı	ш	Total Dues: Ps. 33 06 618 38 Thirty Three Lakhs Six Thousand Six Hundre					22 06 610 20

Eighteen Rupees and Thirty Eight Paise Only. To secure the repayment of the monies due or the monies that may become due to the Bank M/s. PRAPTY INDUSTRY (Borrower) through its Prop. Ms. Bhavana Vinod Chauhan and above guarantors have executed documents on 25-02-2021 and created security interest by way

of: Equitable mortgage Mortgage of immovable property described herein below: 1. All that piece and parcel of land known as Plot No D-15/1/14, in Umred Industrial Area within

village limit of Dhurkheda & outside the limits of Umred Municipal council MIDC, Tah. Umred, Distt.-Nagpur. 2. Plant 8 machineries installed at plot no. D-15/1/14, in Umred Industrial Area within village

limit of Dhurkheda & outside the limits of Umred Municipal council MIDC, Tah.-Umred, Distt.-Nagpur

Boundaries: - East: Plot No D-15/1/13, West: Plot No D-15/1/15, North: 12.00 Mtrs R/W, South:

MIDC Boundry Therefore, you are hereby called upon in terms of section 13(2) of the Securitization and Reconstruction of Financial Assets and enforcement of Security Interest Act, 2002, to pay a sum of Rs. 33,06,618.38, Thirty three lakhs Six Thousand Six hundred eighteen rupees an **Thirty eight paise only.** together with further interest and charges at the contractual rate as

per the terms and conditions of loan documents executed by you and discharge your

liabilities in full within 60 days from the date of receipt of this notice, failing which, we shall be constrained to enforce the aforesaid securities by exercising any or all of the rights given As per section 13 (13) of the Act, on receipt of this notice you are restrained /prevented from disposing of or dealing with the above securities without the consent of the bank.

Your attention is invited to provisions of sub-section (8) of Section 13 of the SARFAESI in respect of time available, to redeem the secured assets Since we are issuing this demand notice U/sec. 13(2) of SARFAESI Act our earlier notices issued under SARFAESI Act stands withdrawn.

Yours faithfully, **Authorised Officer** Union Bank Of India

NAGPUR

Union Bank Of India

Jaysinghpure 3) Vaishali Dinesh Jaysinghpure, 4) Smt. Seema Nachankar, 5) Smt. Vidya Aashtikar Type of possession - Physcial poultry farm shed on gut no. 9/2 at mauza – shekapur. tah. Achalpur. Dist. Amrayati (M.S) Name of owner - 1) Mr. Dinesh Mahadeorao Jaisinghpure, | Type of possession - Physcia Total Dues in Rupees as per 13 (2) notice Dt. 29/11/2022 : Rs. 2,49,60,533/- + interest thereon Date & time of E-auction: 27/02/2025 From 02.00 PM to 04.00 PM The last date for submission of online bid form & Deposit of EMD and id Proof is **26/02/2025, up to 11:59 PM** Date & Time for inspecting the property-11/02/2025 to 25/02/2025 between 10.00 AM to 5.00 PM with prior appointment Payment Details:- Successful bidder shall have to deposit 25% (Twenty Five percent) of the bid amount, less EMD amount deposited on the same day or not later 15 DAYS STATUTORY SALE NOTICE UNDER RULE 8(6) OF THE SARFAESI ACT. 2002 For detailed terms and conditions of the sale, please refer to the link "https://bankofmaharashtra.in/properties_for_sale' provided in the Bank's website and also on E-bikra,

being&lyingat Mr. Krishan kuma Gat no.9/2, adm. 0.81 H., of mouje shekapur, sub registrar office , Achalpur , Tq. Achalpur , Dist. Rajinder Gupta, Mahadeorao Jaisinghpure Amravati. Bounded as – East- Agri land of Mr. Kalu Khan , west- agri land of Mr. Agrawal, North-Branch Manage (Borrower), Achalpur Bhugaon Road, South-remaining agri land of ramaba Mob no. 7219704491 Guaranto Owned by Dinesh Jaisinghpure Type of possession - Physical Rajendra Mahadeorao i) Mouje shekapur, field gat no. 9/2, adm. 2H83R, upon which poultry shed constructed thereon, sub registrar office , Achalpur , Tq. Achalpur ,Dist.- Amravati , **Bounded as- East-** agri. Land of Mr. Kalu Jaysinghpure 2) Ramabai Mahadeorao khan, west – agri land of Mr. Agrawal, North- agri land of Dinesh Jaisinghpure, south- agri land of Jaisinghpure 3) Vaishali Dinesh ab. Rauf Name of owner - 1) Mr. Dinesh Mahadeorao Jaisinghpure, Rajendra Mahadeorao Jaysinghpure,

than the next working day and the remaining amount shall be paid within 15 days from the date of auction.

Person to contact-1) Dnyaneshwar Dhadade Mob. No. - 8459141304, 2) Baban Korwate Mob. No. - 9890259246, 3) Dipti Bobade Mob. No. - 8329871962

portal https://ebkray.in/eauction-psb (Now https://baanknet.com). **AUTHORISED OFFICER** Date : 11/02/2025 **BANK OF MAHARASHTRA** Place : Amravati

RP

Reserve Price, EMD, Bid

Increase Amt. in Rupee

EMD: Rs. 40,48,400/-

: Rs. 1,00,000/-

: Rs. 4,04,84,000/