NIDO HOME FINANCE LIMITED

(Borrower), Mandakini Dilipkumar Further Interest thereon+ Legal Expenses for

nido formerly known as Edelweiss Housing Finance Limited) Regd Office: 5th Floor, Tower 3, Wing B, Kohinoor City Mall, Kohinoor City, Kirol Road, Kurla (W), Mumbai-400070. Branch Office Address: - Office No:-100, Plot no:-C-8, Siddhartha Arcade, Vedant Nagar OPP MTDC Holiday Camp, Station Road Aurangabad 431001

Earnest Money Deposit Rs.2,00,909/-

(Rupees Two Lakhs Nine Hundred Nine

E-AUCTION - STATUTORY 30 DAYS SALE NOTICE

== Sale by F-Auction under the Securitisation and Reconstruction of Fina 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, co-borrowers and guarantor that below mentioned property will be sold on "As is where is", "As is what is" and "Whateve there is" for the recovery of amount as mentioned in appended table till the recovery of loan dues. The said property is mortgaged to 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 Symbolic possession of the below mentioned Secured Asset. t. 2002 and The Security Interest (Enforcement) Rules, 2002 Name of Borrower(s)/Co Date & Time Amount of Recovery Reserve Price and FMD of the Auction | the Inspection | Possession Date Borrower(s)/ Guarantor(s) Legal Heirs Of Deceased Borrower Rs.20.09.090/- (Rupees Twenty Lakhs Nine Rs.20.09.090/- (Rupees Twenty Lakhs 25.09.2024 23.08.2024 Thousand Ninety Only) as on 13.08.2024 + etween 11.am to

Description of the secured Asset: All The Part And Parcel Of Row House No. B-17, Area Adm. 60.05 Sq. Mtr. & Built Up Area Adm. 46.46 Sq. Mtr. Nakshatra Park -1, Paithan Road, B Scheme, Megh Malhar Housing Society, Plot No. 8-16, Gat No. 7(P), Nakshatrawadi Aurangabad 431001 Within The Limits Of Aurangabad Muncipal Corporation And Sub Registrars Of Aurangabad. Said Row House Bounded As East: Row House No. 18-B West: 9 Mtr. Road South: Row House No. 20-B North: Row House No. 16-B

Note: 1) The auction sale will be conducted online through the website https://sarfaesi.auctiontiger.net and Only those bidders holding valid Email, 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.

3) Last date for submission of online application BID form along with EMD is 24.09.2024.
4) For detailed terms and condition of the sale, please visit the website https://sarfaesi.auctiontiger.net or Please contact Mr. Maulik Shrimali Ph. +91- 6351896643/9173528727, Help Line e

nail ID: Support@auctiontiger.net.

Mobile No. 02067684106/9764338822 Date: 15.08.2024

Lan no. LAURSTH0000094208

Sd/- Authorized Office Nido Home Finance Limited, (formerly known as Edelweiss Housing Finance Limited

12 Noon (With 5

Auto Extensions)

ECL FINANCE LIMITED

SR NAME OF BORROWER AND

Gaikwad (Co-Borrower) Dinesh Dilip Gaikwad (Co-Borrower)

Registered Office: 5th Floor, Tower 3, Wing B, Kohinoor City Mall, Kohinoor City, Kirol Road, Kurla (W), Mumbai - 400070.

Branch Office Address: - Office No. 407-410, 4th Floor, Kakade Bizz Icon, CTS 2687B, Ganeshkhind Road, Bhamburde, Shivaji Nagar, Pune, Maharashtra 411016

* Edelweiss

between

11.00 am to

3.00 pm

15-07-2024

E-AUCTION – STATUTORY 15 DAYS SALE NOTICE

Sale by E-Auction under the Securitization 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 Co borrower(s) 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 ECL Finance Limited for the loan availed by Borrower(s) and Co borrower(s). The secured creditor is having physical possession of the below mentioned Secured Asset.

Date & Time of Date & Time Possession Name of Borrower(s)/Co Amount of Recovery Reserve Price and EMD Borrower(s)/ Guarantor(s of the Auction the Inspection Rs.2,86,97,789/- (Rupees Two crore Eighty Six Lakh Ninety Seven Thousand Seven Hundred Eighty Nine Only) as on 13.08.2024 + Further Rs.52,00,000/- (Rupees Fifty Two Lakh Only). ATUL ZUMBER KAWADE 09-09-2024 Betwee 26-08-2024 (Borrower). Earnest Money Deposit between 13-10-2022 (With 5 Minutes TEJASWINI ATUL KAWADE Rs.5.20.000/-Interest thereon+ Legal Expenses
FOR LAN NO. LNSKEFI0000059471 Unlimited Auto (Rupees Five Lakhs Twenty Thousand Only) (Co-Borrower) 3.00 pm ALL THE PART AND PARCEL OF THE PROPERTY BEARING Description of the secured Asset

Shop No. 66 (As Per Site Office No.12) Adm.83.76 Sq.Mtrs I.E. 901.60 Sq.Fts. Shop No.67 (As Per Site Office No.13) Adm.43.52 Sq.Mtrs I.E. 468.45 Sq.Fts. Shop No.68 (As Per Site Office No.14) Adm.43.52 Sq.Mtrs I.E. 468.45 Sq.Fts. Shop No.69 (As Per Site Office No.15) Adm.50.67 Sq.Mtrs I.E. 468.45 Sq.Fts.

Thus Total Adm Area 2383 91 Sq Et

On Third Floor In The Scheme Known As "City Arcade" Constructed On Plot No. 4 And Plot No. 5 Out Of Survey. No 27c/1a/1/1/2 Situated At Dasak, Taluka, District- Nashik Within Nashik Municipa Corporation Nashik 422101.

Note:- 1) The auction sale will be conducted online through the website https://sarfaesi.auctiontiger.net and Only those bidders holding valid Email, ID PROOF & PHOTO PROOF, PAN CARE 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: ECL FINANCE LIMITED Bank: STATE BANK OF INDIA Account No.61300847940, SARFAESI- Auction, ECL FINANCE LIMITED, IFSC code: SBIN0001593. 3) Last date for submission of online application BID form along with EMD is 08-09-2024.

r.net or Please contact Mr. Maulik Shrimali Ph. +91- 6351896643/9173528727. Help Lin 4) For detailed terms and condition of the sale, please visit the website https://sarfaesi.auction e-mail ID: Support@auctiontiger.net.

Mobile No. 02067684106/ 9764338822 Sd/- Authorized Office Date: 15-08-2024 ECL Finance Ltd

पंजाब नैशनल बैंक punjab national bank pnb

Circle SASTRA Centre Nashik Shop No. 2 & 3, Maznine Floor, Sneh Height Apartment, Indiranagar, Nashik- 422009 Ph. 0253-2323020 E-mail: cs8288@pnb.co.in

Details of Date and Time Amount Due as Reserve Earnest

Cost (after

Recovery, if

any)

Punjab National Bank, (Secured Creditor)

necessary)

E-auction Sale Notice To General Public Under Rule 8 & 9 Of The Security Interest (enforcement) Rules 2002 PUBLIC NOTICE FOR E-AUCTION FOR SALE OF IMMOVABLE/MOVABLE PROPERTIES (STATUTORY SALE NOTICE UNDER RULE 8(6) OF THE SARFAESI ACT, 2002)

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act. 2002, Under Section 13 (4) 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/movable property mortgaged/charged to the Secured Creditor, the constructive/physical/ symbolic possession of which has been taken by the Authorised Officer of Punjab National Bank (secured creditor), will be sold on "AS IS WHERE IS", "AS IS WHAT IS", AND "WHATEVER THERE IS BASIS" on 31.08.2024 for recovery of its dues due to the Punjab National Bank/ Secured Creditor from the respective borrower (s), mortgagor(s) and guarantor (s). The Reserve Price & Earnest Money Deposit (EMD) and short description of the immovable property with known encumbrances (if any) is

Detail of Property & Name of the owner/

	SR NO	NAME OF BORROWER AND ADDRESS	Detail of Property & Name of the owner/ Mortgagor & Status of Possession	Details of Encumbrances known to the Banks	Date and Time of E-Auction	Amount Due as per Demand Notice	Reserve Price (In Lakhs)	Money (In Lakhs) Bid Increment
1		Borrower: Sh. Tavrez Ahmad Siddiqui Slo Taslim Ahmad Siddiqui Flat No. A-3, Second Floor in "Siddiqui Menssion" Located on CTS No. 8826, Near Baba Lodge, Near Allama Shibli Urdu High School, Allama Shibji Road, Nawabpura, Jafar Gate Road, Juna Mondha, Tal & Dist-Aurangabad. Maharashtra-431001	"Mortgage of Flat No. A-3, Second Floor in "Siddiqui Menssion" Located on CTS No. 8826, Near Baba Lodge, Near Allama Shibli Urdu High School, Allama Shibji Road, Nawabpura, Jafar Gate Road, Juna Mondha, Tal & Dist. Aurangabad Owned by Sh. Tavrez Ahmad Siddiqui Boundaries: East-Shibli School, West-Road North-Other Block, South - Flat No. A-4	Not Known	31.08.2024 at 11.00 Hrs to 16.00 Hrs (with extension of 10 minutes if necessary)	Rs. 26,20,969.66/- As per Demand Notice dated 01.03.2017 Plus interest & Cost (after Recovery, if any).	Rs. 22.40 Lakh	Rs.2.24
2		Borrower: Mrs. Amreen Begum Seikh Mohd Noor Wio Sh. Shaikh Mohammad Noor Address: Flat No. B-09, 2nd Floor, Narhari Grushneshwar Society, Gut No. 154/Part, Mitmita, Tal & Dist. Aurangabad Maharastra-431001	Flat No. B-09, 2nd Floor, Narhari Grushneshwar Society, Gut No. 154/Part, Mitmita, Tal & Dist. Aurangabad, Maharastra-431001. Owned by Amren Begum Shaikh Mohd. Noor. <u>Boundaries:</u> North: Flat No. B-10, South: A-Wing, East: Passage & Stair Case, West: Open to Sky Type of Possession: Physical Possession Property ID: PUNB000828800220	Not Known	31.08.2024 at 11.00 Hrs to 16.00 Hrs (with extension of 10 minutes if necessary)	Rs. 23,84,497.33/- As per Demand Notice dated 20.03.2023 Plus interest & Cost (after Recovery, if any).	Rs. 22.60 Lakh	Rs.2.75 Bid Increase Amt. 0.10
	3.	Borrower: Sh. Shaikh Ashfaq Shaikh Mukhtar Flat No. A-15, Stilt Floor in "A" Wing in "Narhari Ghrushne- shwar" Gat No. 154 Part, Behind Devgiri Valley, Near Eklavya Foundation, NearSayali Charitable trusts College Of Pharmacy, Near Samarthnagar, Mitmita Village, Tal &dist-Aurangabad.	"Mortgage of Flat No. A-15, Stilt Floor in "A" Wing in "Narhari Ghrushneshwar" Gat No. 154 Part, Behind Devgiri Valley, Near Eklavya Foundation, Near Sayali Charitable trusts College Of Pharmacy, Near Samarthnagar, Mitmita Village, Tal &dist-Aurangabad Adm:81.78Sq.Mtr. Owned by Sh. Shaikh Ashfaq Shaikh Mukhtar & Sau. Sameena Begum Ashfaq Shaikh. Boundaries: East- Staircase, West-Wing B, North-Balcony, South:-Staircase & Flat No. A-14 Type of Possession- Physical Possession	Not Known	31.08.2024 at 11.00 Hrs to 16.00 Hrs (with extension of 10 minutes if necessary)	Rs. 29,61,742.88 As per Demand Notice dated 30/04/2022 Plus interest & Cost (after Recovery, if any).	Rs. 20.51	Rs. 2.06 Bid Increase Amt. 0.20
	4.	Borrower: M/s Sai Traders (Proprietor-Ashok Vitthalrao Sable) Address: Milkat No. 2057 in S.No. 297 B, Walur-Selu Road, Tehsil Selu, Dist-Parbhani	Registered mortgage of plot bearing Milkat No. 2057 in S No. 297 B, Walur - Selu Road, Tehsil Selu, Dist-Parbhani. Owned By:Sangeeta Ashokrao Sable Smt. Sindhubai Girjappa Kalal (Adm: Plot area-2000 Sq. mtr. BUA-126.82 Sq.Mtr.) Boundaries: East - Main Road, West - Ambad parthi road, North - Daulatrao taur, South - CTS No. 387 Type of Possession-Symbolic Possession	Not Known	31.08.2024 at 11.00 Hrs to 16.00 Hrs (with extension of 10 minutes if necessary)	Rs. 26,27,758.98 As per Demand Notice dated 25/11/2022 Plus interest & Cost (after Recovery, if any).	Rs. 121.45	Rs. 12.15 Bid Increase Amt. 1.00
	5.	Borrower: Sh. Ashok Vitthalrao Sable Address: Flat No. 201, Chintamani Orchid, Plot 125, CTS No. 16132, Sheet No. 182, Jyoti Nagar, New Usmanpura, Shahnoorwadi, Aurangabad.	Mortgage of Flat No. 201, Chintamani Orchid, Plot No. 125, CTS No. 16132, Sheet No. 182, Jyoti Nagar, New Usmanpura, Shahnoorwadi, Aurangabad Maharashtra Bounded by: East-Plot No. 126 CTS No. 16131 West-Plot No. 124, CTS No.16135, North-30 Ft Road South-Plot No. 141, CTS No. 16133	Not Known	31.08.2024 at 11.00 Hrs to 16.00 Hrs (with extension of 10 minutes if necessary)	Rs. 2,60,83,256.98 As per Demand Notice dated 30.04.2022 Plus interest & Cost (after Recovery, if any).	Rs. 56.61	Rs. 5.67 Bid Increase Amt. 0.50
	6.	Borrower: Sh. Ashok Vitthalrao Sable Address: Flat No. 201, Chintamani Orchid, Plot 125, CTS No. 16132, Sheet No. 182, Jyoti Nagar, Aurangabad.	Regd. Mortgage of Land & building GPH 1160 & 2/104[Ravi Complex, Shop @ Lower GF A-41 to A-8,IGF Shop No. B-1 to B-8, First Floor Office 1-8, Gut No. 106, Ambad Pathri Road, Vill-Kumbhar Pimpalgaon jalna. Bounded By: East Road, West-Ambad Pathri Road, North-Property of Ashok Sable South - Property of Dawalatrao Tour	Not Known	31.08.2024 at 11.00 Hrs to 16.00 Hrs (with extension of 10 minutes if necessary)	Rs. 2,60,83,256.98 As per Demand Notice dated 09/12/2021 Plus interest & Cost (after Recovery, if any).	Rs. 153.13	Rs. 15.32 Bid Increase Amt. 0.50
	7.	Borrower: Sh. Ashok Vitthalrao Sable Address: Flat No. 201, Chintamani Orchid, Plot 125, CTS No. 16132, Sheet No. 182, Jyoti Nagar, Aurangabad.	Plot No. 18, CTS No. 11529, Survey No. 422(P), Zone No. 1.36, Shiv Shakti Green City, Near Nagar Parishad, Jalna, Admeasuring-212.75 Sq.Mtr. Owner: Sh Ashok Vitthalrao Sable	Not Known	31.08.2024 at 11.00 Hrs to 16.00 Hrs (with extension of 10 minutes if	Rs. 2,60,83,256.98 As per Demand Notice dated 09/12/2021 Plus interest &	Rs. 74.20	Rs. 7.42 Bid Increase Amt. 0.50

1. The sale shall be subject to the Terms & Conditions prescribed in the Security Interest (Enforcement) Rules 2002. Detailed terms and conditions of the sale is available/published in the follow websites/web portal: https://ebkray.ir

2. The properties are being sold on AS IS WHERE IS and "AS IS WHAT IS" and "WHATEVER THERE IS BASIS" 3. The particulars of Secured Assets specified in the Schedule herein above have been stated to the best of the information of the Authorized Officer, but the Authorized Officer shall not be

answerable for any error, mis-statement or omission in this proclamation. The bidder has to increase their Bid in multiple of Rs.10,000.00 5. Bidder compulsorily has to submit at least One Bid above the reserve price for participating in E-Auction.

6. Bidders are advice to do the all due diligence in respect of the auctioned Properties before participating the E-Auction
7. The Sale will be done by the undersigned through e-auction platform provided at the Website https://ebkray.in on Dt.31.08.2024 between 11.00 AM. to 4.00 PM. with unlimited extension of 10 min each. i.e. the end time of e-auction shall be automatically extended by 10 minutes each time if bid is made within 10 min. from the last extension.

3. It is open to the Bank to appoint a representative and to make self-bid and participate in the auction

9. This may also be treated as notice u/r 8(6) of security interest (Enforcement) Rule, 2002 to the borrower/s and guarantor/s of the above said loan above the holding of E-Auction Sale on the above mentioned date, if their outstanding dues are not repaid in full.

10. Bidder can register for auction at https://ebkray.in 11. Encumberments not Known to the Branch : Bidders are advised to visit the Bank's website https://ebkray.in for detailed terms and condition of e-auction sale and other details before submitting

their Bids for taking part in the e-auction. Bidder are advised to go through the website in tenders for detailed terms and conditions of auction sale before submitting their bids and taking part in the e-auction sale proceeding Mr. Vivek Bodhi Date: 15.08.2024 Chief Manager and Authorized Officer Place : Nashik

hi-110001, Phones:-011-23357171, 23357172, 23705414. Web:-BRANCH OFFICE: 201/202, 2ND FLOOR, METRO 99 COMMERCIAL COMPLEX, COLLAGE ROAD, NASHIK, MAHARASHTRA - 422005

Notice is hereby given to the public in general and in particular to the borrower(s). 8 guarantor(s) indicated in Column no-A that the below described immovable property (ies) described in Column no-D mortgaged/charged to the Secured Creditor, the constructive/Physical Possession of which has been taken (as described in Column no-C) by the authorized Officer of M/s PNB Housing Finance Limited/Secured Creditor, will be sold on "AS IS WHAT IS and WHATEVER THERE IS BASIS" as per the details mentioned below. Notice is hereby given to borrower(s)/mortgagor(s)/Legal Heirs, Legal Representative, (whether known or Unknown), executor(s), administrator(s), successor(s), assignee(s) of the respective borrowers/ mortgagor(s)/since deceased) as the case may be indicated in Column no-A under Rule-8(6) & 9 of the Security Interest Enforcement Rules, 2002 amended as on date. For detailed terms and conditions of the sale, please refer to the link provided in M/s PNB Housing Finance Limited/secured creditor's website i.e. www.pnbhousing.com. Loan No. Name of the Borrower/Co-Borrower/ Guarantor/Legal helrs (A) Nature of Description of the

Properties mortgaged
(D) posses-slon (C) Auction & Time (J) Date (B) If any (K) Adgaonkar Silk & Sarees Pvt Ltd /
Adgaonkar Silk & Sarees Pvt Ltd /
Adgaonkar Silk & Sarees Pvt Ltd /
Adgaonkar / Lav Ram Adgaonkar /
Rekha Ram Adgaonkar / Sunita Sham Adgaonkar / Lax Nam Adgaonkar /
Adgaonkar / Laxmibai Shashikant Adgaonkar / Kush Ram Adgaonkar /
Ram Shashikant Adgaonkar , B.O.: Nashik Franchkar with the further interest of 12.08.2024 30.08.2024 (Physical) Commercial Showroom At Grind Fir Office Premises At First Floor Second Floor Rs. 12,24,24,592.62 Rs. 90,00,000 29.08.2024 Rs. 5,00,000/ *NIL/Not between 12:00 PM between 01:30 PM as on date 22-01-2022 And Third Floor Plot No 40 Sr No 656 1 1 B43 Final Plot No 387d Tps No 2 Near 04:00 PM 03:00 PM Rajiv Gandhi Bhavan Off Sharanpur Road Nashik Maharashtra-422002

Shashikant Adgaonkar, B.O.: Nashik

*Together with the further interest @18% p.a. as applicable, incidental expenses, cost, charges etc. incurred upto the date of payment and/or realization thereof. ** To the best knowledge and information of the authorized Officer of PNB Housing Finance Limited, there are no other encumbrances/ claims in respect of above mentioned immovable/secured assets except what is disclosed in the Column No.-K. Further such encumbrances to be catered/pald by the successful purchaser/bidder at his/her end. The prospective purchaser(s)/ bidders are requested to independently ascertain the veracity of the mentioned encumbrances.

(1,4) so not abe, there is no order restraining and/or court injunction PNBHFL/He authorized Officer of PNBHFL from selling, alienating and/or disposing of the above immovable properties/secured assets and status is mentioned in column no-K. Including but not limited to the title of the documents of the title pertaining therefo available with the PNBHFL and satisfy themselves in all respects prior to submitting tender/bid application form or making Offer(s). The bidder(s) has to sign the terms and conditions of this auction along with the Bid Form. (3,) Please note that in terms of Rule 9,3) of the Security Interest (Enforcement) Rules, 2002, the bidder(s) know the securation of the sauction along with the Bid Form. (3,) Please note that in terms of Rule 9,3) of the Security Interest (Enforcement) Rules, 2002. The remaining 75% of the sale consideration amount has to be deposited by the purchaser within 15 days from the date of acknowledgement of sale confirmation letter and in default of such deposit, the authorized officer shall forfeit the part payment of sale consideration amount within 15 days from the date of acknowledgement of sale confirmation letter and in default of such deposit, the authorized officer shall forfeit the part payment of sale consideration amount within 15 days from the date of expiry of mandatory period of 15 days mentioned in the sale con PLACE:- NASHIK, DATE:- 14.08.2024 SD/- AUTHORIZED OFFICER, PNB HOUSING FINANCE LIMITED

CAPITAL ADITYA BIRLA HOUSING FINANCE LIMIT

Registered Office: Indian Rayon Compound, Veraval, Gujarat 362266

Branch Office: Aditya Birla Housing Finance Ltd, Office No. 301, 3rd Floor, Nisha Pride Landmark, Jalna Road, Near Mondha Naka. Aurangabad-431005 ABHFL: Authorized Officer Mr. Jignesh Jadhav: 919823271213
 Auction Service Provider (ASP): - M/s. Globe Tech Infosystems Private Limited - Mr. Samir Chakravorty

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

E-Auction Sale Notice for Sale of Immovable Asset(s) under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision I

rule 8(6) of the Security Interest (Enforcement) Rules, 2002.
Whereas the Authorized Officer of Aditya Birla Housing Finance Limited/Secured Creditor had taken possession of the following Secured assets pursuant to notice issued under Sec. of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI) for recovery of the secured debts of the secured creditor, for the dues as mentioned herein below with further charges and cost thereon from the following Borrowers and Co. Borrowers. Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable properties mortgaged/charged to the Aditya Birla Housing Finance Limited/Secured Creditor, the possession of which has been taken by the Authorized Officer of Aditya Birla Housing Finance Limited/Secured Creditor, will be put to sale by auction on "As is where is", "As is what is", and "Whatever there is" Basis. Amount as per Reserve Price Description of Properties Secured Assets

ı	No.	& Co-Borrowers	Description of Properties Secured Assets	Demand Notice	Keserve Frice	CIVID	EMD Date	Date & Time	E-Auction
	1.	JAVED ALLAUDDIN SYED , HALEEMA BEGUM ALAUDDIN SYED	All That Piece And Parcel Along With The Construction At Aurangabad, Flat No. 16, 3rd Floor, Flat No. 16, Sheet No 22, Cts No. 6667 /1, "Huma Flat Owners Housing Society Maryadit, Kile -Ark Mominpura, Aurangabad (Mh), JH.O., "Aurangabad -Mh, Maharahstra, India-431001	Twenty Nine Lacs Thirty One Thousand Two Hun-	INR 13,90,200/- (Rupees Thirteen lacs Ninety Thousand Two Hundred Only)	INR 1,39,020/- (Rupees One Lac Thirty Nine Thousand and Twenty Only)	19.09.2024	18-09-2024 between 11:00 am to 04:00 pm.	20.09.2024
	2.	MUKESH SURESH- LAL PANJABI , KHUSHI MUKESH PANJABI , M/S ANITA TRADERS, M/S KHUSHI DRESSES	All That Piece And Parcel Of E-1 Apartment Flat No. 22, On Stilt Fifth Floor, Admeasuring 67.80 Sq. Mtrs. (Carpet Area), 74.44 Sq. Mtr. (Built-Up Area), In Vision City, Situated At Gut No. 47/3, Kanchanwadi, District: Aurangabad, Maharashtra-431001, And Bounded As:-East: 6 Mtr Road, West: Flat No. 23, North: Flat No. 21,South: F-2 Building.		INR 30,96,000/- (Rupees Thirty Lacs Ninety Six Thousand Only)	INR 3,09,600/- (Rupees Three Lacs Nine Thousand Six Hundred Only)	19.09.2024	18-09-2024 between 11:00 am to 04:00 pm.	20.09.2024
	3.	VIDYA VIJAY KASBE	All That Piece And Parcel Of Flat No. D-113, Admeasuring 30.30 Sq. Mtr. (Carpet Area), On 1st Floor, In "D" Building At "Raaj Swapnapurti" Constructed On The Property Gut No. 94 (P), Situated At Tisgaon, Tq. & District: Aurangabad, Maharashtra-431136, And Bounded As: East: Side Margin, West: Corridor/Lobby, North:	Rs. 12,90,720.05/- (Rupees Twelve Lac Ninety Thousand Seven Hundred Twenty and Five Paise Only) as On	INR 12,34,640/- (Rupees Twelve Lacs Thirty Four Thousand Six Hundred and Forty Only)	INR 1,23,464/- (Rupees One Lac Twenty Three Thou- sand Four Hundred and Sixty Four Only)	19.09.2024	18-09-2024 between 11:00 am to 04:00 pm.	20.09.2024

Flat No. D-112, **South:** Flat No. D-114 07.04.2023
For detailed terms and conditions of the sale, please refer to the link provided in Aditya Birla Housing Finance L

erties-for-auction-under-sarfaesi-act or i.e. https://BestAuctionDeal.com

Place: AURANGABAD

🕊 शरद सहकारी बँक लि., मंचर

Regd. No. PNR / BNK / 230 / 74 / Dt. 25/04/74 | RBI License NO.ACD MH 90-P-23-12-76

Administrative Office: Market Yard, Manchar, Ambegaon, Pune District - 410 503. Phone (02133) 223103, 225450 | E-mail: rece@sharadbank.com

AUCTION NOTICE

WHEREAS, I the undersigned Mr. Rajaram Maruti Dere the Authorized Officer of the Sharad Sahakari Bank Ltd, Manchar - 410503 under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interests Act, 2002 and in exercise of the powers conferred under Section 13(2) and 13(4) of the said Act, read with Rule 9 of the Security Interest (Enforcement) Rules 2002 issued demand notices to following Borrowers and their Guarantors on 23/08/2023 to repay the amount mentioned in the said notices and mentioned before their names within 60 days from the date of receipts of the said notices.

AND WHERE AS, the Borrowers and the Guarantors having failed to repay the amount to the Bank, within the specified time, the immovable property herein mentioned below have been taken in possession and notices was given to the borrowers and guarantors and public in general about the possession of the property described herein below in exercise of the powers conferred U/S 13(4)(a) of the said

The Authorized Officer has decided to auction of the Properties described herein below on "AS IS WHERE IS BASIS" under the Rule 9 of the Security Interest (Enforcement) Rules 2002.

Sr. No	Name Of Borrowers/ Guarantors	Amounts Due	Details Of Description Mortgaged Properties for Sale	Earnest Money	Date And Time of Auction
1	1. M/s. Madhuban Dairy Pvt Ltd. A/p. Dhandarphal Bk., Tal. Sangamner, Dist - Ahmednagar 2. Mr. Balasaheb Bhaskarrao Deshmane At. Matrubhumi, Mahalaxmi Colony, Maldad Road, Vedannt Complex, Sangamner, Tal. Sangamner, Dist - Ahmednagar. 3. Mr. Avinash Gulabrao Walve A/p. Dhandarphal Bk., Tal. Sangamner, Dist - Ahmednagar. 4. Mr. Yash Kalpesh Mehata At. Kunthunath Society, Near Jain Temple, Sangamner, Tal. Sangamner, Dist - Ahmednagar. 5. Mr. Nikhil Ramhari Katore A/p. Dhandarphal Bk., Tal. Sangamner, Dist - Ahmednagar. 6. Mr. Ashok Gulabrao Walve A/p. Dhandarphal Bk, Tal. Sangamner, Dist - Ahmednagar. 7. Mr. Anil Gulabrao Walve A/p. Dhandarphal Bk, Tal. Sangamner, Dist - Ahmednagar. 8. Mrs. Sharda Urf Ketaki Charudatta Hande At-A-802,Aamanda,C.H.S. Alvaris Road, Hiranandani Medos,Thane (W) 9. Prabhakar Bajirao Inamdar Hande At - Gurukrupa, Near Malganga Temple, Umbraj - 1, Tal. Junnar, Dist - Pune. 10. Mr. Ashish Arvindkumar Shah At. Kunthunath Society, Near Jain Temple, Sangamner, Tal. Sangamner, Dist - Ahmednagar. 11. Mr. Vikas Raosaheb Kakad A/p. Jorwe, Tal. Sangamner, Dist - Ahmednagar	1) Term Loan A/C No-184/ 1 (New Ac No 871/1) O/S. Amount Rs. 3,05,20,227/- as on 31/07/2024 plus Int. & Other Exp From till date. 2) Cash Credit Loan A/C No- 174/ 31 (New Ac No 758/31) O/S. Amount Rs. 7,26,77,169.00 as on 31/07/2024 plus Int. & Other Exp From till date	Register Mortgage of Building Of M/s. Madhuban Dairy Pvt. Ltd. Situated at At Dhandarphal Bk., Tal. Sangamner, Dist- Ahmednagar having Khata No.3794 & Gat No.35/7 having area admeasuring 00 H 58 R & on that having Grampanchayat Milkat No.1318/1 having construction admeasuring area of 4960 Sq.ft. & machinery in company. M/s. Madhuban Dairy Pvt Ltd Through Director Balasaheb Bhaskarrao Deshmane (Boundaries As is where is)	Rs.500000/- (Rs. Five Lacs Only)	Sharad Sahakari Bank Ltd. Manchar Head Office :- Market yard, Manchar, Tal Ambegoan, Dist - Pune. Pin-410503 Auction Date: 29/08/2024 Thusday Time:- At - 11.30 am

That the Auction in respect of aforesaid property will be held At 11.30 AM on Thusday Dt - 29/08/2024 In order to recover the aforesaid dues the aforesaid immovable property shall be sold by auction on "AS IS WHERE IS BASIS" by the undersigned in aforesaid lot on the aforesaid given time and date mentioned against the aforesaid property at the Office of Sharad Sahakari Bank Ltd., Manchar, Head Office :- Market Yard, Manchar, Tal. Ambegoan, Dist. Pune Pin - 410503. The interested Parties may submit their application for the aforesaid lot. The Undersigned reserves his right to cancel the auction of aforesaid property without giving any reasons. The interested parties may carry out due diligence exercise from the date of publication of this notice till Dt. 29/08/2024 till at 11.30 AM. The application for the aforesaid immovable property in prescribed form should reach the office the undersigned in a sealed cover along with a Demand Draft / Bankers Cheque / Bank Guarantee of any Scheduled Bank equivalent to the earnest money amount shown against the aforesaid immovable property. The Demand Draft / Bankers Cheque / Bank Guarantee should be issued in the name of "Sharad Sahakari Bank Ltd., Manchar Pune - 410503" payable at Pune and should reach the undersigned before 4.00 pm. A Copy of the terms and conditions of Sale can be obtained

from the undersigned at his aforesaid address from Dt. 26/08/2024 To Dt. 28/08/2024 between 11.00 AM to 3.00 PM. (Only Office Time) CONDITIONAL OFFERS, OFFERS BELOW THE RESERVED PRICE AND OFFERS WITHOUT EARNEST MONEYS DEMAND DRAFT / BANKERS

CHEQUE / BANK GUARANTEE WILL NOT BE ACCEPTED. O/W No. 289/2024-25 Place: Manchar

Date :- 09/08/2024



(Mr. R. M. Dere) **Authorized Officer** For Sharad Sahakari Bank Ltd., Manchar