

**कृषी उत्पन्न बाजार समिती पुणे**  
श्री छत्रपती शिवाजी महाराज चौक, मुठेकर, पुणे - ४१

**जाहीर सूचना**  
श्री छत्रपती शिवाजी महाराज चौक, मुठेकर, पुणे येथील केडी बाजारतील वरपर क्रमांक ५० अर्जां ही श्री.दीपक नवलकरे यांचा वना केडी या नियमित शेतमीलाचे ठोक व्यवसायासाठी पाडेव्याने देणेत आली आहे. सदर वरपर श्री.बाळाज आण्य मारसाळ यांचे नावावर वरी होमोपरिशा या कार्यवाह्याचे परीक्षित जर्न आलेला आहे.  
तरी, या वरपरची कायदासंबंधी कोणतीही काही तक्रार/हक्कत असल्यास, ही जाहीर सूचना प्रसिद्ध झालेपासून पंधरा दिवसांत कृषी उत्पन्न बाजार समिती पुणे यांचे कार्यालयामध्ये लेखी स्वरूपात करावे. त्यानंतर कोणतीही तक्रार/हक्कत विचारले घेतली जाणार नाही.

सचिव,  
कृषी उत्पन्न बाजार समिती पुणे

**Muthoot Homefin (India) Ltd.**  
Corporate Office : Unit No. 19-NE, 19th Floor, The Ruby, Senapati Bapat Marg, Near Ruparel College, Dadar (West), Mumbai, Maharashtra- 400 028

**POSSESSION NOTICE** (As per Appendix IV read with rule 8(1) of the Security Interest Enforcement Rules, 2002)  
Whereas, the undersigned being the Authorized Officer of Muthoot Homefin (India) Ltd. (MHIL) under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and in exercise of powers conferred under section 13(2) read with Rule 3 of the Security Interest (Enforcement) Rules 2002, Demand Notice(s) issued by the Authorised Officer of the company to the Borrower(s)/ Guarantor(s) mentioned herein below to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice. The borrower having failed to repay the amount, notice is hereby given to the Borrower(s)/ Co-Borrower(s)/ Guarantor(s) and the public in general that the undersigned has taken Possession of the property described herein below in exercise of powers conferred on him under Section 13(4) of the said Act read with Rule 8 of the said rules. The borrower in particular and the public in general are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of Muthoot Homefin (India) Ltd. for an amount as mentioned herein under with interest thereon. The Borrower's attention is invited to provisions of sub section (8) of section 13 of the Act. In respect of time available, to redeem the secured assets.

Sr. No.	Name of the Borrower(s)/ Co-Borrower(s)/ Loan Account No./Branch	Brief details of secured assets	Date of Demand Notice & Total Outstanding Dues (Rs.)	Possession Taken Date
1.	Gena Namadev Raut/ Pooja Appasaheb Kamine/ 019-01900056/Solapur	Plot No. 4 Gat No. 7/1/B at Allipur Tal Barshi Dist Solapur Maharashtra-413401	18-Aug-2023/Rs. 15,21,797/- (Rupees Fifteen Lakh Twenty One Thousand Seven Hundred Ninety Seven Only.)	11-01-2025

Date: January 16, 2025  
Place: Solapur

Sd/- Authorized Officer,  
Muthoot Homefin (India) Limited

**FEDBANK FINANCIAL SERVICES LTD.**  
Unit no.: 1101, 11th Floor, Cignus, Plot No. 71A, Powai, Paspoli, Mumbai - 400 087

**DEMAND NOTICE**

The below mentioned Borrower and Co - Borrower/s (collectively referred as "Borrowers") mortgaged their immovable property (securities) to Fedbank Financial Services Limited (hereinafter referred to as "Fedfina") and availed the Loan. The said Loan is classified as Non - performing Asset on 04-10-2024 because the Borrowers have failed to repay the Loan amount. In this connection Fedfina had issued a Demand Notice on 01-01-2025 under Section 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 to the addressee. The details are published here as an alternative service under Section 13(2) and Rule 3(1) of the Security Interest (Enforcement) Rules, 2002. You are requested to repay the amount mentioned in the Demand Notice and the accompanying interest within 60 days of the publication of this notice. In case of failure to do so, the signatory shall take such appropriate action under Section 13(4) and 14 of the Act in the said property to safe guard the interest of the Fedfina. Details of Loan Number, Borrowers, Demand Notice sent under Section 13(2), amount requested and details of immovable property are given below.

Sr. No.	Name of the Borrower / Co-Borrowers Property Holders as the case may be	Description Of Secured Assets / Mortgage Property	Dt. of Demand Notice U/s. 13(2) & Total O/s.
1.	<b>LAN : FEDSOLST0512452</b> <b>1. Bhausaheb Rangrav Patil (Borrower)</b> <b>2. Smite Bhausaheb Patil (Co - Borrower)</b> All having address at:- At AP Bhaironath Mandir Javal, AP Masale Chaudhari Solapur Tq Mohol & Dist Solapur 413222. Also at:- All having address at:- Grampanchay Property No 378/B, on Diksal Road, within Extended Grampanchayat Road Limit of Masale Chodhari, Mohol Tq Mohol Dist Solapur 413222	All that part and parcel of Grampanchay Property No 378/B, having adim 234.20 sq mtrs on Diksal Road, within Extended Grampanchayat Road Limit of Masale Chodhari, Mohol Tq Mohol Dist Solapur 413222 Boudries as Under:- East:- Property of Rangrav Patil West:- Property of Rajkumar Potare North:- Road South:- Property of Satywan Bhosale	Date : 01-01-2025 Rs. 21,55,049.00/- (Rupees Twenty One Lakhs Fifty Five Thousand Forty Nine Only) as on 16/12/2024 NPA Date : 04.10.2024
3.	<b>Bhausaheb Rangrav Patil (Borrower)</b> <b>Pruthiraj Aqua</b> At. AP Bhaironath Mandir Javal Masale Chaudhari Mohol Solapur 413222	Extended Grampanchayat Road Limit of Masale Chodhari, Mohol Tq Mohol Dist Solapur 413222	
4.	<b>Punam Vishal Mane Deshmukh (Guarantor)</b> Deshmukh Galli, Mohol Dist Solapur 413213		

The borrower(s) are hereby advised to comply with the Demand Notice(s) and to pay the demand amount mentioned therein and herein above within 60 days from the date of this publication together with applicable interest, additional interest, bounce charges, cost and expenses till the date of realization of payment. The borrower(s) may note that Fedfina is a secured creditor and the loan facility availed by the Borrower(s) is a secured debt against the immovable property / properties being the secured asset(s) mortgaged by the borrower(s). In the event borrower(s) are failed to discharge their liabilities in full within the stipulated time, Fedfina shall be entitled to exercise all the rights under section 13(4) of the Act to take possession of the secured asset(s) including but not limited to transfer the same by way of sale or by invoking any other remedy available under the Act and the Rules thereunder and realize payment. Fedfina is also empowered to ATTACH AND / OR SEAL the secured asset(s) before enforcing the right to sale or transfer. Subsequent to the Sale of the secured asset(s), Fedfina also has a right to initiate separate legal proceedings to recover the balance dues, in case the value of the mortgaged properties is insufficient to cover the dues payable to the Fedfina. This remedy is in addition and independent of all the other remedies available to Fedfina under any other law.

The attention of the borrower(s) is invited to Section 13(8) of the Act, in respect of time available, to redeem the secured assets and further to Section 13(13) of the Act, whereby the borrower(s) are restrained / prohibited from disposing of or dealing with the secured asset(s) or transferring by way of sale, lease or otherwise (other than in the ordinary course of business) any of the secured asset(s), without prior written consent of Fedfina and non-compliance with the above is an offence punishable under Section 29 of the said Act. The copy of the Demand Notice is available with the undersigned and the borrower(s) may, if they so desire, can collect the same from the undersigned on any working day during normal office hours.

Sd/-  
AUTHORISED OFFICER  
Fedbank Financial Services Ltd

DATE: 16-01-2025  
PLACE: Solapur

**PNB HOUSING**  
E-AUCTION-SALE NOTICE FOR SALE OF IMMOVABLE ASSETS UNDER THE SECURITIZATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH PROVISIO TO RULE 8(6) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002

Reg. Off:- 9<sup>th</sup> Floor, Antriksh Bhawan, 22 Kasturba Gandhi Marg, New Delhi-110001, Ph:-011-23357174, 23357172, 23705414, Web:-www.pnbhousing.com

BRANCH OFF: OFFICE NO. 302, 3RD FLOOR, GHEEWALA COMPLEX, STATION ROAD, CHINCHWAD, PUNE, MAHARASHTRA - 411019

Notice is hereby given to the public in general and in particular to the borrower(s) and 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 construction/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 WHERE IS, 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 borrower(s)/ mortgagor(s) (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 Heirs/A)	Demand of Amount (Rs.)	Nature of asset (Residential/Commercial)	Description of the Properties mortgaged (D)	Reserve Price (RPI) (Rs.)	EMD (10% of RPI) (Rs.)	Last Date of Submission of Bid (S)	Bid/Seal Rate (H)	Inspection Date & Time (I)	Date of Auction & Time (J)	Known Encumbrances/Case if any (K)
NHL/PM/0819/73479 Bhavesh Sanjay Shah / Meghna Bhavesh Shah & O. Pimpri Chinchwad & 17-05-2022	Rs. 55,21,380.59	Physical	Shop No 8 Fr Fir Wing A Cts No 672/B Mahalaxmi Complex Budhawar Path Near Appa Balwant Chowk Pune Maharashtra-411002	Rs. 81,13,000	8,11,300	30.01.2025	20,000	24-01-2025 Between 12:00 PM To 4:00 PM	31-01-2025 Between 2:00 PM To 3:00 PM	*NIL/Not Know

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/paid 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) As on date, there is no order restraining and/or court injunction PNBHFL the 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 (2) The prospective purchaser/bidder and interested parties may independently take the inspection of the pleading in the proceedings/orders passed etc. if any, stated in column no-K. Including but not limited to the title of the documents of the title pertaining thereto 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) the purchaser is legally bound to deposit 25% of the amount of sale price, (inclusive of earnest money) on the same day or not later than next working day. The sale may be confirmed in favour of bidder(s) only after receipt of 25% of the sale price by the secured creditor in accordance with 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 expiry of mandatory period of 15 days mentioned in the sale confirmation letter and the property/secured asset shall be resold as per the provisions of Section 13(4) of the Act. (4) M/s C1 India Private Limited would be assisting the Authorized officer in conducting sale through an e-Auction having its Corporate office at Plot No. 68, 3rd Floor, Sector 44, Gurgaon, Haryana 122003 Website - www.bankofindia.com For any assistance related to inspection of the property or obtaining the Bid Documents and for any other query or for registration, you have to co-ordinate with Mr. PANKAJ TIWARI /NILAKSHI PATIL Toll Free : 1800 120 8800, E-Mail: auction@pnbhousing.com, is authorised Person of PNBHFL or refer to www.pnbhousing.com. PLACE- PIMPRI CHINCHWAD, DATE- 15.01.2025

SD/- AUTHORIZED OFFICER, PNB HOUSING FINANCE LIMITED

**Canara Bank**  
Recovery Section, Regional Office, Pune 1,  
Premium Point Building, 4th Floor, Jangli Maharaj Road, Opp. Modern High School, Shivaji Nagar, Pune 411005  
Email : recropune@canarabank.com, Landline: 020 25512118

**E-Auction Sale Notice**

E-Auction Sale Notice for Sale of Immovable Properties under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable/properties mortgaged/charged to the Secured Creditor, the possession of which has been taken by the Authorized Officer of Canara Bank, Respective Branches, Pune will be sold on "As is where is", "As is what is" and "Whatever there is" basis on 31/01/2025 for recovery of below mentioned amount plus further interest and charges due to the various branches of Canara Bank from Borrower Details of full description of the immovable/ movable properties, Reserve Price, EMD and last date to deposit EMD are as follows: (All amount in Actual Rupees)

Sl. No.	Name of Branch & Name of the Borrowers	Outstanding Amt. & Type of Possession	Location & Details of the Properties	Reserve Price	EMD & Last Date to Deposit EMD	Known Encumbrance
1	<b>Branch: Pune Rasta Peth (15331)</b> Contact: 9739232876 & 9970722678 <b>1. Mahavir Construction (borrower) Shirish Dattu Misal (Proprietor), Sr. No. 5, Shivshambanagar, Goutam Bhudha Soc. Kondhawa Bk, Taluka Haveli, Dist. Pune, Pune -411048</b> <b>2. Shirish Dattu Misal, Shivshambo Nagar, Sr. No. 5, Near VIIT College Kondhwa Bk, Taluka Haveli, Dist. Pune, Pune -411048 3. Sunny Shirish Misal (Guarantor), Shivshambo Nagar, Sr. No 5, Near VIIT College Kondhwa Bk, Taluka Haveli, Pune -411048</b>	<b>Rs. 1,62,67,877/- (Rupees One Crore Sixty Two Lakh Sixty Seven Thousand Eight Hundred Seventy Seven only)</b> plus along with interest from 01.08.2024 & cost thereon <b>Type of Possession: Symbolic</b>	All That Part And Parcel of Property A Bungalow, On S. No. 5/14/3/18, Shivshambhu Nagar, Near VIIT College, at Kondhwa Bk, Tal. Haveli, Pune -411048. Owned By- Reshma Shirish Misal, Sunny Shirish Misal. Bounded as : East -By Road, West -By Part of Same S. No., North -By Road, South -By Property of Mr. Mane (No Encumbrances in the knowledge of the Bank)	<b>Rs. 53,86,000/- (Rupees Fifty Three Lakh Eighty Six Thousand Only)</b>	<b>Rs. 5,38,600/- (Rupees Five Lakh Thirty Eight Thousand Six Hundred Only)</b> on or before 30.01.2025 up to 5.00 PM	Not known to Bank
2	<b>Branch: Pune Chinchwad [15322]</b> Contact: 9739232876 <b>1. M/s Metalman, Prop: Mr. Suresh Gopalan Nair. E L 56 J Block Midc Bhosari, Pune Maharashtra 411026</b> <b>2. Mr. Suresh Gopalan Nair, Sukhwani Heritage, C 10, Second Floor, Akurdi - Pune -411035</b>	<b>Rs. 42,30,383.20 (Rupees Forty Two Lakh Thirty Thousand Three hundred Eighty Three and Paise Twenty only)</b> plus along with interest from 31.07.2024 & cost thereon <b>Type of Possession: Symbolic</b>	All That Part And Parcel of Property Store No. 3, Lower Ground Floor, Ganaraj Complex, S. No. 13/2A/1A, Mhalsakant college road, Akurdi, Pune. Owned By- M/s. Metalman Prop. Mr. Suresh Gopalan Nair. Bounded as - East - By S. No. 13/2A/2, West - By 9 Mtr Road of PCNTDA, North - By 24 Mtr Road of PCMC, South - By S.No. 13/2A/2 (No Encumbrances in the knowledge of the Bank)	<b>Rs. 21,60,000/- (Rupees Twenty One Lakh Sixty Thousand Only)</b>	<b>Rs. 2,16,000/- (Rupees Two Lakh Sixteen Thousand Only)</b> on or before 30.01.2025 up to 5.00 PM	Not known to Bank
3	<b>Branch: Pune Karve Nagar (15339)</b> Contact: 9739232876 & 9565780444 <b>1. Mr. Sachin D. Dalvi, S. No. 24, Mavale Ali, Near Navjeevan Tarun Mandal, Karvenagar, Pune-411052.</b> <b>2. Mr. Balasaheb Mahadev Yewale, Shramik Vasahat Wadar Vasti, S. No. 53, Sai Temple, Karvenagar, Pune-411052</b>	<b>Rs. 19,21,488.01/- (Rupees Nineteen Lakhs Twenty One Thousand Four Hundred Eighty Eight &amp; Paise Zero One only)</b> Plus along with interest from 01.10.2024 & cost thereon <b>Type of Possession: Symbolic</b>	All That Part And Parcel of Property Flat No. 14, (201), On Second Floor, in "Sarthak Apartment", On S. No. 13, Hissa No. 3 B, Sarade Baugh, Off NDA Road, at Shivane, Tal. Haveli, Dist. Pune -411023. Owned By- Sachin Dinkar Dalvi. Bounded as : East : By Entrance/Flat No. 13, West : By Side Margin, South : By Side Margin/ Road, North : By Staircase/ Flat No. 8 (No Encumbrances in the knowledge of the Bank)	<b>Rs. 19,37,000/- (Rupees Nineteen Lakh Thirty Seven Thousand Only)</b>	<b>Rs. 1,93,700/- (Rupees One Lakh Ninety Three Thousand Seven Hundred Only)</b> on or before 30.01.2025 up to 5.00 PM	Not known to Bank
4	<b>Branch: Pune Gultekdi New Marketyard (15327)</b> Contact: 705729266 <b>1.Mrs. Dwarakabai Kisan Thorat (Borrower), 2.Mr. Gokul Kisan Thorat (Co-Borrower), Flat No 12, 1st Floor, Wing A, Suyog Co. Op Housing Society Ltd. Sr. No. 32, Hissa No. 2/2, Pratibha Nagar, Near Sai Gym at Dhankawadi, Tal Haveli, Dist -Pune -411043</b> <b>3.Mr. Dnyaneshwar L Kasbe(Guarantor), 633, Ganj Peth, Behind Sawadhan mandal, Pune -411042</b>	<b>Rs. 3,20,004.36 (Rupees Three Lakh Twenty Thousand Four and Paise Thirty Six Only )</b> plus interest w.e.f. 31.08.2024 & cost there on <b>Type of Possession: Physical</b>	All that part and parcel of Property consisting of Flat No 12, 1st Floor, Area-480.00 sq.ft, Parking+5 Floor, Wing A, Suyog Co. Op Housing Society Ltd, Sr. No. 32, Hissa No. 2/2, Pratibha Nagar, Near Sai Gym, At Dhankawadi, Tal. Haveli, Dist Pune-411043, Boundaries :North -By Building Side Margin, South -By Entrance/duct, East -By Duct/Wing B, West -By Flat (No Encumbrances in the knowledge of the Bank)	<b>Rs. 12,32,000/- (Rupees Twelve Lakh Thirty Two Thousand Only)</b>	<b>Rs. 1,23,200/- (Rupees One Lakh Twenty Three Thousand Two Hundred Only)</b> on or before 30.01.2025 up to 5.00 PM	Not known to Bank

For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website (www.canarabank.com) or Auction service provider through the website https://BAANKNET.com/ or may contact Branch Manager, Respective Branches of Canara Bank during office hours on any working day.

Date: 14/01/2025  
Place: Pune

Authorized Officer,  
Canara Bank

**VIDYA SAHAKARI BANK LTD.**  
Ph 020-24477748-49 CTS No. 1355, Plot No. 72, Shukrawar Peth, Pune - 411002 Mail - vidya.ho@vidyabank.com

**PUBLIC SALE / RE-AUCTION NOTICE**  
The Authorized Officer of Vidya Sahakari Bank Ltd., has called Auction on dt. 08/04/2022 under the Securitization & Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002 under rule (8) & (9), but no Bidder has come in the above mentioned Auction, hence The Authorized Officer called Re-Auction on 03/02/2025 as is where is basis.

Name of The Borrowers/ Guarantors / Mortgagee/A/C Nos. & Branch	Date of Demand Notice u/s 13(2) & date of Physical Possession of Property & total o/s Bal. on 31.12.2021	Description of the Mortgage Property	Reserve Price	Re-Auction Date & Time, Place
<b>A) M/s. Sujwal Bio- Coal &amp; Agro. Products Pvt. Ltd.</b> Director:- 1. Mr. Satish Govind Dhame 2. Mr. Adwait S. Dhame Mortgagor/Guarantor:- 1. Mr. Satish G. Dhame 2. Mrs. Ujjwala S. Dhame 3. Mr. Ajinkya S. Dhame Guarantor:- Mr. Mahesh V. Kothe Loan a/c no. HPL4151, Laxmi Road Branch Pune.	1) Demand Notice u/s 13(2) Dt. 23/06/2015 2) Physical Possession of Mortgage Property received from Residential Nayab Tahsildar (RNT), Pune City dt. 20/01/2022 3) Total o/s Balance with interest as on 31/12/2021 of Rs.11,93,50,176=45 Plus Interest & Recovery Exp., Surcharge from Dt. 01/01/2022	All that piece & parcel of Flat No.7, area admeasuring about 102.23 sq. mtrs. situated on the Second Floor in the Building named as 'Mayuresh Co-operative Housing Society Ltd. standing over the land bearing Final Plat. No. 999B/2, Navi Peth, Taluka Pune City (Haveli) Dist. Pune - 411030, within the limits of Pune Municipal Corporation.	Reserve Price Rs. 95.60 Lakh EMD Rs. 9.56 Lakh	On Monday 03/02/2025 At 11.00 a.m. Vidya Sahakari Bank Ltd., Head Office City Survey No. 1355, Plot No.72, Navi Bag, Shukrawar Peth, Pune - 411002.
<b>B) M/s. Adwait Udyog Partner :-</b> 1. Mr. Satish G. Dhame 2. Mr. Sarang Arun Deo Mortgagor/Guarantor:- 1. Mr. Satish G. Dhame 2. Mrs. Ujjwala S. Dhame 3. Mr. Ajinkya S. Dhame 4. Mr. Adwait S. Dhame Guarantor:- Mr. Mahesh V. Kothe Loan a/c no. HPL4152, Laxmi Road Branch Pune.	1) Demand Notice u/s 13(2) Dt. 23/06/2015 2) Physical Possession of Mortgage Property received from Residential Nayab Tahsildar (RNT), Pune City dt. 20/01/2022 3) Total o/s Balance with interest as on 31/12/2021 of Rs.10,54,95,453=28 Plus Interest & Recovery Exp., Surcharge from Dt. 01/01/2022			
<b>C) M/s. Ajinkya Biofert Proprietor :-</b> Mr. Satish G. Dhame Mortgagor/Guarantor:- 1. Mrs. Ujjwala S. Dhame 2. Mr. Ajinkya S. Dhame Guarantor:- Mr. Sarang A. Deo Loan a/c no. CCBD/407, Laxmi Road Branch Pune.	1) Demand Notice u/s 13(2) Dt. 23/06/2015 2) Physical Possession of Mortgage Property received from Residential Nayab Tahsildar (RNT), Pune City dt. 20/01/2022 3) Total o/s Balance with interest as on 31/12/2021 of Rs. 9,56,44,254=60 Plus Interest & Recovery Exp., Surcharge from Dt. 01/01/2022			

**Terms and Conditions:**  
1. The Authorized Officer has absolute right to accept or reject any or all offer(s) or adjourn/postpone/cancel the auction without assigning any reason thereof. 2. The Terms & Conditions of the Sale will be available at above mentioned registered address during office hours. 3. The Sale/Re-Auction of the above mentioned immovable property will be conducted on 03/02/2025 at 11.00 a.m. at above given Sale/Re-Auction Venue. 4. Property visit through our Head Office arrange during office hours.

s/d  
Authorized Officer  
Vidya Sahakari Bank Ltd., Pune.

Place - Pune  
Date - 14/01/2025

**Bank of India**  
Relationship beyond banking

Pune Recovery Branch: 1162/6 Ganesh Khind-University Road, Near Observatory, Next to Hardkar Hospital, Shivajinagar, Pune-411005, Ph. No. 020-25536090, Email: Recovery.Pune@bankofindia.co.in.

**SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES**

E-auction sale notice for sale of immovable assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the Borrowers and Guarantors that the below described immovable property mortgaged/charged to the Secured Creditor, the Symbolic/ Physical Possession of which has been taken by the Authorized Officer of the Bank of India (Secured Creditor), will be sold on "As is where is", "As is what is", and "Whatever there is" on the date as mentioned in the table herein below, for recovery of its dues due to the Bank/Secured Creditor from the respective borrower(s) and guarantor(s). The reserve price and the earnest money deposit will be as mentioned in the table below against the respective properties.

Last date for submission of bid for all properties 15.02.2025,  
E Auction of all properties on 15/02/2025 time from 11:00 AM to 5:00PM

S. N.	Name of Account & Outstanding Amount	Brief Description of Property	Reserve Price EMD (Rs. in Lakhs) Date of Inspection	Date of Possession & Type of Possession Bid increase amount
1	<b>Branch: Pune Recovery Branch</b> <b>Name of the A/C- M/s. Neurostar Hospital Pvt. Ltd. Formerly known as M/s. Dr. Amit Wagh Neurostar Hospital Pvt Ltd.</b> <b>Directors- 1) Dr. Amit Anant Wagh 2) Rucha Amit Wagh</b> <b>Amount Outstanding: 21.48 Crores + UCI + Other Charges w.e.f 29.05.2023</b>	All the piece and parcel of the Hospital building consisting of Yash Towers 'B wing, Old S No 50/5A/1C CTS No. 4437,4438,4438/1 to 10, vill - Akurdi, PCMC limit Dist Pune 411035, owned by Amit Wagh Neurostar hospital pvt Ltd, Now Neurostar Hospital Pvt Ltd., Admeasuring area- 728.40 Sq Mtrs. Boundaries : East - by old Pune Mumbai Highway, West - DP Road, North - Old Pune Mumbai Highway, South - CTS 4437 & 4438 All the piece and parcel of the Hospital building consisting of Yash Towers 'B wing, Old S No 50/5A/1A CTS No. 4437,4438,4438/1 to 10, vill Akurdi, PCMC limit, Dist Pune 411035 owned by Amit Wagh Neurostar hospital pvt Ltd, Now Neurostar Hospital Pvt Ltd., Admeasuring area- 1089.30a sq mtrs, Boundaries : East - CTS No. 4439,4441, West -Road, North - CTS No. 4438, South - CTS No. 4436 Yash Towers B Wing Ground Floor area 433.04 Sq Mtrs, 1st floor area 410.995 sq mtrs 2nd floor area 410.995 sq mtrs, 3rd floor area 410.995 sq mtrs, 4th floor 407.699 sq mtrs 5th floor area 407.699 sq mtrs along with basement parking area 354.24 sq mtrs and basement godown area 78.76 sq mtrs., Boundaries : East - Old Pune Mumbai Highway, West - DP Road, North - Road, South - CTS No. 4436 CERSAI ID - 400050568653	<b>2486.51</b> <b>248.65</b> <b>10/02/2025</b>	<b>12/09/2023</b> <b>(Symbolic)</b> <b>Rs. 2,00,000.00</b>
2	<b>Branch: Pune Recovery Branch</b> <b>Name of the A/C- M/s. Neurostar Hospital Pvt. Ltd. Formerly known as M/s. Dr. Amit Wagh Neurostar Hospital Pvt Ltd.</b> <b>Directors- 1) Dr. Amit Anant Wagh 2) Rucha Amit Wagh</b> <b>Amount Outstanding: 21.48 Crores + UCI + Other Charges w.e.f 29.05.2023</b>	All the Plant and Machinery installed at Hospital building consisting of Yash Tower B wing, bearing CTS No. 4437,4438,4438/1 to 4438/10 S No. 50/5A/1A & 50A/1C Old Mumbai Pune Highway Akurdi, with Pimpri chinchwad Municipality Limit Dist Pune 411035, owned by Dr Amit Wagh Neurostar hospital pvt Ltd, Now Neurostar Hospital Pvt Ltd CERSAI ID - 400075592721	<b>250.72</b> <b>25.08</b> <b>10/02/2025</b>	<b>12/09/2023</b> <b>(Symbolic)</b> <b>Rs. 2,00,000.00</b>

Details of Encumbrance known to the secured creditors. No known Encumbrance

The auction sale will be online e-auction/bidding 'on' "AS IS WHERE IS", "AS IS WHAT IS BASIS" and "WHATEVER THERE IS" through the Website https://BAANKNET.com/eauction-psi-bank on dated 15.02.2025 from 11:00 am to 05:00 pm for detailed terms and conditions of the sale, please refer to link provided in bank of India (secured creditor) website www.bankofindia.co.in/Dynamic/Tender or https://BAANKNET.com/eauction-psi-bank

Date : 15/01/2025  
Place: Pune

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

Authorized Officer  
Bank of India