

ADITYA BIRLA CAPITAL
PROTECTING INVESTING FINANCING ADVISING

ADITYA BIRLA FINANCE LIMITED
Registered Office : Indian Rayon Compound, Veraval, Gujarat-362266
Corporate Office : R-Tech Park, 10 Floor, Nilron Complex, off Western Expressway, Goregoan East, Mumbai- 400063.

POSSESSION NOTICE
[Under Rule 8(1) of Security Interest (Enforcement) Rules, 2002]

Whereas,
The undersigned being the authorized officer of **Aditya Birla Finance Limited** under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (Act No. 54 of 2002) and in exercise of powers conferred under section 13(12) read with rule 3 of the SARFAESI Act, 2002 issued a demand notice under section 13(2) of the SARFAESI Act, 2002 dated **13.03.2024** calling upon the Borrower/ Co-Borrowers/Mortgagor i.e. **Shanti Selection, Late Mr. Kurtesh Girishkumar Shah** (through legal heirs **Ms. Yamini Kurtesh Shah, Ms. Avantikaben Girishkumar Shah and Mr. Girish Shantilal Shah, Ms. Avantika Girishkumar Shah, Ms. Yamini Kurtesh Shah and Mr. Girish Shantilal Shah** to repay the amount mentioned in the notice being **1,45,90,617.76 (Rupees One Crore Forty-Five Lakhs Ninety Thousand Six Hundred Seventeen and paise Seventy-Six Only) due and payable as on 05.03.2024** within 60 days from the date of the said notice.

The Borrower/Co-Borrowers/ Mortgagor having failed to repay the amount, notice is hereby given to the Borrower/ Co-Borrowers/ Mortgagor and the public in general that the undersigned has taken physical possession of the property described herein below in exercise of powers conferred on him/her under section 13(4) of the said Act read with rule 8 of the said rules 2002 on this **27th day of July of the year 2024.**

The Borrower/Co-Borrowers/ Mortgagor 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 **Aditya Birla Finance Limited** for an amount of **1,45,90,617.76 (Rupees One Crore Forty-Five Lakhs Ninety Thousand Six Hundred Seventeen and paise Seventy-Six Only)** and interest thereon due and payable as on **05.03.2024**

The Borrower's/Co-Borrower's/ Mortgagor's attention is invited to provisions of sub-section (8) of section 13 of the said Act, in respect of time available, to redeem the secured assets.

Description of the Immovable Property
*Commercial premises being Shop No. 29 (as per approved map, Shop No. 28) on Ground Floor paiki Nilron Side total two portion Shop No. 29, Super Built up area adm. 1193 sq. ft. (110.87 sq. mtrs.), undivided share of common land adm. 46.39 sq. mtrs. in the scheme known as Atlantis K-10, situated at Revenue Survey No. 54 Paiki, City Survey No. 382 Paiki and 383 Paiki of Moje Wadiwadi, Registration Sub-District Vadodara.

PLACE : Vadodara
DATE : 27.07.2024
Authorised Officer
(Aditya Birla Finance Limited)

POSSESSION NOTICE (For immovable property)**DCB BANK**

The undersigned being the authorized officer of the DCB Bank Ltd., under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest (Act, 2002/54 of 2002) and in exercise of powers conferred under section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice dated **28th Aug, 2019** calling upon the borrowers i.e. **M/S. F.S. DEVELOPERS AND MOHAMEDFARUK ZIKAR MEMON AND SHAFIQAHMED GULAMFARID SHAHK AND MOHAMEDFARUK USHMAN MEMON** to repay the amount mentioned in the notice being an amount of **Rs. 2,85,91,458.35/- (Rupees Two Crore Eighty Five Lakh Ninety One Thousand Four Hundred Fifty Eight Rupees and Thirty Five paise Only)** as on **27.08.2019** within 60 days from the date of receipt of the said notice.

The borrower and Co-Borrower having failed to repay the amount, notice is hereby given to the borrower, Co-Borrower 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 sub section (4) of section 13 of Act read with rule 8 of the Security Interest (Enforcement) Rules, 2002 on this **27th Jul, 2024.**

The borrower, Co-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 DCB Bank Ltd., for an amount of **Rs. 2,85,91,458.35/- (Rupees Two Crore Eighty Five Lakh Ninety One Thousand Four Hundred Fifty Eight Rupees and Thirty Five paise Only)** as on **27.08.2019** and further 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.

Description of the Immovable Property
ALL THAT PART AND PARCEL OF THE PROPERTY BEARING -LAKEVIEW RESIDENCY* ON LAND ADMEASURING 36,197 SQ FT. (3364.00 SQ MTRS) FORMING PART OF REVENUE SURVEY NO. 1510 ADM. 5261 SQ MTS, DRAFT T.P. SCHEME NO. 85, F.P. NO 110 OF MAUJE VATVA, SUB-DIST AHMEDABAD-380011 (The Secured Assets).

Details of Physical Possessions units: -

Floor	Block	Flat/ Shop No.
Ground Floor	-	Shop No. G- 8 & Shop No.G-9 & Shop No. G-10 & Shop No. G-11
First Floor	A	Flat No. A-104
Second Floor	A	Flat No. A-204
Fourth Floor	A	Flat No. A-404
Fifth Floor	A	Flat No. A- 504 & A-505
Sixth Floor	A	Flat No. 604 & A-605
Seventh Floor	A	Flat No. A-704 & A- 705

Date :- 27/07/2024.
Place: Ahmedabad

FOR DCB BANK LTD
AUTHORISED OFFICER

Chola CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED
Corporate Office: Chola Crest, Super B, C54 & C55.4, Thiru Vi Ka Industrial Estate, Guindy, Chennai-600 032

APPENDIX IV [See rule 8 (1)] POSSESSION NOTICE (FOR IMMOVABLE PROPERTY)

Whereas, the undersigned being the Authorized Officer of **Cholamandalam Investment and Finance Company Limited**, under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002), and in exercise of the powers conferred under Section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notice dated mentioned below under Section 13(2) of the said Act calling upon you being the borrowers (names and addresses mentioned below) to repay the amount mentioned in the said notice and interest thereon within 60 days from the date of receipt of the said notice. The borrowers mentioned herein below having failed to repay the amount, notice is hereby given to the borrowers mentioned herein below and to the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on me under sub-section (4) of Section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002. The borrowers mentioned here in above in particular and the public in general are hereby cautioned not to deal with said property and any dealings with the property will be subject to the charge of **M/s. Cholamandalam Investment And Finance Company Limited** for an amount as mentioned herein under and 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.

NAME AND ADDRESS OF BORROWER'S & LOAN ACCOUNT NUMBER	DATE OF DEMAND NOTICE	OUTSTANDING AMOUNT	DESCRIPTION OF THE PROPERTY POSSESSED	DATE OF POSSESSION
Loan Account No.: XOHLSDU0002593573 Hiteshbhai Prajapati Chandanben Prajapati Both are Residing at : Railway Station Road, Dhrangadhra, Dhrangadhra 363310, Mob No: 9723408315 Also at : Sahajanand, 36 Umija Park Sevassadan Ni Bajuma, Halvad Road, Dhrangadhra 363310 Mob No: 9723408315	20-05-2024	Rs.2004367/- (Rupees Twenty Lakhs Four Thousand Three Hundred Sixty Seven Only) as on 13-05-2024	Property of land of Residential Plot on Dhrangadhra R.S. No. 1141/p1, and 1141/p1/2 Paiki Plot No. 19, 20, 21, 33, 34, 35 Sub Plot No. 19, 20, 21, 33, 34, 35-L Land Admeasuring Sq. Mtrs. 75.00 pursuant there to, lying and Being at Dhrangadhra within Municipal Limits, Taluka :- Dhrangadhra, Dist- Surendranagar, Prajapati chandanben Hiteshbhai and Boundaries. East- Mt. 07.50 Wide Road, West- Sub Plot No. 19, 20, 21, 33, 34, 35 - C (03) South- Sub Plot No. 19, 20, 21, 33, 34, 35-K (11)	25-07-2024 Possession

Date : 25.07-2024
Place : Surendranagar

AUTHORISED OFFICER,
M/s. Cholamandalam Investment and Finance Company Limited

PNB HOUSING Finance Limited
E-AUCTION SALE NOTICE OF IMMOVABLE PROPERTY (IES)
E-Auction Sale Notice for Sale of Immovable Assets Under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(1) of the Security Interest (Enforcement) Rules, 2002

Registered Office : 9th Floor, Antikh Bhawan, 22 Kasturba Gandhi Marg, New Delhi-110001, Phones:-011-23357171, 23357172, 23705414, Web:- www.pnbhousing.com
Surat Branch : PNB Housing Finance Ltd. 305-308, Third Floor, Titanium Square, Adajan Char Rasta, Adajan, Surat, Gujarat - 395009

Notice is hereby given to the public in general and in particular to the borrower(s) and guarantor(s) indicated in Column no-D 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 WHERE IS, AS IS WHAT IS AND WHATSOEVER 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) (since deceased) as the case may be indicated in Column no-A under Rule 8(1) & 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(s)/Legal heirs (A)	Demand Amount & Date (B)	Nature of Possession (C)	Description of the Properties Mortgaged (D)	Reserve Price (RP) (E)	EMD (10% of RP) (F)	Last Date of Submission of Bid (G)	Bid Incremental Rate (H)	Inspection Date & Time (I)	Date of Auction & Time (J)	Know Encumbrance (Yes/No) (K)
NHL/ST/0218/494489, B.O. : Surat, Archana Miteshbhai Patel, Miteshbhai Rameshbhai Patel	Rs. 1562441.59 as on 08-05-2023	Physical Possession	Block 234, 2nd Floor, 234.0, RADHIKA OPTIMA, Radhika Optima, Nr. Krishna Township, Satellite Road, Moti Vardaha, Surat, Rs. 178+173, Block No. 190, TPS No. 24, OP.No. 41, FP.No. 41, Surat, Gujarat-395006, India.	Rs. 1669000	Rs. 166900	29-08-2024	Rs. 10,000/-	16-08-2024 Between 12:00pm to 04:00pm	30-08-2024 Between 01:30pm to 03:00pm	Nil / Not Known

*Together with the further interest @18% p.a. as applicable, incidental expenses, cost, charges etc. incurred up to 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/authorized Officer of PNBHFL from selling, alienating and/or disposing of the above immovable properties/secured assets.

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 to the property, 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) is/are bound to deposit 25% of the amount of sale price, (inclusive of earnest money, if any, deposited) 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(2) 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 property/secured asset shall be resold.

4. 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.bankauctions.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 **Manojkumar solanki**, Contact Number 1800 120 8800, is authorised person of PNBHFL or refer to **www.pnbhousing.com**

Place : Gujarat, Dated: 30.07.2024
Authorized Officer, M/s PNB Housing Finance Limited

MAS RURAL HOUSING & MORTGAGE FINANCE LIMITED
Narayan Chambers, 2nd Floor, B/h. Patang Hotel, Ashram Road, Ahmedabad-380009, Contact : 079-41106500/733

POSSESSION NOTICE
(FOR IMMOVABLE PROPERTY) Rule 8(1) of Security Interest (Enforcement Rules 2002)

Whereas the undersigned being the authorized officer of the **MAS Rural Housing & Mortgage Finance Ltd.** under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act -2002 (54 of 2002) and in exercise of powers conferred under section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice dated 04.06.2022 calling upon the Borrower/Co-borrower/Guarantor to repay the amount mentioned in the notice being within Sixty 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/Co-borrower/Guarantor and the public in general that the undersigned has taken **Physical Possession** of the property described herein below in exercise of powers conferred on him under sub-section (4) of section 13 of the said [Act] read with Rule 8 of the Security Interest (Enforcement) Rules 2002, on this **26th Day of July of the year 2024.**

The Borrower/Co-borrower/Guarantor 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 **MAS Rural Housing & Mortgage Finance Ltd.** as on 04.06.2022 and interest thereon.

The Borrower/Co-borrower/Guarantor 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.	Borrower & Co-Borrower, Guarantor Name	Description Of The Immovable Property	Loan A/C No Date of Possession	Date & Amount of Demand Notice
1	M/S. POORVA DEVELOPERS, A PARTNERSHIP FIRM (BORROWER) MR. BAVADIYA MAHESHBHAI BABUBHAI (DECEASED) (PARTNER, GUARANTOR) LEGAL HEIRS OF LATE MR. BAVADIYA MAHESHBHAI BABUBHAI 1) MRS. GITABEN MAHESHBHAI BAVADIYA & 2) MS. POORVA MAHESHBHAI BAVADIYA (MINOR) - LEGAL REPRESENTATIVE THROUGH GUARDIAN MRS. GITABEN MAHESHBHAI BAVADIYA & MR. SURESHBHAI MAGANBHAI SOJITRA (PARTNER & GUARANTOR) & MR. GORDHANBHAI VALJIBHAI GHELANI (GUARANTOR)	ALL THAT PIECE AND PARCEL OF THE IMMOVABLE PROPERTY BEARING PROPERTY KNOWN AS 'SAI SHRADDHA RESIDENCY', PROPERTY NON-AGRICULTURAL LAND BEARING BLOCK/SURVEY NO. 258 ADMEASURING 2884 SQ.MTRS. SITUATED AT VILLAGE BHADELI DESAI PARTY, TA. & DIST. VALSAD, GUJARAT. REMAINING FLAT OF UNIT MENTION BELOW BLOCK NO.-A, FLAT NO. 201 & 204, BLOCK NO. B :- FLAT NO.-107, BLOCK NO. C :- FLAT NO. :- 102, 103, 202, 301, 302, 304, 401, 402	Loan Account No. : GLS332 26-07-2024	Rs. 2,07,92,942/- in Words Two Crore Seven Lakhs Ninety Two Thousand Nine Hundred Forty Two Rupees Only as on Date 04/06/2022

Date : 30-07-2024
Place : Valsad

Authorized Officer, Mr. Bharat J. Bhatt (M.) 9714199018
For, MAS Rural Housing & Mortgage Finance Ltd.

MAS RURAL HOUSING & MORTGAGE FINANCE LIMITED
Narayan Chambers, 2nd Floor, B/h. Patang Hotel, Ashram Road, Ahmedabad-380009, Contact : 079-41106500/733

DEMAND NOTICE

Under Section 13(2) of SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY ACT 2002 ("Act") read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 ("Rules").

Whereas the undersigned being the Authorized officer of the **MAS Rural Housing & Mortgage Finance Ltd.** (Hereinafter called 'Company') under the Act and in exercise of powers conferred under section 13(2) read with rule 3 of the Rules already issued the detailed demand notices dated as mentioned below. Under Section 13(2) of the Act, calling upon the Borrower(s)/Co-Borrower(s)/Guarantor(s), listed here-under, to pay the amount mentioned in the respective Demand Notice, within the 60 days from the date of the respective Demand Notice/s, as per details given below. Copies of the said Notices are served by Registered Post A.D. and are available with the undersigned, and the said Borrower(s)/Co-Borrower(s)/Guarantor(s), may, if they so desire, collect the respective copy from the Undersigned on any working day during normal office hours.

In Connection with the above, Notice is hereby given. Once again, to the said Borrower(s)/Co-Borrower(s)/Guarantor(s) to pay Company within 60 days from the date of the respective notice/s, the amount indicated herein below against their respective names, together with further interest as detailed below from the respective date mentioned below in below column till the date of payment and/or realization, read with the loan agreement and other documents/writings, if any, executed by the said Borrower(s)/Co-Borrower(s)/Guarantor(s). As security for due repayment of the loan, the following Secured Asset(s) have been mortgaged to Company by the said Borrower(s)/Co-Borrower(s)/Guarantor(s) respectively.

Borrower & Co-Borrower, Guarantor Name	Mortgage Property Details:-	Loan Account No. Outstanding Amount	DATE OF DEMAND NOTICE DATE OF STICKING NOTICE
HIRENBHAI MAGNBHAI CHAVADA (APPLICANT) HANSABEN HIRENBHAI CHAVADA (CO-APPLICANT)	ALL THAT PIECE AND PARCEL OF THE PROPERTY BEARING FLAT NO. B-305, ADMEASURING 75.64 SQ. MTRS. (BUILTUP AREA ADMEASURING 48.20 SQ. MTRS.) ALONGWITH UNDIVIDED SHARE IN ROAD & COP ADMEASURING 22.33 SQ. MTRS. IN SCHEME KNOWN AS 'TULSI AVENUE' SITUATED AT REVENUE SURVEY NO.1780, TOTAL LAND 2732 SQ. MTRS. PAIKI 01.02 SQ. MTRS. AT DHOLKA, TA. DHOLKA, IN THE REGISTRATION DISTRICT & SUB DISTRICT OF AHMEDABAD, GUJARAT.	Loan A/c No. : 5855 Rs.15,68,530.00	Dt. 08-12-2023 Dt. 25-07-2024

With further interest, additional interest at the rate as more particularly stated in respective Demand Notice, incidental expenses, cost, charges etc. incurred till the date of payment and/or realization. If the said Borrower(s)/Co-Borrower(s)/Guarantor(s) shall fail to make payment to Company as aforesaid. Then Company shall proceed against the above Secured Asset(s)/Immovable Property(ies) under Section 13(4) of the said Act and the applicable Rules entirely at the risk of the said Borrower(s)/Co-Borrower(s)/Guarantor(s) as to the costs and consequences.

The said Borrower(s)/Co-Borrower(s)/Guarantor(s) are prohibited under the said Act to Transfer the aforesaid Secured Asset(s)/Immovable Property(ies), whether by way of sale, lease or otherwise without prior written consent of Company. Any contravention of the said section by you shall invoke the penal provisions as laid down under section 29 of the SARFAESI Act and/or any other legal provision in this regard.

Date : 30-07-2024
Place : Ahmedabad

Authorized Officer,
For, MAS Rural Housing & Mortgage Finance Ltd. Mr. Bharat J. Bhatt (M.) 9714199018

AAVAS FINANCIERS LIMITED
(Formerly known as Au HOUSING FINANCE LIMITED) (CIN:L65922RJ2011PLC034297)
Regd. & Corp. Office: 201-202, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur. 302020

AUCTION NOTICE

Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(1) of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorized Officer of **AAVAS FINANCIERS LIMITED** (Formerly known as "Au HOUSING FINANCE LIMITED") Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis. The details of the cases are as under:

Name of Borrowers/Co-Borrowers/Guarantors/Mortgagors	Dues As on	Date & Amount of 13(2) Demand Notice	Date of Possession	Description of Property	Reserve Price For Property	Earnest Money For Property	Date & Time of Auction	Place of Tender Submission, Tender Open & Auction at Aavas Financiers Ltd.
ATULKUMAR ATENDRABHAI VALAND, Mr. JITENDRAKUMAR RAMANBHAI SHARMA, Mrs. KAILASBEN JITENDRAKUMAR SHARMA, Mrs. SHILPABEN ATULBHAI VALAND (Ac No.)	Rs. 620,312.00/- & Rs. 174,998.00/- Dues as on 20 July 2024	10 May 22 Rs. 35,505.4/- & Rs. 89931/- Dues as on 7 May 22	25 Feb 24	MAUJE VADOL GRAM PANCHAYAT PROPERTY NO. 159/1 SITUATED VADOL WITHIN THE LIMITS OF VADOL GRAM PANCHAYAT, TAL KAPADWANJ, DIST KHEDA, GUJARAT Admeasuring 600 Sq. Ft.	Rs. 436500/-	Rs. 43650/-	11.00 AM TO 1.00 PM 30 August 2024	SHOP NO - 158, SHREE JI DADA COMPLEX, NR. MARKET YARD, BAYAD-KAPDVANJ ROAD, BAYAD-383325, GUJARAT-INDIA
DILIPSHA ALLARAKHA DIWAN, Mr. ALLARAKHA NATHUSHA DIWAN, Mrs. AAYSHABANU DILIPSHA DIWAN (Ac No.)	Rs. 2,542,352.00/- Dues as on 20 July 2024	Rs. 2107742/- Dues as on 4 July 23	24 Feb 24	SUB PLOT NO 24, KRISH RESIDENCY, HADGUD VADOD ROAD, NEAR GOSALI TALAVADI, VADOD, ANAND, GUJARAT Admeasuring 92.96 Sq. Mtrs	Rs. 2038800/-	Rs. 203880/-	11.00 AM TO 1.00 PM 30 August 2024	310, 3RD FLOOR, RADHA SWAMI SUMIT COMPLEX, OPP. YOGI BAKERIES, NEAR GOPI CINEMA, ANAND-388001, GUJARAT-INDIA
GONDALIYA SONALBEN G DIPAKBHAI, Mr. GONDALIYA SUJAL G DIPAKBHAI, Mr. DEEPAK HIRADAS GONDALIYA GUARANTOR: Mr. RAMESHCHANDRA GIRODHARIL KUKADIYA (Ac No.)	Rs. 984,763.00/- & Rs. 364,938.00/- Dues as on 20 July 2024	6 Sep 23 Rs. 852167/- & Rs. 278849/- Dues as on 5 Sep 23	24 Feb 24	Plot no. 1 paiki North Side, Block no. 2, R.S. No. 1250 paiki 13 He. and 1250 paiki 14 He. and 1250 paiki 21/2 and 1250 paiki 21/3, At- Jasan, Taluka - Jasan, Dist - Rajkot Admeasuring 43.965 sq.mtr	Rs. 1060000/-	Rs. 106000/-	11.00 AM TO 1.00 PM 30 August 2024	905, 9TH FLOOR KING'S PLAZA, ASTRON CHOWK, RAJKOT-360001, GUJARAT-INDIA
HARIPRAKASH MANRAJARIYA, Mrs. SAROJARIYA, Mr. NITESH ARYA (Ac No.)	Rs. 1,597,743.00/- & Rs. 752,598.00/- Dues as on 20 July 2024	1 Jul 21 & Rs. 365291/- Dues as on 26 July 21	28 Feb 24	Flat No. C/310 (TF), Jalandan Township, R. S NO. 544, 545, 546, 547, Gorrva, Vadodara, GUJARAT, 390016, Admeasuring 27.38 Sq. Mtrs	Rs. 1006400/-	Rs. 100640/-	11.00 AM TO 1.00 PM 30 August 2024	SHOP NO - 5 & 6, 1ST FLOOR, SUN RISE COMPLEX, WAGHODIA ROAD, NEAR VRUNDAVAN CROSSING, CHANDA NAGAR, VRUNDAVAN, WAGHODIA, VADODARA-390019, GUJARAT-INDIA
SUKHAL DHIRABHAI DAMOR, Mrs. MANJULABEN SUKHAL DAMOR (Ac No.)	Rs. 986,087.41/- Dues as on 20 July 2024	11 Oct 22 Rs. 625466.41/- Dues as on 10 Oct 22	2 Feb 24	PROPERTY SITUATED AT GRAMPANCHAYAT NO. 550, NISHAL FALIYA, BAMROLI, BUJJUR, SHERA, PANCHMAHAL, GUJARAT Admeasuring 82.13 Sq. Mtrs	Rs. 887880/-	Rs. 88788/-	11.00 AM TO 1.00 PM 30 August 2024	115, 116, 1ST FLOOR, SARABHAI ROAD, VADODARA-390007, GUJARAT-INDIA
VINODBHAI SAMANABHAI PRAJAPATI, Mrs. PRAJAPATI PAYALBEN VINODBHAI (Ac No.)	Rs. 1,226,537.00/- Dues as on 20 July 2024	7 Jul 23 Rs. 1174357/- Dues as on 4 Jul 23	24 Feb 24	FLAT NO B/303, 3RD FLOOR, R.SUR. NO. 1494/4 PAIKI, WING-B, GOLDEN OWK, NR PRAMUKH RESTAURANT, KARAMSAD ROAD, KARAMSAD, ANAND, GUJARAT Admeasuring 24.59 Sq. Mtrs.	Rs. 1003200/-	Rs. 100320/-	11.00 AM TO 1.00 PM 30 August 2024	310, 3RD FLOOR, RADHA SWAMI SUMIT COMPLEX, OPP. YOGI BAKERIES, NEAR GOPI CINEMA, ANAND-388001, GUJARAT-INDIA
VINUBHAI RAMANBHAI VALAND, Mrs. JASHODABEN VALAND (Ac No.)	Rs. 462,413.00/- Dues as on 20 July 2024	7 Jul 23 Rs. 332393/- Dues as on 4 Jul 23	18 Feb 24	PROPERTY NO.-620/1, KADAVIYA FALIYU, ANUKRAM NO. 778, CHALALI, KALOL, PANCH MAHALS, GUJARAT Admeasuring 1184 Sq. Ft.	Rs. 1085440/-	Rs. 108544/-	11.00 AM TO 1.00 PM 30 August 2024	SHOP NO - 5 & 6, 1ST FLOOR, SUN RISE COMPLEX, WAGHODIA ROAD, NEAR VRUNDAVAN CROSSING, CHANDA NAGAR, VRUNDAVAN, WAGHODIA, VADODARA-390019, GUJARAT-INDIA

Terms & Conditions: 1) The person, taking part in the tender, will have to deposit his offer in the tender form provided by the AFL which is to be collected from the above branch offices during working hours of any working day, super scriber "Tender Offer for name of the property" on the sealed envelope along with the Cheque/DD/pay order of 10% of the Reserve Price as Earnest Money Deposit (EMD) in favour of AAVAS FINANCIERS LIMITED payable at Jaipur on/before time of auction during office hours at the above mentioned offices. The sealed envelopes will be opened in the presence of the available interested parties at above mentioned office of AAVAS FINANCIERS LIMITED (Formerly known as "Au HOUSING FINANCE LIMITED") The inter-se bidding, if necessary will also take place among the available bidders. The EMD is refundable if the bid is not successful. 2) The successful bidder will deposit 25% of the bidding amount adjusting the EMD amount as initial deposit immediately or within 24hrs after the fall of the hammer towards the purchase of the asset. The successful bidder failing to deposit the said 25% towards initial payment, the entire EMD deposited will be forfeited & balance amount of the sale price will have to be deposited within 30 days after the confirmation of the sale by the secured creditor, otherwise his initial payment deposited amount will be forfeited. 3) The Authorized officer has absolute right to accept or reject any bid or adjourn/postpone the sale process without assigning any reason therefor. If the date of tender depositing or the date of tender opening is declared as holiday by Government, then the auction will be held on the next working day. 4) For inspection and interested parties who want to know about the procedure of tender may contact AAVAS FINANCIERS LIMITED (Formerly known as "Au HOUSING FINANCE LIMITED") 201, 202, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur-302020 or Gaurav Thakor - 7211174784 or respective branch during office hours. Note: This is also a 15/30 days notice under Rule 9(1)(B) of the Borrowers/Guarantors/Mortgagor of the above said loan accounts about tender inter se bidding sale on the above mentioned date. The property will be sold, if their out standing dues are not repaid in full.

Place : Jaipur **Date : 30-07-2024**
Authorised Officer Aavas Financiers Limited

homefirst Home First Finance Company India Limited
CIN: L65990MH2010PLC240703
Website: homefirstindia.com
Phone No.: 180030008425 Email ID: loanfirst@homefirstindia.com

POSSESSION NOTICE
REF: POSSESSION NOTICE UNDER SUB-RULE (1) OF RULE 8 OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002

WHEREAS the undersigned being the Authorized Officer of HOME FIRST FINANCE COMPANY INDIA LIMITED, pursuant to demand notice issued on its respective dates as given below, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (Act No. 54 of 2002) and in exercise of powers conferred under section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 calling upon you/Borrowers, the under named to pay outstanding dues as within 60 days from the date of receipt of respective notices. You/Borrowers all, however, have failed to pay the said outstanding dues within stipulated time, hence HOME FIRST FINANCE COMPANY INDIA LIMITED are in exercise and having right as conferred under the provision of sub section (4) of