FE SUNDAY

÷					
(Ca) kotak	Online E – Auction Sale Of Asset				
Kotak Manenaha Bara.	KOTAK MAHINDRA BANK LIMITED				
Regd. office: 27 BKC, C 27, G-Block, BandraKurla Complex, Bandra (E) Mumbai, Maharashtra, Pin Code-400051, Branch Office.: Kotak Mahindra Bank Ltd.,Zone-2 Nyati Unitree, 4th Floor, Yerwada, Pune Nagar Highway, Pune – 411006					
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 under rule 8(5) read with proviso to rule 9 (1) of the security interest (enforcement) rule, 2002. Subsequent to the assignment of debt in					

favour of Kotak Mahindra Bank Limited by "Citi Financial Consumer Finance India Limited "(hereinafter referred to as "CCFIL") the authorised officer of Kotak Mahindra Bank Limited (hereinafter referred to as "The Bank/Kmbl/secured Creditor) has taken the physical possession of below described immovable property (hereinafter called the secured asset) mortgaged/charged to the secured creditor on 24.01.2022. Notice is hereby given to the borrower (s) and guarantor (s) in particular and public in general that the bank has decided to sale the secured asset through e-auction under the provisions of the sarfaesi act, 2002 on "As is where is", "As is what is", and "Whatever there is" basis for recovery of Rs. 27,23,587/-(Rupees Twenty Seven Lakh Twenty Three Thousand Five Hundred Eighty Seven Only) outstanding as on 23-05-2024 along with future applicable interest till realization, under the Loan Account No. 12579373; Loan availed by Mr. Sarci Sarieh Package Release Package Pack Satish Dashrath Zade & Mrs. Saroj Satish Zade As Per Below Details

Callott Date in all Lado & Inition Callot Date in Co. Dollar Bottom.					
Particular	Detail				
Date of Auction	14.06.2024				
Time of Auction	Between 12:00 pm to 1:00 pm with unlimited extension of 5 minu				
Reserve Price	RS. 12,60,000/-(Rupees Twelve Lakh Sixty Thousand Only)				
	-				

Earnest Money Deposit (EMD) RS.1,26,000/-(Rupees One Lakh Twenty Six Thousand Only)

Last Date For Submission 13.06.2024 up to 5:00 P.M. (IST) of EMD with KYC

Description of The Secured Asset

All that piece and parcel of the immovable property bearing flat no.19, admeasuring area 588 sq.ft. i.e 54.46 sq.mtrs. +60 sq.ft. balcony i.e. 5.57 sq.mtrs. built up area on second floor in the building known as "Sham Sunder Sahakari Gruhua Rachana Sanstha Maryadit Constructed on the plot of land bearing survey no.13/5, admeasuring about 00h.5 r i.e 500 sq.mtrs. situated at Village Vadgaon Budruk Taluka Haveli District Pune, now within the local limits of Pune Municipal Corporation. Bounded by: East: Common road, West:- Property of Shri Aandekar, North:- Property of Shri Kulkarni, South:- Property of Shri Gupta.

The borrowers' attention is invited to the provisions of sub section 8 of section 13, of the act, in respect of the time available, to redeem the secured asset. Borrowers in particular and public in general may please take notice that if in case auction scheduled herein fails for any reason whatsoever then secured creditor may enforce security interest by way of sale through private treaty. In case of any clarification/requirementregarding assets under sale, bidder may contact Mr. Nilesh S Desai (+91982501623), Mr. Ajay Chauhan (+919359450474) & Mr. Gurpal Singh (104, 907690821). Picket St. Chauhan (+919359450474) & Mr. Gurpal Singh (+91 8976898212). Bidder may also contact the bank's IVR no. (+91-9152219751) for clarifications. For detailed terms and conditions of the sale, please refer to the link https://www.kotak.com/en/bank-auctions.html provided in the bank's website i.e www.kotak.comand/oronhttp://bankauctions.in/

Place: Pune, Date: 25.05.2024 Authorized Officer: Kotak Mahindra Bank Limited



Known Encumbrances NIL

CAN FIN HOMES LTD.,

101Uma Apartment, CTS No. 2027 Above ICICI Bank, Near S P College, Opp. Grahak Peth, Tilak Road, Sadashiv Peth, Pune - 411030 Ph:- 020-24321030, M.: 7625079123 CIN-L85110KA1987PLC008699 Email: pune@canfinhomes.com

POSSESSION NOTICE

The undersigned being the Authorised Officer of Can Fin Homes Ltd. under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and in exercise of the powers under the said Act and Security Interest (Enforcement) Rules, 2002, issued a demand notice dated 15/03/2024 calling upon the borrowers Mr. Rajendra Baban Jawale and Mrs. Suman Rajendra Jawale Guarantor Mr. Pandharinath Pitambar Patil to epay the amount mentioned in the notice being Rs. 3,46,278/ (Rupees Three Lakhs Forty Six Thousand Two Hundred Seventy Eight only) with further interest at contractual rates, till date of realization within 60 days from the date of the said notice.

The borrower having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred under Section 13(4) of the said Act read with Rule 8 of the Security Interest Enforcement Rules, 2002 on this the 20th day of May of the year 2024.

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

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 CFHL for an amount of Rs. 3,46,278/- (Rupees Three Lakhs Forty Six Thousand Two Hundred Seventy Eight only) and interest thereon.

DESCRIPTION OF IMMOVABLE PROPERTY All that piece and parcel of the property bearing Flat no. 26, admeasuring carpet area about 280 sq.ft located on 2nd floor, Q building No. 9, Dreams Nivara, Gat No. 532, Hissa No. 1, Village Koregaon mul, Taluka-Haveli, District-Pune.

Boundaries On East: Flat No. 27

On South: Open Space

On West: Open space and Internal road On North: Internal passage and Courtyard.

Date: 25/05/2024 Place : PUNE

Sd/-**Authorised Officer** Can Fin Homes Ltd.



Registered Office: Plot No. 25, Rajiv Gandhi Infotech Park, Hinjawadi, Pune 411057 Phone No.+91-20-66529090 | Email: investor@tatatechnologies.com

NOTICE

Notice is hereby given that 30th Annual General Meeting ("AGM") of the Company will be held on Friday, June 21, 2024, at 2:30 p.m. (IST) through Video Conferencing / Other Audio Visual Means ("VC/OAVM") facility, pursuant to General Circular No. 09/2023 dated September 25, 2023, issued by the Ministry of Corporate Affairs and Circular Nos. SEBI/HO/CFD/CMD1/CIR/P/2020/79, SEBI/HO/CFD/CMD2/CIR/P/2021/11 SEBI/HO/CFD/CMD2/CIR/P/2022/62, SEBI/HO/CFD/PoD-2/P/CIR/2023/4 and SEBI/HO/CFD/CFD-PoD-2/P/CIR/2023/167 dated May 12, 2020, January 15, 2021, May 13, 2022, January 5, 2023 and October 7, 2023, respectively, issued by the Securities and Exchange Board of India, and in compliance with the provisions of the Companies Act, 2013 ("the Act") and the Securities and Exchange Board of India (Listing Obligations & Disclosure Requirements) Regulations, 2015 ("Listing Regulations").

In light of the above circulars, copies of the Annual Report 2023-24 including the AGM Notice, Financial Statements (along with Board's Report & its Annexures, Auditor's Reports or other documents required to be attached therewith) has been sent only through electronic mode on May 25, 2024 to those Members whose e-mail IDs were registered with Link Intime India Private Limited i.e. Registrar & Transfer Agent ("RTA/LIIPL") or respective Depository Participants ("DPs"). Members may note that, the Notice of the AGM and the Annual Report 2023-24 is also available on the Company's website https://www.tatatechnologies.com/in/financial-statements/, websites of the Stock Exchanges i.e., BSE Limited and National Stock Exchange of India Limited at www.bseindia.com and www.nseindia.com respectively and on the website of National Securities Depository Limited ("NSDL") at https://www.evoting.nsdl.com.

As per Section 108 of the Act, read with the Rule 20 of the Companies (Management and) Administration) Rules, 2014, and Regulation 44 of the Listing Regulations, the Company is leased to provide its Members the facility to cast their votes by electronic means in respect of the business set forth in the Notice, through electronic voting ("remote e-voting &

e-voting during the AGM") facility extended by NSDL The Board of Directors of the Company has fixed Friday, June 14, 2024, as the cut-off date to record the entitlement of the Members to cast their votes through electronic voting. The details prescribed by the provisions of the Act and the Rules made thereunder are

given below: Date of commencement of sending of Notices: Saturday, May 25, 2024.

 Date & time of commencement of remote e-voting: Tuesday, June 18, 2024 (09:00 a.m. IST) c. Date and time of end of remote e-voting: Thursday, June 20, 2024 (upto 5:00 p.m. IST)

 Voting through electronic means shall not be allowed beyond 5.00 p.m. on Thursday, June 20, 2024 e. The facility for voting during the AGM will also be made available by the Company. Members present in the AGM through VC and who have not cast their vote on the

resolutions through remote e-voting and are otherwise not barred from doing so, shall be eligible to vote during the AGM. f. The Members who have cast their vote by remote e-voting may also attend the AGM

through VC but shall not be entitled to cast their vote again. Persons whose names are recorded in the Register of Members or in the Register of Beneficial Owners maintained by the Depositories as on the Cut-off date, shall only be entitled to avail the facility of remote e-voting or e-voting during the AGM.

 Electronic Voting Event Number (EVEN): 127835 The Notice of AGM is available on the website of the Company at https://www.tatatechnologies.com/in/financial-statements/ and on the website of NSDL at https://www.evoting.nsdi.com.

Any person, who acquires shares of the Company and becomes a Member of the Company after sending the Notice and holds shares as on the cut-off date i.e. Friday May 17, 2024, may obtain the User ID and Password by sending a request at evoting@nsdl.co.in. However, if such person is already registered with NSDL for remote evoting then he/she can use his/her existing User ID and Password for casting his/her votes. k. For e-voting instructions, the Members may go through the instructions in the Notice of the AGM and in case of any queries/grievances connected thereto, the Members may refer the Frequently Asked Questions (FAQs) available at https://www.evoting.nsdl.com. For any queries/ grievances in relation to e-voting, the Members may contact Mr. Amit Vishal or

Ms. Pallavi Mhatre from NSDL at evoting@nsdl.co.in or call at 022 - 4886 7000. For Tata Technologies Limited Date: May 25, 2024

Place: Pune

Vikrant Gandhe Company Secretary

Place: Pune / Kolhapur, Maharashtra

Date : 21.05.2024



Please Refer To The Possession Notice Advertisement Published On 13/05/2024 In Financial Express & Loksatta(English+marathi) Against Shailesh Subhash Chavan, Ester Shailesh Chavan With Property Address Flat No-83, block No - B3, Pmay Cell, Pune Municipal Corporation, Kharadi Pmay Scheme, Survey No 57 Hissa No 5 Part Plot No 1a+1b Old Plot No 1 Kharadi At Kharadi Pune Maharashtra 411014. Note That The Possession Notice For This Account Dated 13/05/2024 Stands Cancelled. There Is No Change In The Remaining Matter."

Place:- Pune Sd/- Authorized Officer. Date: - 26-05-2024 Home First Finance Company India Limited



Regd. Office: 169 Gat Village Sawardari Taluka Khed (Chakan Industrial Area) Pune - 410501 CIN: L34103PN1944PLC020842; E-mail: investors@premier.co.in

Extract of Audited Standalone and Consolidated Financial Results for Quarter and year ended 31st March , 2024

Cr No	Particulars	(Rs.Lak Standalone and Consolidated								
31. 160.	Particulars	Quarter ended 31.03.2024 (Audited)	Quarter ended 31.12.2023 (Unaudited/ Reviewed)	Quarter ended 31.03.2023 (Audited)	Year ended 31.03.2024 (Audited)	Year ended 31.03.2023 (Audited)				
1	Total Income from operations	38	16	20	89	35				
2	Net Profit/(Loss) for the period before Exceptional items and tax	(186)	(250)	(262)	(1041)	(1365)				
3	Net Profit/(Loss) for the period before tax	(186)	(250)	(262)	(1041)	(1365)				
-4	Net Profit/(Loss) for the period after tax	(186)	(250)	(262)	(1041)	(1365)				
5	Total Comprehnsive Income for the period [Comprising Profit/(Loss) for the period (after tax) and Other Comprehensive Income (after tax)]	(186)	(250)	(262)	(1041)	(1365)				
6	Equity Share Capital	3037	3037	3037	3037	3037				
7	Reserves (excluding Revaluation Reserve)		8							
8	Earning per share (of Rs. 10/- each)									
	Basic:	(0.61)	(0.82)	(0.86)	(3.43)	(4.49)				
	Diluted:	(0.61)	(n.82)	(0.86)	(3.43)	(4.49)				

Note:

1) The Company is undergoing Corporate Insolvency Resolution Process as per the order dated 29th January, 2021 of the NCLT bench, Mumbai. Accordingly the Resolution Professional (RP) has taken control of the operations and management of the Company and the above results were taken on record by the RP.

2) The above results have been prepared in accordance with the Companies (Indian Accounting Standards) Rule 2015 (Ind AS) prescribed under Section 133 of the Companies Act, 2013.

3) The above is an extract of the detailed format of Financial Results for the quarter and year ended on 31° March 2024 filed with the Stock Exchanges under Regulation 33 of the SEBI (Listing Obligations and Other Disclosure Requirements) Regulations, 2015. The full format of the Financial Results are available on the Stock Exchange websites (www.bseindla.com and www.nseindia.com)

For Premier Limited - CIRP Place: Mumbai Date: 24" May, 2024 Kanak Jani **Resolution Professional** IP Registration No. IBBI/IPA-001/IP-P-01757/2019-2020/12685

SMFG India Home Finance Company Ltd. SMFG (Formerly Fullerton India Home Finance Co. Ltd.) Grihashakti . Corporate. Off.: 503 & 504, 5" Floor, G-Block, Insigne BKC, BKC Main Road, Bandra Kurla Complex, Bandra (E), Mumbai-400 051, MH Regd. Off. : Megh Towers, Fir. 3, Old No. 307, New No. 165, Poonamallee High Road, Maduravoyal, Chennal-600 095, Tamil Nadu.

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES E-AUCTION SALE NOTICE OF 15 DAYS FOR SALE OF IMMOVABLE ASSETS UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH PROVISION TO RULE 9(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 listed immovable properties ("Secured Assets") mortgaged / charged to the Secured Creditor, the Possession of which has been taken by the Authorised Officer of SMFG India Home Finance Company Ltd. (Formerly Fullerton India Home Finance Co. Ltd.) (hereinafter referred to as SMHFC) ("Secured Creditor"), will be sold on "As is where is", "As is what is" and "Whatever there is" on the date and time mentioned herein below, for recovery of the dues mentioned herein below and further interest and other expenses thereo

Reserve Price (In ₹)

	200002202020000000000000000000000000000		Reserve Price (In ₹)		Date of PAD	
St. 80.	Name of the Borrower(s) / Guarantor(s) LAN	Description of the Properties	Earnest Money Deposit (In ₹)	Date & Time of E-Auction	Submission	
	LAN: 601907510304615 & 601907510157074	Room No. 43/342 Having A Gr. Floor, Singlt Storeyed Structur, Admeasuring 26.01 Sq. Mtrs. Plinth Area Situated At Government Land Final Plot No. 421 +	23,00,000/-	12.06.2024 at		
01.	 Mr. Bharat Govind Kale \$\lambda\$ Mr. Govind Krushan Kale Mr. Vaishali Bharat Kale M/s. M. R. Dry Cleaners 	422 + 423 of Mouza Maharshi Nagar, Dist. Pune. Surrounded By * Boundaries * East : T. No. 343, * West : T. No. 341; * North : Rear Margin 10.07 M. & 10.05 M.; * South : Front Margin 4.57 M.	2,30,000/-	11,00 a.m. to 01,00 p.m.	11.06.2024	
0	LAN: 601908110173243 1. Late Dinkar N. Lohakare, Through His Legal Heirs Sarika Dinkar Lohkare, Wo. Dinkar Lohkare & Vrushabh Dinkar	All that Piece & Parcel of Property Bearing Workshop, Ground Floor, Raghwani Complex, At S.	14,70,000/-	12.06.2024 at 11.00 a. m. to 01.00 p. m.	11.06.2024	
02.	Lohkare, \$\text{\alpha}\$. Dinkar Lohkare 2. Sarika Dinkar Lohkare, \text{\Walle}\$\tau\$. Dinkar Lohkare 3. Vrushabh Dinkar Lohkare \$\tau\$. Dinkar Lohkare 4. Gurukrupa Plastic	No. 44, 1-Hissa No. 1, Nr. Ganpati Matha, Warje Pune-411058.	1,47,000/-			
	LAN: 601907210203927	All that Piece & Parcel of Property Bearing Flat No. 02, on 2 st Floor, Area 550 Sq. Feet Build Up In The	16,00,000/-	12.06.2024		
03.	Haidarali Moharam Shaikh Meharunnisa Hyderali Shaikh Do Bhai Hair Dresses	1,60,000/-	at 11.00 a. m. to 01.00 p. m.	11.06.2024		
	LAN: 601907210340343 &	Flat No. C 304, 3rd On Floor, Area Adm. 528 Sq.	23,80,000/-	No the State Control		
	601907510551535 1. Trupti Ganesh Karanjakar 2. Ganesh Eknath Karanjakar 3. Shrushti Beautique & Fashion Designers 4. Shree Ganesh Enterprises	2,38,000/-	at 11.00 a. m. to 01.00 p. m.	11.06.2024		
		Flat No. 202, 2nd Floor, Area Admeasuring 552 Sq.	15,00,000/-			
05.	Feet, i. e. 51.30 Sq. Mtrs., in The Building Known Gangakunj, Survey No. 86, Hissa No. 2B/2 Situa At Village Pimple Gurav, Tal. Havell, Pune-411 (**Bounded as - *East: By Property of Smt. Suj Dattatray Kambale; *West: By Property of S Laxman Baburao Kambale; *North: By Property Mr. Jadhav; *South: By 20 Feet Comoun Road.		1,50,000/-	12.06.2024 at 11.00 a. m. to 01.00 p. m.	11.06.2024	
ms.	LAN: 601907210258249 1. Ankush Balkrushna Shinde 2. Mangal Ankush Shinde 3. Yashwant Ankush Shinde	Flat No. FB 1, Area Adm. 613 Sq. Fts. Or 59.75 Sq. Mtrs. Build-up On 1" Floor in the Building Known as Harshada Construction on Survey No. 19/1A/1 Mouje Hadapasar, Pune *Bounded as - *East: By Road; *West: Property of Mr. Hole; *North: Road; *South: Property of Mr. Darekar.	1,83,000/-	12.06.2024 at 11.00 a. m. to 01.00 p. m.	11.06.2024	
H		All That Piece & Parcel of Property Flat No. 101, On	11,70,000/-			
07.	LAN: 601907210415105 1. Umesh Dattatraya Satpute 2. Suman D. Satpute 3. Shivam Electricals The 1" Floor, Area Admeasuring 651 Sq. Ft. i. e. 60.50 Sq. Mtrs. In Wing A of The Building Known As "Audumber" Constructed On Gut No. 107, Area Admeasuring 00 H 10 Ares, Out Of The Total Area Admeasuring 03 H 10 Ares, Situated At Village Kirkatwadi, Tal. Haveli, Dist. Pune-411 024.		1,17,000/-	14.06.2024 at 11.00 a. m. to 01.00 p. m.	13.06.2024	
	1	All That Piece & Parcel of Flat Bearing Plot No. S1 01,	10,70,000/-			
08.	LAN: 601907210574244 1. Mr. Ashwini Arun Hublinkar 5/W/o. Arun Hublikar 2. Hublikar Shobha Arun Ps/W/o. Arun Hublikar 3. Kokan Katta	The Ground Floor, Build Up Area Adm. 400 Sq. Ft. 37.17 Sq. Mtr. In The Building No. B Housing Project Known As Heaven Green Construct On Survey No. 1 Hissa No. 2 A Adm. Area About 2000 Sq. Mtrs. 20 R Out of Total Adm. Area 00H 22 R Situated At Village Under Taluka: Haveli, Dist. Haveli * Boundaries * East: Survey No. 1, Hissa No. 3 B 2; * South: Survey No. 1 2A/6; * West: Undri Takelmala Road; * North: Survey No. 1 Hissa No. 3 B/2	1,07,000/-	14.06.2024 at 11.00 a. m. to 01.00 p. m.	13.06.2024	
	LAN: 601907210246062		60,50,000/-			
09.	 Mr. Nikhil Pramod Ghatkar \$\int_0 \text{ Pramod Motiram Ghatkar}\$ Mrs. Trupti N. Ghatkar \$\int_0 \text{ Nikhil Pramod Ghatkar}\$ M/s. Venkatesh Machines Through Proprietor Nikhil Pramod Ghatkar Pramod Medical & General Store, Through Proprietor Trupti Pramod Ghatkar 	All That Piece & Parcel of Property Bearing Flat No. 204, Second Floor, Balard Icon, S. No. 22, Hissa No. 1/2 & 2/1 & 3/1 & 4/1/1, Bavdhan Khurd, Tal. Haveli, Dist. Pune-411 016.	6,05,000/-	14.06.2024 at 11.00 a. m. to 01.00 p. m.	13.06.2024	
	LAN: 602207510119027		10,20,000/-	12.06.2024		
10.	Mr. Ananda Gundu Kumbhar	All that Piece and Parcel of Property Bearing C. S No. 24778, Gat No. 146, Plot No. 4 B, Kabnoon Ichalkaranji, Dist. Kolhapur-416 115.				
De	Control of the second s	are as below and the details are also provided in our /	Secured creditor	s website at t	the following	

Details terms and conditions of the sale are as below and the details are also provided in our / Secured creditor's website at the following link / website address (https://disposalhub.com and https://www.grihashakti.com/pdf/E-Auction.pdf). The Intending Bidders can also contact : Mr. Ganesh Ankush on his Mob. No. 7208065850, E-mail : Ganesh.Ankush@grihashakti.com and Mr. Sushil Patil, on his Mob. No. 8828888998, E-mail: sushil.patil1@grihashakti.com.

> Authorized Officer, SMFG India Home Finance Company Ltd (Formerly Fullerton India Home Finance Co. Ltd.)



Phoenix ARC Private Limited

ONLINE E- AUCTION SALE OF ASSETS

CIN No. U67190MH2007PTC168303 Reg Office: Wallace Towers, 3rd Floor, 139/140/B/1, Crossing of Shar Road and Western Express Highway Ville Parle (E), Mumbai -400057, Tel: 022-68492450,

Fax: 022-67412313, Email: info@phoenixarc.co.in: Website: www.phoenixarc.co.in

In exercise of the powers under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) & of Security Interest (Enforcement) Rules, 2002 (RULES) and pursuant to the possession of the secured assets of the borrower/guarantors/mortgagors mentioned hereunder vested with the Authorised Officer under the said SARFAESI Act and RULES for recovery of the secured debts, the Authorised Officer has decided to sell the secured assets by auction sale. Notice is hereby given to the public in general and to the borrowers/guarantors/mortgagors in particular, that the under mentioned properties mortgaged/hypothecated to Phoenix ARC Private Limited in capacity as Trustee of the respective trusts mentioned below (Phoenix) (pursuant to assignment of debt by various Banks mentioned below (Assignor Banks) in favour of Phoenix vide the respective Assignment Agreements more particularly mentioned below) will be sold on "AS IS WHERE IS, AS IS WHATEVER THERE IS AND WITHOUT RECOURSE BASIS' condition, by way of "online e-auction" for recovery of dues and further interest, charges and costs etc. as detailed below in terms of the provisions of SARFAESI Act read with Rules 6, 7, 8 & 9 of Security Interest (Enforcement) Rules, 2002) through website https://www.bankeauctions.com as per the details given below:

Borrower: Photonix Solar Pvt. Ltd.

Co-Obligant/Guarantors/ Mortgagors:- Mr. Deshpande Dilip Narayan, Mr.Khandawala Shishir Jayantial, Mrs. Khandawala Meena Shishir Details of Assignment: Assignor Bank- Janata Sahakari Bank Ltd., Pune; Trust - Phoenix Trust FY 19-21; Date of Assignment - 30.03.2019 Demand Notice: Rs. 14,70,64,316.11/- (Rupees Fourteen Crore Seventy Lakhs Sixty-Four Thousand Three Hundred Sixteen and Paisa Eleven Only) as on 30.06.2017 along with further interest, cost, charges and other expenses till payment as per the Demand Notice dated 19.07.2017 issued under section 13(2) of the SARFAESI Act, 2002.

Possession details for Item I and Item II Date and Time of Inspection of Property for Item I and Item II:-In possession of Phoenix On Request

Reserve Price for Item I and Item II:- For Item I: Rs. 90,00,000/- (INR Ninety Lakhs Only) and For Item II: Rs. 20,25,000/- (Twenty Lakhs Twenty-Five Thousand) (Plus applicable GST)

Earnest Money Deposit for Item I and Item II:-EMD Remittance Details: Bank Account - "PHOENIX TRUST FY 19-21" Current Account: 3712960464 Kotak Mahindra Bank Limited, Branch: Kalina, Mumbai, IFSC Code: KKBK0000631 For Item I:Rs. 9,00,000/- (Rupees Nine Lakhs Only), For Item II: Rs. 2,25,000/- (Rupees Two Lakhs Twenty Five Thousand Only) Incremental Value :For Item I: Rs. 25,000/- (Rupees Fifty Thousand Only) & in such multiples, For Item II: Rs. 25,000/- (Rupees Fifty Thousand Only) & in such multiples

Last date for submission of EMD Date & Time of E-Auction 14th June 2024 (Friday) between 12:00 Noon to 01:00 p.m. 13th June 2024 (Thursday) before closing of banking hours Link for Tender documents: :-https://phoenixarc.co.in?p=5063

Description of the Secured Asset for Item I and Item II:- Item I - Land & Building All that piece and parcel of property bearing Industrial Plot No. B- 219, admeasuring about 1950 Sq.mtrs. and already approved factory shed 520.62 Sq.mtrs. built up and along with the new construction admeasuring about 550.76 Sq.fts. built up as per building permit dt. 29/07/2012 total built up area admeasuring about 1071.38 Sq.fts. in Wai Industrial Area, Village Shelarwadi within the limits of Wai MIDC, Shelarwadi, outside the limits of Wai Municipal Corporation, Taluka Wai, Dist. Satara and also within the limits of Sub-Registration, Tal. Wai and Dist. Satara, Maharashtra. Item II - List of Plant and Machinery (Movable) (to be sold as scrap):- List of Machineries as listed in Annexure I which lying at property bearing Industrial Plot No. B-218 and B-219 Wai Industrial Area, Village Shelarwadi within the limits of Wai MIDC, Shelarwadi, outside the limits of Wai Municipal Corporation, Taluka Wai, Dist. Satara and also within the limits of Sub- Registration, Tal. Wai Dist.

Bids for Item no. Land Item no. If to be made collectively

Satara, Maharashtra.

FOR INDIVIDUALS

Sr No	Machinery Description	Make / Purchased	Year Of Manufacture	Year Of Purchase	19	Makita Frame Cutting Macine	Makita / Max		
	Becompain	From	Manadada	/ Use		255mm X 25.4	Corporation		
1	Ribbon Cutter Machine Ecocut 01, Sr No 10289	Ecopragatti	2010	2010	20	Npc Tabber And Stringer Machine Model Nts210 Op,	Npc Incorporated	2004	2014
2	Tabber And Stringer Machine Et5mw3b Sr No 10262	Ecopragatti	2010	2010		Sr No 3038 3s Swiss Solar Laminator Machine	3s	2008	2014
3	Corner Block Machine Sr No 10292	Ecopragatti	2010	2010		With Screwline Sp630 Vaccum Pump And Junker Förderanlagen Gmbh, Type Bandtransport			
4	Laminator System Ecolam 05 Maxi Sr No 10290	Ecopragatti	2010	2010					
5	Vertical Framing Machine Sr No 10291	Ecopragatti	2010	2010	22	Corner Block Machine	Minitech	2009	2014
6	Hind Hivac Hhv Solar Pv Laminator VI-1 SI No 2184	Synergic India Pvt. Ltd.	2009	2009	23	Frame Fitting Machine - Horizontal Sr No	Minitech	2009	2014
7	Laser Cutter For Cell S035-50	Hans Laser Tech Co. Ltd.	2010	2010		501157 Eva Cutter /	Robust	2009	2014
8	Cell Tester Ctv02h	Synergic India Pvt. Ltd.	2010	2010		Foil Cutter For Backsheet Lql-15,			
9	Eva Cutter For Backsheet	Fabex Engineers	2010	2010	25	M/C No 28-4999 Air Compressor (Screw) Asd32t Sigma, With Storage Tank 2000	Kaeser	2008	2014
10	Quicksun Solar Simulator	Endeas	2009	2010					
11		Godrej & Boyce Mfg.		2010	I(Oks Otto Klein)				
	Capacity 2000kg, M/C No 74217	Col. Ltd.			26	Repair Soldering Station			2014
12	Electric Charger For Fork Lift	Godrej & Boyce Mfg. Col. Ltd.	2010	2010	27	Mounting Trolleys, Workbenches, Ladder			2014
13	Air Compressor Model Cpa-10-	Chicago Pneumatic	2010	2010	28	Plate Transport Wagons 2 Nos			2014
	Tm-D, Sr N0	/ Drytech			29	Sun Simulator	Pasan	2009	2014
14	Pna-020034 Material Handling Lift	Engineers Kothibhaskar Material	2010	2010	30	Cell Tester / Solar Simulator (Currently Not Working)	Goba	Not Known	2014
45	Death Head Outle	Handling Equipments	0040	0040	31	Drilling Machine 19mm Hkp	Sunrise Machine	Not Known	Not Know
15	Double Head Cutting Saw (Frame Cutting Machine)	Sunworld Tech Corp	2010	2010	32	3 Phase 315 Kva Transformer Sr	Tool Nissar	2011	2011
16	Callibrated Modules	Ecoproetti	2011	2011		No 447			
	For Reference - 7 Nos Total From Range 100w To 300w	Srl			33	3 Phase 200 Kva Transformer Sr No Ntpl/208	Nissar	2010	2010
17	Digvijay Make Power Press Machine	Manwani Machine Tools	2010	2010	34	34 Tools And Measuring Equipments - Digital			
18	Manual Frame Cutting Machine C10fce2	Hitachi				Solderguns (8 Nos), Jigs, Scales, Blades, Tapes, Callipers Etc			

Terms and Conditions of E- Auction: 1. The auction sale is being conducted by the Authorised Officer under the provisions of SARFAESI Act with the aid and through e-auction

mode. Auction/Bidding shall be only through "Online Electronic Mode" through the website https://www.bankeauctions.com. M/s C1 India Private Limited is the service provider to arrange platform for e-auction. 2. The E-auction is conducted as per the further Terms and Conditions of the Bid document and as per the procedure set out therein. Bidders may go through the website of Phoenix also at https://phoenixarc.co.in?p=5063 and website of the service provider, www.bankeauctions.com for bid documents, the details of the secured asset put up for e-auction / obtaining the bid form 3. The bidders may participate in the e-auction quoting/bidding from their own offices/place of their choice. Internet connectivity shall have to be arranged by each bidder himself/itself. The Authorised Officer/Phoenix/service provider shall not be held responsible for the internet connectivity, network problems, system crash down, power failure etc.4. For details, help, procedure and online training on e-auction, prospective bidders may contact Mr. Bhavik Pandya of M/s C 1 India Private Limited, Contact Number: 91-124-4302020/2021/2022/2023/2024, 91-8866682937/07291981124/25/26, email id: support@bankeauctions. com / maharashtra@c1india.com. 5. The intending purchasers/bidders may go through the website of Phoenix, as mentioned above, for verifying the details of the secured assets put up for e-auction/obtaining bid form. 6. The e-auction will be conducted on the date and time mentioned herein above, when the secured asset mentioned above will be sold on "AS IS WHERE IS, AS IS WHATEVER THERE IS AND WITHOUT RECOURSE BASIS" condition. 7.All the intending purchasers/bidders are required to register their name in the portal mentioned above as https://www.bankeauctions.com and get user ID and password free of cost to participate in the e-auction on the date and time aforesaid.8. For participating in the e-auction, intending purchasers/bidders will have to submit the details of payment of refundable Earnest Money Deposit of 10% of the reserve price of the secured asset along with copies of the mentioned documents on or before or before. Intending purchasers/bidders are required to submit EMDs for both Item no. I and Item no. II collectively as detailed herein above. Separate bids for Item no. I and Item no. II are not accepted.

ı	Proof Of Identity	PAN Card / Registered F	d Partnershin Deed			
ľ	FOR COMPANY / PARTNERSHIP FIRM		DOCUMENTS			
		employer issued by State or Central Government departments, statutory or regulatory bodies, put sector undertakings, scheduled commercial banks, financial institutions and listed companies / Lea and License agreements with such employers allotting official accommodation.				
ı	in identity proof)	Public Sector Undertakings, if they contain the address / Letter of allotment of accommodation fro				
ı		family pension payment orders (PPOs) issued to retired employees by Government Departments of				
ı		mobile phone, piped gas, water bill) / Aadhar Card / Property or Municipal Tax receipt / Pension				
ľ			than two months old of any service provider (electricity, telephone, postpaid			
l	any one of the following)	NREGA duly signed by an officer of State Government / Letter issued by the National Popul Register Certificate or permission from regulator for investment/remittance in India.				

PROOF OF IDENTITY (one copy of PAN Card / Passport / Driving License / Aadhaar Card / Voter's Identity Card / Job Card issued by

DOCUMENTS

Proof Of Identity PAN Card / Registered Partnership Deed Proof Of Address Certificate of Incorporation / GST Certificate / Utility bill which is not more than two months old of any service provider (electricity, telephone, postpaid mobile phone, piped gas, water bill) A resolution from the Board of Directors / Authority Letter / Power of Attorney granted to Authorisation Letter For transact on behalf of Company / Partnership Fim Particpitaion

9. The successful purchaser/bidder shall deposit the 25% (inclusive of EMD) of his/her/its offer by way of RTGS/NEFT to the accoun respectively mentioned herein above for the respective Item, on the date of e-auction mentioned above or not later than the next working day before the closure of banking hours, which deposit will have to be confirmed by Phoenix, failing which the sale will be deemed to have been failed and the EMD of the said successful bidder shall be forfeited. 10. The EMD of all other bidders who did not succeed in the e-auction will be refunded by Phoenix within 72 hours of working days from the closure of the e-auction. The EMD will not carry any interest.11. The balance amount of purchase consideration for the respective Item shall be payable by the successful purchaser bidder on or before the fifteenth day, from the date of confirmation of sale of the said secured asset by the Authorised Officer/Secured Creditor or such extended period as may be agreed upon in writing by the Authorised Officer at his/her discretion. In case of default, all amounts deposited till then shall be liable to be forfeited. 12. For inspection of secured asset/property or more information, the prospective bidders may contact Amit Masekar/Ajit Kewin, at the abovementioned address or at amit.masekar@phoenixarc.co.in / ajit.kewin@ phoenixarc.co.in (email) or on 09769497286 / 09619866780 (Mob). 13.At any stage of the e-auction, the Authorised Officer may accept reject/modify/cancel the bid/offer or post-pone the e-auction as mentioned above, without assigning any reason thereof and without any prior notice.14. The successful purchaser/bidder shall bear any statutory dues, taxes, fees payable, stamp duty, registration fees, applicable GST etc. that is required to be paid in order to get the secured asset (Item I and/or Item II)/property conveyed/delivered in his/her/its favour as per the applicable law for the respective Item. 15. The payment of all statutory/non-statutory dues, taxes, rates, assessments, charges, fees, society dues etc. owing/payable to any authority/board/society etc during anytime, shall be the sole responsibility of the successful bidder only 16. The successful purchaser/bidder shall be solely responsible for any cost / expenses / fees / charges / transfer premium etc. payable to Municipal Council/grampanchayat/corporation or any other authorities or board etc towards the transfer of the rights in its / his / her favour. 17. It shall be the sole responsibility of the intending purchasers/bidders to make their own independent enquiries, inspect, verify and satisfy themselves about the secured asset (Items) encumbrances, title of property put on e-auction and claims/rights/dues affecting the secured asset, including the statutory dues and specifications before submitting the bid. 18. The particulars specified in the e-auction sale notice published in the newspapers have been stated to the best of the information of the undersigned, however the undersigned shall not be responsible / liable for any error, misstatement or omission.19. The prospective/intending bidder shall furnish an undertaking that he/she is not dis-qualified as per provisions of Sec. 29 (A) of Insolvency and Bankruptcy Code,2016 and failure to furnish such undertaking along with the KYC documents, shall automatically disqualify or he/ she bid will be rejected. 20.In the event, the e-auction as scheduled for the secured asset hereinabove fails for any reason whatsoever, Phoenix has the right to sell the secured asset by any methods under the provisions of Rule 8(5) of the Security Interest (Enforcement) Rules, 2002 and SARFAESI Act, 2002.21. The borrower/guarantors/owners/mortgagors, who are liable for the said outstanding dues, shall treat this Sale Notice as a notice under Rule 8 (6) of the Security Interest (Enforcement) Rules, about the holding of above-mentioned auction sale.

Place : Satara : 26.05.2024 Authorised Officer, Phoenix ARC Private Limited (Trustee of Phoenix Trust FY19-21) Date

