Borrower/Co-borrower/ Date of Demand Notice

Guarantor Loan A/c No. Possession & Amount

KOTAK MAHINDRA BANK LTD.

Sale Notice For Sale Of Immovable Properties

auction sale notice for sale of immovable assets under the securitisation and reconstruction of financia

assets and enforcement of security interest act, 2002 under rules 8(5) and 8(6) of the security interest

ubsequent to the assignment of debt in favour of Kotak Mahindra Bank Limited by "Citifinancial Consume

inance India Limited" (hereinafter referred to as "CCFIL") the authorised officer of Kotak Mahindra Bank

imited (hereinafter referred to as "The Bank/KMBL/Secured Creditor") has taken the physical

ossession of below described immovable property (hereinafter called the secured asset)

Notice is hereby given to the borrower (s) and co-borrower (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.4,78,87,487.09/

Rupees Four Crore Seventy Eight Lakh Eighty Seven Thousand Four Hundred Eighty Seven and

Nine Paisa Only) outstanding as on 17.01.2025 along with future applicable interest till realization, under

the Ioan account no.:14511038 & 14511110; Ioan availed by Mr. Narender Kumar Arora, Mrs. Bani Arora &

Earnest Money Deposit (EMD) Rs.52,50,000/- (Rupees Fifty Two Lakh Fifty Thousand, only)

Description Of The Secured Asset: All that piece and parcel of the entire Ground Floor in the property bearing No. A-14, New Friends Colony, New Delhi, constructed on plot admeasuring 549.86 sq. yards.

alongwith 1/5th undivided share/rights in the land underneath alongwith one set of servant quarters

constructed on the roof along with entire roof rights with the right of usage of the common facilities.

No.-7, Sector -125, Noida Uttar Pradesh-201313

28.02.2025

ast Date For Submission of EMD With KYC 27.02.2025 UP TO 6:00 P.M. (IST)

nortgaged/charged to the secured creditor on 29.11.2024.

Mr. Kunal Arora as per below details.

Particular Date Of Auction

Time Of Auction

through private treat

Reserve Price

Registered Office: 27 BKC, C 27, G-Block, Bandra Kurla Complex, Bandra (E) Mumbai,

Maharashtra, Pin Code-400 051 Branch Office: Kotak Mahindra Bank Ltd. - 7th Floor, Plot

FINANCIAL EXPRESS

HOME FINANCE

38

WONDER HOME FINANCE LTD.

WONDER Corp. Office: 620, 6th Floor, North Block, World Trade Park,

Reserve

Malviya Nagar, JLN Road, Jaipur- 302017, TEL: 0141 - 4750000 PUBLIC NOTICE FOR AUCTION CUM SALE

For purchase of immovable property by the authorized officers of M/s Wonder Home Finance Limited for recovery of dues from the borrowers under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, in pursuance of taking possession of the secured property as specified by the authorities are invited in sealed cover, as mentioned below, on "AS IS WHERE IS BASIS", "AS IS WHAT IS BASIS" AND "AS IS WHAT IS BASIS" WHO IS IN PHYSICAL POSSIBILITY, DETAIL OF THEM Given below:

LN34045BT23- 24013598 & Eleven la eight the hundred and sixty & 17,6 Sevent Shankar (Borrower), Smt. Kamlesh W/o Prem Shankar (Co- Borrower) Borrower) Rs. 11, Eleven la eight the hundred and sixty & 17,6 Sevent sixty thousa hundred three and paise as of	All that part and parcel of the property of Smt. Kamlesh W/o Prem Shankar at Pvt. Plot No. 64, Khata No. 178, Khasra No. 136/3/4,MIN.Village Fazalpur Mehraula, Teh-Rudrapur, Udham Singh Nagar, Uttarakhand - 263153 Admeasuring about 1128.00 Sq. Ft. ysical sion taken P-Jan-25	28,87,200/- Twenty Eight Lakh Eighty Seven Thousand Two Hundred	Rs. 2,88,720/- Two Lakh Eighty Eight Thousand Seven Hundred Twenty Only	Payment of Rs. 30,48,065.48 As On Date - 20-01-2025 further Interest, Penal Interest cost & charges including	620, 6th Floor, North Block, World Trade Park, Malviya Nagar, JLN Road, Jaipur – 302017
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Details of

Fixed Assets

Auction date 22.02.2025, Last Date For Submission Of Bids is 20.02.2025, up to 5:00 PM, Inspection date and time 18.02.2025 (in office hours)

Terms & Conditions of Tender:

1. The person, taking part in the tender, will have to deposit his offer in the tender form provided by the Company, which is to be collected from the Wonder Home Finance Ltd. during working hours of any working day, super scribing "Tender Offer for Above Mentioned Property'on the sealed envelope along with the DD/pay order of 10% of the reserve price as Earnest Money Deposit (EMD) in favor of Wonder Home Finance Ltd. payable at Jaipur at the above mentioned office. The sealed envelopes will be opened in the presence of the available interested parties at above mentioned office of Wonder Home Finance Ltd. 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 10% of the bidding amount adjusting the EMD amount as initial deposit immediately after the fall of the hammer towards the purchase of the asset. The successful bidder failing to deposit the said 10% towards initial payment, the entire EMD deposited will be forfeited. 3. 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. 4. Interested parties who want to know about the procedure and terms & conditions of tender may contact 9828999412 or visit above mentioned branch office during office hours.

Note: - This is also a 30 days notice U/R 8(6) to the Borrowers/Guarantors/Mortgagor of the above said loan accounts about tender inter se bidding sale on the above mentioned date

Date: 23.01.2025

Place: Uttrakhand

Wonder Home Finance Ltd.

Authorised Officer

EMD Total outstanding Auction

Amount Amount on Dated

AUTHUM AUTHUM INVESTMENT & INFRASTRUCTURE LIMITED Registered Office: 707, Raheja Centre, Free Press Journal Road, Nariman Point, Mumbai-400 021. Ph.: (022) 6747 2117 Fax: (022) 6747 2118 E-mail: info@authum.com

APPENDIX- IV-A [See proviso to rule 8 (6)] | Public Notice For E-Auction Cum Sale (Appendix – IV A) (Rule 8(6)) Sale of Immovable property mortgaged to Authum Investment & Infrastructure Limited ("AIIL") (Resulting Company pursuant the demerger of lending business from Reliance Commercial Finance Limited ("RCFL") to AIIL vide NCLT order dated 10.05.2024) having Corporate Office at The Ruby 11th Floor, North-West wing, Plot No.29, Senapati Bapat Marg, Dadar(west), Mumbai- 400028 and Branch Office at:- 1A, 1st Floor, Gopala Tower, 25, Rajendra Place, New Delhi-110008 under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002(hereinafter "Act"). Whereas the Authorized Officer ("AO") of Authum Investment & Infrastructure Limited had taken the possession of the following property/ies pursuant to the notice issued U/S 13(2) of the Act in the following loan accounts/prospect nos. with a right to sell the same on "AS IS WHERE IS BASIS & AS IS WHAT IS BASIS"

for realization of Authum Investment & Infrastructure Limited dues, The Sale will be done by the undersigned through e-auction platform

provided at the website: www.bankeauctions.com Borrower(s) **Demand Notice Date and** Date of Symbolic Reserve Price / **Earnest Money Deposit/** /Co-orrower(s) Amount Possession /Guarantor(s) Bid Incremental Total Outstanding 23rd MARCH 2023 Loan A/c No. **05TH NOVEMBER 2022** Reserve Price - Rs. 16,85,114/- (Rupees RLLPKNL000272926 Total Outstanding as on Sixteen Lakh Eighty-Five Thousand One **BRANCH: DELHI** RS. 46,73,277/-(Rupees Forty-Six **Hundred Fourteen Only)** 20-01-2025 1. SAROJ RANI **Lakhs Seven Three Thousand And Earnest Money Deposit (EMD)** Rs. 62,23,314/-(Rupees Two Hundred Seventy-Seven Only) Rs. 1,68,511/- (Rupees One Lakh Sixty-Sixty-Two Lakh Twenty-**Bid Incremental Eight Thousand Five Hundred Eleven Three Thousand Three** Rs. 20000/-(Rupees Twenty Only) **Hundred Fourteen Only) Thousand Only)**

Description Of The Immovable Property/ Secured Asset: "ALL THE PIECE AND PARCEL OF EQUITABLE MOR H.NO. 25, PATEL NAGAR PANIPAT - 132103, HARYANA MORE PARTICULARLY DESCRIBED IN SALE DEED NO. 39 DATED 04.04.2-13 AREA 65 SQ. YARDS OWNER SMT_SARO I RANI (HEREINAFTER REFERRED TO AS "THE SCHEDULE PROPERTY"

ı	OWNER SMIT. SAROS RAINI (HEREINALTER RELERRED I	O AS THE SCHEDULE PROFE	-IXI I		
Date of Inspection :-		EMD Last Date :	Date/ Time of E-Auction :		
ı	04th Feb 2025 11.00 to 3.00 PM	10th Feb 25 till 5.00 PM	11th Feb 25 11.00 to 13.00		
ı	Mode Of Payment: All payment shall be made by demand draft in favour of "Authum Investment & Infrastructure Limited" payable				
ı	at Delhi or through RTGS/NEFT The accounts details are as follows: a) Name of the account: Authum Investment & Infrastructure				
ı	Limited CHD A/c b) Name of the Bank: HDFC Bank Ltd., c) Account No: 99999917071990, d) IFSC Code: HDFC000119.				
ı	TERMS & CONDITIONS OF ONLINE E- AUCTION SALE:-				

TERMS & CONDITIONS OF ONLINE E- AUCTION SALE:

1. The Property is being sold on "AS IS WHERE IS, WHATEVER THERE & WITHOUT RECOURSE BASIS". As such sale is without any kind of warranties & indemnities.

- 2. For details, help, procedure and online bidding on e-auction prospective bidders may contact the Service Provider M/S C1 India Pvt Ltd ,Plot No- 68, 3rd floor Sector 44 Gurgaon Haryana -122003 (Contact no. 7291981124,25,26)Support Email – Support@ bankeauctions.com, Mr. Bhavik Pandya Mob. 8866682937. Email: Gujarat@c1india.com 3. For further details and queries, contact Authorised Officer: Akshay Jain Mob: 9810271251
- 4. This publication is also 30 (Thirty) days notice to the Borrower / Mortgagor / Guarantors of the above said loan account pursuant

to rule 8(6) of Security Interest (Enforcement) Rules 2002, about holding of auction sale on the above-mentioned date / place. PLEASE REFER THE WEBSITE FOR DETAILED TERMS AND CONDITIONS (Use Code: 186675 and see the NIT Document) (https://www.bankeauctions.com)

Place: Delhi Date: 24.01.2025 SD/-, Authorized Officer

Possession

IndiaShelter INDIA SHELTER FINANCE CORPORATION LTD. Home Loans REGD: OFFICE:- Plot-15,6th Floor, Sec-44, Institutional Area, Gurugram, Haryana-122002,

Branch Office: U.N.TOWER, 2nd Floor, 18-EC Road, Near UPCL Office, Survey Chowk, Dehradun-248001 BP-49, First Floor, Neelam Bata Road, Nit Faridabad-121001, Office No. 4,5,6,7, First Floor, Shree Ram Palace, Bhoja Market, Sector-27, Near Vinayak Hospital, Atta, Gautam Buddh Nagar, Noida - 201301, Uttar Pradesh. and 143, 2nd Floor Main Road Facing (Above ICICI Bank), Civil Lines, Barelly- 243001

POSSESSION NOTICE FOR IMMOVABLE PROPERTY Whereas, The Undersigned Being The Authorised Officer Of The India Shelter Finance And Corporation Ltd, Under The Securitisation And Reconstruction Of Financial

Assests And Enforcement (Security) Interest Act, 2002 And In Exercise Of Power Conferred Under Section 13(12) Read With Rule 3 Of The Security Interest (Enforcement Rules 2002 Issued A Demand Notice On The Date Noted Against The Account As Mentioned Hereinafter, Calling Upon The Borrower And Also The Owner Of The Property/Surety To Repay The Amount Within 60 Days From The Date Of The Said Notice. Whereas The Owner Of The Property And The Other Having Failed To Repay The Amount, Notice is Hereby Given To The Under Noted Borrowers And The Public in General That The Undersigned Has Taken Possession Of The Propertyries Described Herein Below In Exercise Of The Powers Conferred On Him/Her Under Section 13(4) Of The Said Act Read With Rules 8 & 9 Of The Said Rules On The Dates Mentioned Against Each Account. Now, The Borrower in Particular And The Public In General Is Hereby Cautioned Not To Deal With The Property/les And Any Dealing With The Propertyles Will Be Subject To The Charge Of India Shelter Finance Corporation Ltd For An Amount Mentioned As Below And Interest Thereon, Costs. Etc. WAME OF THE BORDOWEDIGHADANTOD DESCRIPTION OF THE CHARGED INCOTOACED

(OWNER OF THE PROPERTY) & LOAN ACCOUNT NUMBER	PROPERTY (ALL THE PART & PARCEL OF THE PROPERTY CONSISTING OF)	DT. OF DEMAND NOTICE, AMOUNT DUE AS ON DATE OF DEMAND NOTICE	Date Of Possession
MR/MRS RESHAMA KHATUN MR/MRS ABDUL GAFFAR At: Bhatta Road Vikas Nagar Dehradun Near Bajaj Hotel Dehradun- 248001 Also At: Property No 1/461, Khasra No 3882, Ward No 01, Vikas Nagar Dehradun - 248001 LOAN ACCOUNT NO: LA24BLLONS000005007563/AP-10014796	All Piece And Parcel Of Property No. 1/461, Khasra No 3882, Ward No.01, Vikas Nagar, Dehradun, Uttrakhand, Area 34.16 Sq Mtrs. BOUNDARY:- East: Aslam's Property, West: Kallu's Property. North: 1.87 Mtr, South: Nisha's Property.	3,58,010.49/- (Rupees Three Lakh Fifty Eight Thousand Ten and paise Four Nine Only) Due As On 10-June-2023	Symbolic Possession
MR./ MRS. Brajwati W/O VIRENDER	All Piece And Parcel Of Khewat Khata No 44/45	Demand Notice Date: 15.10.2024 Rs.	22/JAN/25

Mu No 14 Kila No 11/1/1(1-7)14(8-0) Mu No 27 1073444/- (Rupees Ten Lakh Seventy

Kifa No 6/1(2-16) Mu No 42 Kifa No 1/2(3-3) Mu No Three Thousand Four Hundred Forty

45 Kila No 9/1(4-15) Area 1200Sq Yard Waka Four Only) Due As On 09-Oct-2024

Siwana Moja Sailothi Nangla Tehsil & Distt Palwall Together With The Interest From 10

MR./ MRS. Anup Singh S/O VIRENDER MR./ MRS. Birender Singh S/O Narayan Singh At: House No 406 Lohal Mohalla Near Nangla Sailothi Sailothi 154 Asaota Palwal Harvana 121102 Also At Khewat Khata No 44/45 Mu No 14 haryana 121105 BOUNDARY:- East-Property of Oct-2024 And Other Charges And Cost Kila No 11/1/1(1-7)14(8-0) Mu No 27 Kila No 6/1(2- Vikram , West-Property Of Vikram, North-Property Till The Date Of The Payment. 16) Mu No 42 Kila No1/2(3-3) Mu No 45 Kila No

9/1(4-15) Waka Siwana Moja Saliothi Nangla Tehsil Crisuraj, South-12 Feet Road & Distr Palwal LOAN ACCOUNT NO: LA11VLLONS000005093193 & LA11VLLONS000005093231/AP-10222064 & AP-10222954) All Piece And Parcel Of Khawat No 15 Khata No 20 Demand Notice Date: 15.10.2024 Rs. 22/JAN/25 Mu No 5 Kila No 5/1/2 (2-8) 5/3 (2-17) Area 500 sq 1746150/- (Rupees Seventeen Lakh Symbolic Yard, Aaraji Waka Mouja Hidayatpur Tehsil Palwal Forty Six Thousand One Hundred Fifty Possession

Of suraj, South-12 Feet Road

MR./ MRS. Arti Bhati W/O BALDEV MR./ MRS. Baldev S/O SEVARAM MR./ MRS. Mohan S/o SEVARAM At: House No 98 Hidayatpur 138 Palwal Haryana

121105 Also At, Khawat No 15 Khata No 20 Mu No 5 Kila No 5/1/2 (2-8) 5/3 (2-17) Aaraji Waka Mouja Hidayatour Tehsil Palwal Haryana 121105 LOÁN ACCOUNT NO : HL11RNLÓNS000005075450 &

Haryana BOUNDARY:- East-Property Of Only) Due As On 09-Oct-2024 Narayan West-Road 30 Ft.North-Property Of Together With The Interest From 10 Shakuntala, South-Property Of Nihir

LA11VLLONS000005096406/AP-10180365 & AP-10227011) All Piece And Parcel Of Khawati Khata No 161/257 Demand Notice Date: 15.10.2024 of 22/JAN/25

MRS. Dharam Bati W/o Jagbir Singh MR. Soninder S/o JAGBIR SINGH MR./ MRS. Jagvir Singh S/O RATI RAM At: House No-1229 Chhuchna Mohalla Barauli (149) Baroli Palwal Haryana-121102 Also At, Khawat/Khata No 161/257 Mu No 64 Kita No 17 (8-0) 18(7-13) 23(7-13) 24(8-0) Mu No 81 Kila No 3(4-2) 4/1(1-12) Mu No 82 Kila No 21/2(7-7) Mu No 86 Kila No 2/1(0-10) Aaraji Jari Waka

MRS. Kavita W/O KISHOR

MR./ MRS. Vinod S/O SEVI

Rameshwar

tehsil & District Palwal Haryana BOUNDARY: Till The Date Of The Payment. 22(8-0) Mu No 83 Kila No 3(7-13) 4(8-0) 7/1(5-12) Property Of Bali, South-Property Of Bijandra East-Road 8 Ft, West-Property Of Sikander, North-Mouja Gao Badoli Tehsil & District Palwal Haryana 121001 LOAN ACCOUNT NO : LA11VLLONS000005082358/AP-10195746) MR. Kishor S/O Ramesh Chand Urf Rameshwar whose admeasuring area is 4 Marla, or 116 sq. 872421/- (Rupees Eight Lakh Seventy Mr. Ashok Kumar S/o Ramesh Chand Urf yards, carved out of knewat khata no 40/45, mu no Two Thousand Four Hundred Twenty Possession

0) Mu No 81 Kila No 3(4-2) 4/1(1-12) Mu No 82 Kila Seven Thousand Two Hundred Sixty Possession No 21/2(7-7) 22(8-0) Mu No 83 Kila No 3(7-13) Three Only) Due As On 09-Oct-2024 4(8-0) 7/1(5-12) Mu No 86 Kila No 2/1(0-10) Area Together With: The Interest From 10 150 Sq. yard, Aaraji Jari Waka Mouja Gao Badoli Oct-2024 And Other Charges And Cost All piece and Parcel of Property comprising of land Demand Notice Date: 15:10:2024 Rs. 22/JAN/25

Mu No 64 Kils No 17(8-0) 18(7-13) 23(7-13) 24(8- Rs. 9,47,263/- (Rupees Nine Lakh Forty Symbolic

45, kila no 18(8-0), 23/1(3-15), rakba 11 Karnal 15 One Only) Due As On 09-Oct-2024

Area 100 Sq Yard Mauja Palwal (Shamshabad) Only) Due As On 09-Oct-2024 Togethe

BOUNDARY: East-House Of Khajani, West-And Other Charges And Cost Till The

House Of Chander Pal, North-Vacant Plot, South- Date Of The Payment.

0) 6/2/1(3-10) 7/1/2(2-13) total rakba 10 Kanal 3 689582/- (Rupees Six Lakh Eighty Nine Symbolic

Marle ka 13/812 Part, Bakdar rakba3/1/4 Marla Thousand Five Hundred Eighty Two Possession

Of The Payment.

FOR INDIA SHELTER FINANCE CORPORATION LTD (AUTHORIZED OFFICER)

Oct-2024 And Other Charges And Cost

Till The Date Of The Payment.

Lulwari Barauli (149) Palwal Haryana 121102 disti palwal BOUNDARY: - East-Road 6 Ft West- Oct-2024 And Other Charges And Cost Also At. Khewat Khata No 40/45 Mu No 45 Kila Property Of Lala, North-Other Property, South-Till The Date Of The Payment. No 18(8-0)23/1(3-15) Waka Moja Lulwari Tehsil Road 15 Ft Palwal Distt Palwal Haryana 121102 Also At, House No 196 Bhedva Mohalla Near Chopal Lulwari Barauli (149) Palwal

Also At: Village Luiwari, Luiwari (141) Palwal Haryana-121102 LOAN ACCOUNT NO: LA11VLLONS000005079098/AP-10188648 All Piece And Parcel Of Mu No 165 Kila No 4/2/2(4- Demand Notice Date : 15.10.2024 Rs. | 22/JAN/25 MR./ MRS. Neetu W/O Vinod

Rasta

At: House No D-70 Bhedva Mohalla Near Chopal Maria, situated at waka moja lulwari tehsii palwal Together With The Interest From 10

At: Near Chairman Sushila Rawat Shamshabad Palwal Haryana 121102 Also At, Mu No 165 Kila No 4/2/2(4-0) 6/2/1(3-10) Teh Palwal Distt Palwal Haryana 121102 With The Interest From 10-Oct-2024 7/1/2(2-13) Mauja Palwal (Shamshabad) Teh Palwal Distt Palwal Haryana 121102

LOAN ACCOUNT NO : HL11HLLONS000005043895/AP-10093498

MR./ MRS. Roop Wati W/O VIJAYPAL MR./ MRS. Om Pal S/O VIJAYPAL

At: Near Main Adda Bhawana Barsana Mohalla

Amroli 143 Palwal Haryana 121102

All Above At: Khangawa Shyam Majra Ajampur

Post Khangawa Shyam Bareilly Uttar Pradesh

384 Min Village Kargena Bareilly Uttar Pradesh

243001 Also At Ashirwad Barat Ghar Jagriti

243001 Also At, House Bearing Khasra No 383,

Nagar Baduan Road Bareilly Uttar Pradesh 243001

PLACE: DELHI/NCR DATE: 24.01.2025

LOAN ACCOUNT NO: HL11CHLONS000005067356/AP-10155414

Also At, Khawat/Khata No 739/799 Mu No 21 Kila No 7/2 (4-13) Waka Mouja Kushak Tehsil Jila Palwal Haryana-121102 LOAN ACCOUNT NO: LA11CLLONS000005068159/AP-10156226 MRS. AMAR VATI W/O BHURE SINGH. MR BHURE SINGH S/O BADAN SINGH

moja kushak Tehsii & Distt Palwal, Haryana, Three Only) Due As On 09-Oct-2024 BOUNDARY:-East-Road 4 Ft, West-Self Property, Together With The Interest From 10-North-Self property South-Property Of Sukhveer Oct-2024 And Other Charges And Cost All Piece And Parcel Of Property comprising of Demand Notice Date: 12.11.2024 Rs. house whose, Khasra / Gata no.383 and 384, 770790/- (Rupees Seven Lakh Seventy) MR./MRS. VIJENDRA SINGH S/O VADAN SINGH admeasuring area is 41:60 Sq. meters; situated at Thousand Seven Hundred Ninety Only) Possession

Plot Of Kalicharan, South-Plot Of Seller.

FOR ANY QUERY PLEASE CONTACT Mr. Sudhir Tomar (+91 9818460101)

All Piece And Parcel Of Freehold Plot Area 183 Sq. Demand Notice Date: 15.10.2024 Rs. 22/JAN/25 Yrds, khewat khata no 739/799 mu no 21 kila no 1022733/- (Rupees Ten Lakh Twenty Symbolic 7/2(4-13) Part 1/2 rakba 2 Karnal 6 Marla waka Two Thousand Seven Hundred Thirty Possession Till The Date Of The Payment.

23/JAN/25 Mauia / Gram-Kargena Barelly, Pargana, Tehsill Due As On 09-Nov-2024 Together With and Ditt-Barelly, U.P. BOUNDARY: - East-15 Feet The Interest From 10-Nov-2024 And Wide Road, West- Khet Vedram Mourya, North- Other Charges And Cost Till The Date

> admeasuring 43.33 sg. vds., Block-B, Shastri Nagar, Delhi-110052 Given under my hand and seal on 09.01.2025



SALE PROCLAMATION

R.C. No. 98/2019 UNION BANK OF INDIA V/S MR. ARVIND ARYA

PROCLAMATION OF SALE UNDER RULE 52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT. 1961 READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL INSTITUTIONS ACT, 1993

CD#1 Mr. Arvind Arya S/o Mr. Pratap Singh Arya

CD#2 Ms. Veena Arya W/o Mr. Arvind Arya CD#3 Ms Salra Devi W/o Mr. Pratap Singh, All CD#1 to CD#3 are R/o House No. 999, Faridabad, Haryana-121004

 Whereas as per Recovery Certificate No. 98/2019 drawn by the Presiding Officer, Debts Recovery Tribunal-II mentioning a sum of Rs. 99,38,619.33 (Rs. Ninety Nine Lakhs Thirty Eight Thousand Six Hundred Nineteen and Paise Thirty Three Only) CD's are Jointly and / or Severally liable to pay the amount of Rs. 98,33,619.33 (Rupess Ninety Eighty Lacs Thirty Three Thousand Six Hundred and Nineteen and Paisa Thirty Three only) alongwith future interest @12% p.a. from the date of filing of the OA i.e. 08-04-2016 until recovery with cost.

2 And whereas the undersigned has ordered the sale of properly mentioned in the Schedule below in satisfaction of the said Recovery Certificate

Notice is hereby given that in absence of any order of postponement, the said property shall be sold by e-auction and bidding shall take place through "Online Electronic Bidding" through the website : https://www.bankeauctions.com on 05.03.2025 between 03.00 pm.to 04.00 pm. with extensions of 5 minutes duration after 04:00 PM, if required. The sale shall be of the property of the CD(s) above-named as mentioned in the schedule below and the liabilities and claims

5. The property shall be put up for the sale as specified in the schedule. If the amount to be realized by sale is satisfied by the sale of a

portion of the property, the sale shall be immediately stopped with respect to the remainder. The sale will also be stopped if, before auction is knocked down, the arrear's mentioned in the said certificate, interest costs (including cost of the sale) are tendered to the

attaching to the said property, so far as they have been ascertained, are those specified in the schedule against each lot

officer conducting the sale or proof is given to his satisfaction that the amount of such certificate, interest and costs have been paid No officer or other person, having any duty to perform in connection with sale, however, either directly in indirectly hid for, acquire

or attempt to acquire any interest in the property sold

The sale shall be subject to the conditions prescribed in the Second Schedule to the Income Tax Act, 1961 and the rules made thereunder and to the following further conditions

7.1 The particulars specified in the annexed schedule have been stated to the best of the information of the undersigned, but the undersigned shall not be answerable for any error, mis-statement or omission in this proclamation.

7.2 The Reserve Price below which the property shall be sold and the Earnest Money Deposit (EMD) are as under;-

S.No	Description of Property	Reserve Price (in Rs.)	Earnest Money Deposit (EMD)
	House No. 999, Sector-09, Faridabad, Haryana-121001 (admeasuring 250 sq. yards)	Rs. 1,92,00,000/-	Rs. 19,20,000/-

proof, address proof etc and in the case of company, copy of resolution passed by the board members of the company or any other document confirming representation/attorney of the company also, latest by 03.03.2025 before 4.00 PM in the Office of the Recovery Officer-II, DRT-II, Delhi shall be eligible to participate in the e-auction to be held from 03.00 PM to 04.00 PM on 05.03.2025, in the case of individual, a declaration if the bid is on his/her own behalf or on behalf of his/her principals be also submitted. In the latter case, the bidder shall be required to deposit his/her authority and in case of default, his/her bid shall be rejected. In case bld is placed in the last 5 minutes of the closing time of the auction, the closing time will automatically get extended for 5 minutes.

7.4 The bidder(s) shall improve their offer in multiples of Rs. 1,00,000/- (Rupees One Lac Only).

7.5 The unsuccessful bidder shall take the EMD directly from the Office of Recovery Officer-II, DRT-II, Delhi, Immediately on closure of

7.6 The Successful/highest bidder shall have to prepare and deposit Demand Draft/Pay Order for 25% of the bid/sale amount, after adjusting the EMD, favoring Recovery Officer-II, DRT-II, Delhi, A/c R.C. No. 98/2019 by next bank working day i.e, by 04.00 PM with this Tribunal

7.7 The successful/highest bidder shall deposit, through Demand Draft/Pay Order favouring Recovery Officer-II, DRT-II, Delhi, A/c R.C. No. 98/2019, the balance 75% of the sale proceeds before the Recovery officer-II, DRT-II, Delhi on or before 15th day from the date of auction of the property, exclusive of such day, or If the 15th day be Sunday or other holiday, then on the first office day after the 15th day alongwith the poundage fee 2% upto Rs. 1,000 and 1% on the excess of such gross amount over Rs 1000/- in favour of Registrar, DRT-II Delhi. (in case of deposit of balance amount of 75% through post the same should reach the Recovery Officer as above).

7.8 In case of default of payment within the prescribed period, the property shall be re-sold, after the issue of fresh proclamation of sale. The deposit, after defraying the expenses of the sale, may, if the undersigned thinks fit, be forfeited to the Government and the defaulting purchaser shall forfeit all claims to the property or to any part of the Sum for which it may subsequently be sold. B. The property is being sold on "AS IS WHERE IS BASIS" & "AS IS WHAT IS BASIS.

The undersigned reserves the right to accept or reject any or all bids if found unreasonable or postpone the auction at any time without assigning any reason.

POURDING OF THE DEODEDTY

SCHEDULE OF THE PROPERTY				
S. lo.	Description of the Property to be sold	Revenue assessed upon the property or any part thereof	encumbrance to which property	Claims, if any, which have been put forward to the property, and any other known particulars bearing on its nature and value
	House No. 999, Sector-09, Faridabad, Haryana- 121001 (admeasuring 250 sq. yards)	Not Known	Not Known	Not Known

Contact Person: Neha Bansal, 9729146633 Given under my hand and seal on 13-01-2025 Sd/- (Dattatrey Bajpayee) Recovery Officer-II, DRT-II, Delhi

OFFICE OF THE RECOVERY OFFICER DEBTS RECOVERY TRIBUNAL-I. DELHI. <u> 4th Floor. Jeevan tara building. Parliament Street, New Delhi – 110001</u> SALE PROCLAMATION

T. R.C. NO. 2627/2022

PUNJAB AND SIND BANK VS TOMAL NAG

PROCLAMATION OF SALE UNDER RULE 38, 52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961 READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL INSTITUTIONS ACT, 1993. (CD 1) TOMAL NAG S/O LATE PRAFULLA NAG, R/O A-224, 2ND FLOOR, SHASTRI NAGAR, DELHI-110052

ALSO AT: B-1085, UPPER GROUND FLOOR, PART OF PLOT NO. 63-D. BLOCK-B, SHASTRI NAGAR, DELHI-110052 (CD 2) TUMPA NAG W/O TOMAL NAG, R/O A-224, 2ND FLOOR, SHASTRI NAGAR, DELHI-110052

ALSO AT: B-1085, UPPER GROUND FLOOR, PART OF PLOT NO. 63-D, BLOCK-B, SHASTRI NAGAR, DELHI-110052 (CD3) MOHD. SHAMSHAD S/O SABBIR AHMED, B-68, NEW GOBIND PURA, DELHI-110092 ALSO AT: B-39, GALI NO. 5, NEW GOBIND PURA, DELHI-110092

. Whereas Recovery Certificate No. 2627/2022 in OA No. 293 of 2014 drawn by the Presiding Officer, Debts Recovery Tribunal-I for the recovery of a sum of Rs. 13,83,085.00, together with costs and future interest @ 12% p. a., from the date of filing of OA i.e. 30.04.2014, till its realization and also to pay cost as per the Certificate debtors together with costs and charges as per recovery

2. And whereas the undersigned has ordered the sale of property mentioned in the Schedule below in satisfaction of the said certificate. 3. And whereas there will be due there under a sum of Rs. 13,83,085.00, together with costs and future interest @ 12% p. a., from the date of filing of OA i.e. 30.04.2014, till its realization and also to pay cost, Notice is hereby given that in absence of any order of postponement, the property/properties as under shall be sold by e-auction and bidding shall take place through "On lin Electronic Bidding" through the website https://www.bankeauctions.com on 05.03.2025 between 12.00 pm and 01.00 pm with extensions of 5 minutes duration after 01.00 pm, if required.

4. The description of the property proposed to be e-auctioned as follows **Description of property** SI. No.

	1.	Property bearing no. B-1085, Upper Ground Floor, admeasuring 36.23 Sq. Mts. without roof rights, part of plot no. 63-D, admeasuring 43.33 sq. yds., Block-B, Shastri Nagar, Delhi-110052	Rs. 21.00 Lakhs	Rs. 2.10 Lakhs	
5. The EMD shall be paid through Demand Draft/Pay Order in favour of Recovery Officer, DRT-I, Delhi-A/c R. C. No. 2627 along with self-attested copy of Identity (voter I-card/Driving/license/passport) which should contain the address for					
1		The state of the Danier of the			

communication and self-attested copy of PAN Card must reach to the Office of the Recovery Officer, DRT-I, Delhi latest by 03.03.2025 before 5.00 PM. The EMD received thereafter shall not be considered. The said deposit be adjusted in the case of successful bidders. The unsuccessful bidder shall take return of the EMD directly from the Registry, DRT-1, Delhi after receipt of such report from e-auction service provider/bank/financial institution on closure of the e-auction sale proceedings

6. The envelope containing EMD should be super-scribed "T. R. C, No. 2627/2022" along with the details of the sender i.e. address, e-mail ID and Mobile Number etc. 7. Intending bidders shall hold a valid Login Id and Password to participate in the E-Auction email address and PAN Number. For details

with regard to Login id & Password, please contact M/s C 1 INDIA PVT, LTD., UDYOG VIHAR, PHASE 2, BUILDING NO. 301, GURUGRAM, HARYANA, - 122015 (INDIA) TEL. 91 7291981124/25/26, 9948182222, E-MAIL ANDHRA@C1INDIA.COM SUPPORT@BANKEAUCTIONS.COM, WEBSITE HTTPS://WWW.BANKEAUCTIONS.COM

8. Prospective bidders are required to register themselves with the portal and obtain user ID/password well in advance, which is mandatory for bidding in above e-auction. from M/s C 1 INDIA PVT. LTD.

9. Details of concerned bank officers/Helpline numbers etc. are as under: -

Name & Designation **Email & Phone Nos.** Mobile No. 8094333353, Email: d0707@psb.co.in Sh. Prithivraj Meena (AGM) Mobile No. 9015285882 **Sh. Pronoy Kumar Ghose**

10. What is proposed to be sold are the rights to which the certificate debtors are entitled in respect of the properties. The properties will be sold along with liabilities, if any. The extent of the properties shown in the proclamation is as per the Recovery Certificate schedule. Recovery Officer shall not be responsible for any variation in the extent due to any reason. The properties will be sold on 'as is where is' and as is what is' condition 11. The property can he inspected by prospective bidder(s) before the date of sale for which the above named officer of the bank may be

12. The undersigned reserves the right to accept or reject any or all bids if found unreasonabe or postpone the auction at any time without assigning any reason.

13.EMD of unsuccessful bidders will be received by such bidders from the Registry of DRT-I, on identification/production of Identity proof viz., PAN Card, Passport, Voter's ID, Valid Driving License or Photo Identity Card issued by Govt. and PSUs. Unsuccessful bidders shall ensure return of their EMD and, if not received within a reasonable time, immediately contact the Recovery Officer, DRT-I, Delhi/ or the Bank. 14. The sale will be of the property of the above named CDs as mentioned in the schedule below and the liabilities and claims attaching to

the said property, so far as they have been ascertained, are those specified in the schedule against each lot. 15. The property will be put up for the sale in the lots specified in the schedule. If the amount to be realized is satisfied by the sale of a

portion of the property, the sale shall be immediately stopped with respect to the remainder. The sale also be stopped if, before any lot is knocked down, the arrears mentioned in the said certificate, interest costs (including cost of the sale) are tendered to the officer conducting the sale or proof is given to his satisfaction that the amount of such certificate, interest and costs have been paid to the 16. No officer or other person, having any duty to perform in connection with sale, however, either directly or indirectly bid for, acquire or

attempt to acquire any interest in the property sold. 17. The sale shall be subject to the conditions prescribed in the Second Schedule to the Income Tax Act, 1961 and the rules made there under and to the further following conditions: The particulars specified in the annexed schedule have been stated to the best of the

information of the undersigned, but the undersigned shall not be answerable for any error, mis-statement or omission in this 18. The amount by which the biddings are to be increased shall in multiple of Rs. 5,000 (Rs. Five Thousand Only). In the event of any dispute arising as to the amount of bid, or as to the bidder, the lot shall at once be again put up to auction.

19. The Successful/Highest bidder shall be declared to be the purchaser of any lot provided that further that the amount bid by him is not less than the reserve price. It shall be in the discretion of the undersigned to decline acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so. 20. Successful/ highest bidder shall have to prepare DD/Pay order for 25% of the sale proceeds favoring Recovery Officer, DRT-I, Delhi,

A/C. T. R. C, No. 2627/2022 within 24 hours after close of e-auction and after adjusting the earnest money (EMD) and

sending/depositing the same in the office of the Recovery Officer so as to reach within 3 days from the close of e-auction failing which the earnest money (EMD) shall be forfeited. 21. The Successful/Highest Bidder shall deposit, through Demand Draft/Pay Order favoring Recovery Officer, DRT-I, Delhi A/C T. R. C. No. 2627/2022 the balance 75% of the sale proceeds before the Recovery Officer, DRT-I on or before 15th day from the date of sale of the property, exclusive of such day, or if the 15th day be Sunday or other holiday, then on the first office day after the 15th day along with the poundage fee @ 2% upto Rs 1,000 and @ 1% on the excess of such gross amount over Rs. 1000/- in favor of Registrar,

22. In case of default of payment within the prescribed period, the property shall be resold, after the issue of fresh proclamation of sale. The deposit, after defraying the expenses of the sale, may, if the undersigned thinks fit, be forfeited to the Government and the defaulting purchaser shall forfeit all claims to the property or to any part of the sum for which it may subsequently be sold. **SCHEDULE OF PROPERTY** Details of any Claims, if any, which have been

DRT-I Delhi. (In case of deposit of balance amount of 75% through post the same should reach the Recovery Officer as above.)

Lot. Description of the property to be sold with the names of Revenue

assessed upon encumbrance to put forward to the property, and No. the co-owners where the property belongs to the defaulter the property or which property other known particulars bearing and any other person as co-owners. any part thereof on its nature and value. is liable Property bearing no. B-1085, Upper Ground Floor, admeasuring No information received. 36.23 Sq. Mts. without roof rights, part of plot no. 63-D,

In case of any clarification/requirement regarding assets under sale, bidder may contact Mr. Nakul Gupta (Mob No. +918700867857) & Mr. Somesh Sundariyal (Mob No +917078699330). Bidder may

To the best of the knowledge of the Bank no encumbrances are there. However, 2 (two

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.COM and/or on HTTP://BANKAUCTIONS.IN/ Place: Delhi NCR Date: 24.01.2025 Authorized Officer, Kotak Mahindra Bank Limited

PUBLIC ANNOUNCEMENT

(Under the provision of Section 102 of the Insolvency and Bankruptcy Code, 2016) FOR THE ATTENTION OF THE CREDITORS OF MR. BHARAT RAJ PUNJ (Personal Guarantor to M/s Leel Electricals Limited)

Name of the Personal Guarantor Mr. BHARAT RAJ PUNJ B-20, Greater Kailash, Part-1, New Delhi Address of the Personal Guarantor M/s. BANK OF BARODA filed a case against Mr. Details of the order admitting the BHARAT RAJ PUNJ, the Personal Guarantor of M/s Leel application Electricals Limited before Hon'ble NCLT, Allahabad Bench, Prayagraj Bench. The case got admitted on January 09, 2025, for initiation of the Insolvency Resolution Process against the Personal Guarantor Mr. Bharat Raj Punj Date of Order - 09/01/2025 Insolvency commencement date Date of Intimation - 22/01/2025 Estimated date of closure of Insolvency 08/07/2025 (180 days from the commencement of Resolution Process Insolvency resolution process for personal Guarantor to Corporate Debtors i.e. 09/01/2025) Last date for submission of claims 14/02/2025 (within 21 days from the date of this notice

Jayant Prakash Address and e-mail to be used for correspondence with the Resolution 203, Second Floor, 10, Sikka Complex, Community Professional. Centre, Preet Vihar, New Delhi - 110092 Email: ip.jayantprakash@gmail.com 0. Relevant Forms https://ibbi.gov.in/en/home/downloads Notice is hereby given that the National Company Law Tribunal, Court III, New Delhi, in the case of nsolvency Resolution Process under Section 95 of the Insolvency & Bankruptcy code, 2016 has ordered

The creditors of Mr. Bharat Rai Puni are hereby called upon to submit their claims and proof on or before 14/02/2025 in Form B under Regulation 7(1) of the Insolvency and Bankruptcy Board of India (Insolvency Resolution Process for Personal Guarantors to Corporate Debtors) Regulations, 2019. The creditor shall submit their claims to the Resolution Professional with proof through electronic means,

or by hand or registered or speed post or courier.

applicable laws. Jayant Prakash Date: 24.01.2025

Place: Ghaziabad PROFECTUS PROFECTUS CAPITAL PRIVATE LIMITED

CAPITAL Registered/ Corporate/Branch Office:-B/17, 4th Floor, Art Guild House, Behind Phoenix Marketcity Mall, Lal Bahadur Shastri Marg, Kurla

under Sarfaesi Act read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rules Whereas the Authorized Officer of Profectus Capital Private Limited. (hereinafter referred to as 'the Profectus), under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (in short 'SARFAESI Act) and in exercise of powers conferred under Section 13(12) read with the Security Interest (Enforcement) Rules, 2002 issued Demand Notice under Sec. 13(2) of SARFAESI Act calling upon the below-mentioned Borrowers/Co-borrowers/mortgagors/Guarantors to

The following Borrowers/Co-borrowers/mortgagors/Guarantors having failed to repay the above said amount within the specified period. Notice is hereby given to the public in general and in particular to the Borrower (s) and Co-Borrower(s) that the authorized officer has taken over possession in exercise of powers conferred under Section 13(4) of SARFAESI Act read with Security Interest (Enforcement) Rules, 2002, which is to be sold by way of auction on "As Is Where Is Basis", "As Is What Is Basis", "Whatever There Is Basis", and "No Recourse Basis" for recovery of Rs. 3,58,24,296/- (Rupees Three Crore Fifty Eight Lakhs Twenty Four Thousand Two Hundred and Ninety Six Only) outstanding as on 07.08.2024 due to the Profectus Capital Pvt Ltd., (Secured Creditor) with further Interest and additional Penal, due to the Profectus under Rules 8 and 9 of Security Interest (Enforcement) Rules, 2002 by inviting tenders/bids as per below Auction schedule below and other

Description of Property:-All that piece and parcel of property being Residential House No. X/3036 (Part), on Plot No. 31, admeasuring 75.00 sq. yds., alongwith its whole of the structure of Two Shops, Four Rooms, on the ground Floor, Two Rooms, Kitchen, laterine, bath on first floor, fitted with Electricity, out of Khasra No. 211 & 212, Situated at abadi Main Road, Raghubarpura, No. 02, Gandhi

Known encumbrances (if any):- Not known to the Profectus Reserve Price (In Rs.):-Rs. 4,75,12,000/- (Rupees Four Crore Seventy five Lakhs

Twelve Thousand only) Earnest Money Deposit (In Rs.) Through DD/PO in Favour Of 'Profectus Capital Private Limited.' Payable at Delhi:- Rs. 47.51,200/- (Rupees Forty Seventy

Bid Incremental Amount:- Rs. 1,00,000/- Bid Incremental Time:-One Minute Last Date, Time & Venue for Submission of Bids with Sealed Offer/Tender with EMD Till 24/02/2025 latest by 04:00 P.M. at 7-E, 5th Floor, DRI Building, Swami Ramtirth Nagar, Rani Jhansi Road, Jhandewalan Extension, Central Delhi

5th Floor, DRI Building, Swami Ramtirth Nagar, Rani Jhansi Road, Jhandewalan Extension, Central Delhi - 110055, India.

Cost of Tender / Bid Cum Auction Form: - NIL Return of EMD Of Unsuccessful Bidders: Within Seven working days from the date

Last Date for Payment of Balance 75% Of Highest Bid:- Within 15 days from the date of bid/Sale Confirmation

Borrower/ Co-Borrower/ Guarantors /Mortgagor Name 1. Mr. Inder Kumar (Inder Ready Made Material Store), 2. Rekha Arora,

3. Vir Bhan Arora, 4. Paras Arora Date of Demand Notice U/Sec.13(2) Of SARFAESI Act:-07th August, 2024

Amt. Of Demand Notice U/S-13(2) Of SARFAESI Act (In Rs.):-Rs. 3,58,24,296/-(Rupees Three Crore Fifty Eight Lakhs Twenty Four Thousand Two Hundred and Ninety Six Only)

The interested parties may contact the Authorized Officer Mr. Karan Saxena, Contact No. 999988484 email- karan.saxena@profectuscapital.com for further details / clarifications and for submitting their application.

Date: 24/01/2025 For Profectus Capital Pvt.Ltd

financialexp.epapr.in

Debts Recovery Tribunal-1, Delhi

(Niranjan Sharma) Recovery Officer-II,

New Delhi

EMD

Reserve Price

Encumbrances | Securitisation Application (SA) bearing number 375 of 2024 & 376 of 2024 are pending 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

Between 12:00 Pm To 1:00 Pm With Unlimited Extension Of 5 Minutes

Rs.5,25,00,000/- (Rupees Five Crore Twenty Five Lakh only)

also contact the bank's IVR No. (+91-9152219751) for clarifications.

CIN: L29120UP1987PLC091016 RELEVANT PARTICULARS

insolvency professional acting as Regn. No.:IBBI/IPA -001/IP - P00597/ 2017-18/11049 Resolution Professiona Address and e-mail of the Resolution 15/775, Vasundhara, Ghaziabad, UP-201012, India Professional, as registered with the Board | Email: jayant_prakash@yahoo.com

Name and registration number of the Jayant Prakash

i.e. 24/01/2025)

the commencement of an Insolvency Resolution Process of Mr. Bharat Rai Puni on 09/01/2025.

Submission of false or misleading proofs of claim shall attract penalties and imprisonment in accordance with the provisions of the Insolvency and Bankruptcy Code, 2016 and any other

Resolution Professional Regn. No.: IBBI/IPA-001/IP--P00597/ 2017- 8/11049

(West), Mumbai, 400070 PUBLIC NOTICE FOR SALE/AUCTION OF IMMOVABLE PROPERTIES

repay the amount mentioned in the notice being the amount due together with further interest thereon at the contractual rate plus all costs charges and incidental expenses etc. till the date of payment within 60 days from the date of the said notice.

terms and conditions detailed on website at https://www.profectuscapital.com

AUCTION SCHEDULE

Nagar, in the area of Village Seelampur, Illaga Shahdara, Delhi, Delhi-110031

Lakhs Fifty One Thousand and Two Hundred Only)

Date, Time and Venue for Opening of Bids:- 26/02/2025 on 11.30 a.m. at 7-E.

Last Date for Payment Of 25% Of Accepted Highest Bid for Confirmed Successful Bidder(Inclusive of EMD):- The payment should be made latest by next working day from the date of bid confirmation

Borrower's Details

Authorised officer