

PIRAMAL CAPITAL & HOUSING FINANCE LTD.

CIN: L65910MH1984PLC032639
Registered Office: Unit No.-601,6th Floor, Piramal Amiti Building, Piramal Agastya Corporate Park, Kamani Junction, Opp. Fire Station, LBS Marg, Kurla (west), Mumbai-400070 –T +91 22 3802 4000
Branch Office: HDIL Tower, Ground Floor, Anant Kanekar Marg, Bandra (East), Mumbai-400051 Contact Person: 1. Vaidehee Byndla - 9821537386, 2. Rohan Sawant - 9833143013, 3. Ashish Jha - 9096750852

E-Auction Sale Notice-Subsequent Sale

Pursuant to taking possession of the secured asset mentioned hereunder by the Authorized Officer of Piramal Capital & Housing Finance Limited under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 for the recovery of amount due from borrowerks, other see invited by the undersigned for purchase of immovable property, as described hereunder, which is in the possession, on 'As is Where is Basis', 'As is What is Basis' and 'Whatever is There is Basis', Particulars of which are given below:

Loan Code/ Branch/ Borrower(s)/Co- Borrower(s)/ Guarantor(s)	Demand Notice Date and Amount	Property Address _final	Reserve Price	Earnest Money Deposit (EMD) (10% of RP)	Outstanding Amount (21-12-2024)
Loan Code No.: 0600035031, Mumbal - Bandra (Branch), CKP Industries Private Limited (Borrower), Prafulla Subhashchandra Bhat (Co Borrower 1) Chanakya Dhanda (Co Borrower 2) Rupvati Prafulla Bhat (Guarantor 1) Atal Buildcon Private Limited (Guarantor 2) Subhashchandra Pandit Bhat (Guarantor 3) Skyfall Trading Private Limited (Guarantor 4) Cherished Tradiers Private Limited (Guarantor 5) CKP Products Limited (Guarantor 6)	(Rs. Fifty One Crore Sixty Six	All The Piece and Parcel of the Property having an extent: Flat No. 202, 2nd Floor, A- Wing, Building No. 2, Infinity Tower Co-Op Housing Society Ltd., Shirdas Champsi Marg, Mazgaon, Mumbal - 400 010	Crore Sixty	(Rs. Twenty Six	Rs. 1,10,29,63,010/-, (Rs. One Hundred and Ten Crores Twenty Nine Lakhs Sotty Three Thousand and Ten Only)

DATE OF E-AUCTION: 12-01-2025, FROM 11:00 A.M. TO 01:00 P.M (WITH UNLIMITED EXTENSION OF 5 MINUTES EACH), LAST DATE OF SUBMISSION OF BID: 11-01-2025, BEFORE 04:00 P.M.

For detailed terms and conditions of the Sale, please refer to the link provided in www.piramalfinance.com/e-Auction.html oremail us o

piramal.auction@piramal.com STATUTORY 15 DAYS SALE NOTICE UNDER SARFAESI ACT TO THE BORROWER/GUARANTOR / MORTGAGOR The above mentioned Borrower/Guarantor are hereby noticed to pay the sum as mentioned in section 13(2) notice in full with accrued interest till date before the date of auction, failing which property will be auctioned/sold and balance dues if any will be recovered with interest and cost from

Date : December 26, 2024 Place : Mumbai Sd/- (Authorised Officer) Piramal Capital & Housing Finance Limited

#### Returning Officer Apna Sahakari Bank Ltd., Mumbai and Office of the Collector and District Magistrate Mumbai City Tel. No.:-022-22662440

Email: collector.mumbaicity@maharashtra.gov.in

- Read: 1) Provision in Multi-State Co-operative Societies Act 2002 and Rule 2002. Order of Appointment of Returning Officer
  - order No. CEA-12011/66/2024 dated 05.12.2024.
  - Order of Appointment of Assistant Returning Officer, order No.CEA-12011/66/2024, dated 13.12.2024.

In the exercise of the powers conferred by the Section 45 of the Multi State Co-operative Societies Act, 2002 read with the Rule 19 of the Multi State Co-operative Societies Rules, 2002 District Collector (Mumbai City) as Returning Officer and District Deputy Registrar, Co-op. Societies, Mumbai City (1) as Assistant Returning Officer, appointed to conduct the election to the Board of Directors of Apna Sahakari Bank Ltd., having their Registered office at Apna Bazar, 106-A, Naigaon, Mumbai 400 014 & Corporate office at Apna Bank Bhavan, Dr. S. S. Rao Road, Parel, Mumbai - 400 012. :- Collector / District Magistrate, Mumbai City. Office of the Returning officer

Old Custom House, Shahid Bhagat Singh Road Fort, Mumbai-400 001.

Office of the Assistant Returning officer :-

District Deputy Registrar, Co-operative Societies, Mumbai City (1) Malhotra House, 6th floor, Opp. to GPO, Fort, Mumbai-400 001.

### (1) Constituencies

Sr. No.	States	No. of Directors
1	General	12
2	Women Directors	02
3	Schedule Caste/Schedule Tribes	01
	Total	15

#### **ELECTION PROGRAMME**

Sr. No.	STAGES	DAY/DATE	TIME	PLACE
1	Publication of provisional List of Members Eligible to Vote	27/12/2024 (Friday)	11.00 A.M.	Office of the Assistant Returning Officer, (District Deputy Registrar, Co-op. Societies, Mumbai City-1, Add :- Malhotra House, 6th floor, Opp. GPO, Fort, Mumbai-400 001) & Society's Corporate Office.
2	Time Window for Raising Objection (if any) to the Provisional List	28/12/2024 To 03/01/2025 (Saturday to Friday)	11.00 A.M. To 03.00 P.M. (Everyday)	Office of the Assistant Returning Officer, (District Deputy Registrar, Co-op. Societies, Mumbai City-1, Add :- Malhotra House, 6th floor, Opp. GPO, Fort, Mumbai-400 001)
3	Publication of Final List of members Eligible to vote	04/01/2025 (Saturday)	11.00 A.M.	Office of the Assistant Returning Officer, & Society's Corporate Office
4	Issue and filing of Nomination Form	06/01/2025 To 09/01/2025 (Monday to Thursday)	11.00 A.M. To 03.00 P.M.	Office of the Assistant Returning Officer, (District Deputy Registrar, Co-op. Societies, Mumbai City-1, Add :- Malhotra House, 6th floor, Opp. GPO, Fort, Mumbai-400 001)
5	Publication of List of Nominations received	09/01/2025 (Thursday)	5.00 P.M.	Office of the Assistant Returning Officer, & Society's Corporate Office
6	Scrutiny of received Nomination Forms	10/01/2025 (Friday)	11.00 A.M. To 03.00 P.M.	Office of the Returning Officer and Collector / District Magistrate, Mumbai City. (Old Custom House, Shahid Bhagat singh Road, Fort, Mumbai - 400 001)
7	Publication of List of Valid Nominations	10/01/2025 (Friday)	05.00 P.M.	Office of the Assistant Returning Officer, & Society's Corporate Office
8	Withdrawal of Nominations	11/01/2025 (Satuday)	11.00 A.M. To 03.00 P.M.	Office of the Assistant Returning Officer, (District Deputy Registrar, Co-op. Societies, Mumbai City-1, Add :- Malhotra House, 6th floor, Opp. GPO, Fort, Mumbai-400 001)
9	Publication of Final list of Contesting candidates	11/01/2025 (Satuday)	05.00 P.M.	Office of the Assistant Returning Officer, & Society's Corporate Office
10	Date of Polling if Necessary	19/01/2025 (Sunday)	08.00 A.M. To 04.00 P.M.	08.00 AM To 04.00 P.M. and all those who have entered polling station should be allowed to cast vote. (Address declared later)
11	Counting of Votes & Declaration of Result	21/01/2025 (Tuesday)	From 08.00 a.m. Onwards	Address declared later
12	Declaration of Result of	24/01/2025		After Approval of Co-operative Election

## Election for Office Bearers

(Friday)

I	1.	Announcement of Election Schedule  I) Time Window for filing nomination	25/01/2025 (Saturday)	After declaration of Result of Board Member's Election
I		II) Scrutiny of nomination papers		(Address declared later)
ı		III) Time and Date for withdrawal		
I		IV) Display of list of the contesting candidate and schedule of election		
ı	2.	Meeting of Newly Constituted Board & Publication	27/01/2024	11.00 A.M. Onwards
ı		of list for valid Nominations, Polling (If required)	(Monday)	(Address declared later)
	3.	Declaration of Result of Election of Office Bearers		After approval of Co-operative Election Authority, New Delhi on Format 19N.

## NOTES:

Board of Directors

- As Per relevant clauses of Bye-laws of the Society, Members who have been registered in the voter lis will be eligible to vote for the election. Provisional List of members would be available for inspection at Assistant Returning Officer's office and Society's Corporate office at working days during office hours.
- After considering the objections/suggestions if any, Final list of voters would be published at the place referred in the Election Programme.
- A copy of Voters list will be supplied by the society to any Regular member on payment of such fee a may be specified by the Board of Directors of the Society. The Nomination Forms duly completed as prescribed therein shall be presented to the returning officer of
- shall not be accepted. A Regular member who gets disgualified under any of the provisions specified in Section 43 and 44 of the Multi State Co-operative Societies Act, 2002 and/ or Byelaw No.36 of the Society, shall not be eligible for being nominated for a seat on the Board.

a person authorized by him/her between 06.01.2025 to 09.01.2025. Nomination forms received thereafte

- After the close of the poll, the ballot boxes used for poll shall be sealed at respective polling centres and the same shall be brought to place of counting.
- Any changes mentioned above will be conveyed by publishing the same on society's websi (admin@apnabank.co.in) and/or by publishing in the newspapers.
- The candidate filing Nomination form under the category of reserved seats for Scheduled Caste Scheduled Tribe should attach self attested copy of caste certificate, with his nomination form.
- Withdrawal of Nomination (if any), shall be made by a notice in writing and submitted in persons by the Candidate or by person authorised by him in this behalf as per election programme. A notice of withdrawal of nomination once given shall be irrevocable.
- 10. Place of polling stations (If election contested) will be declared later. Voters are advised to bring any on of their own original Photo Identity Card issued by government authorities like Passport, Driving License Voter card issued by the Election Commission, Aadhaar Card, PAN Card etc. during voting to prove their identity if called upon by the Officer on Election Duty.

# Date: 23/12/2024

(Nitin Kale) Assistant Returning Officer, District Deputy Registrar, Co-operative Societies, Mumbai City (1)



Sd/-(Sanjay Yadav) Returning Officer, **District Collector &** District Magistrate, Mumbai City

Authority, New Delhi on Format 19M

(Address declared later)

POSSESSION NOTICE - (for immovable property) Rule 8-(1)

Whereas, the undersigned being the Authorized Officer of IIFL. Home Finance Limited (Formarly known as India Infoline Housing Finance Limit, (IIFL) under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and in secretice of powers conferred under section 13(12) need with Rule 3 of the Security Interest (Enforcement) Rules 2002, a Demand Notice was issued by the Authorised Officer of the company to the borrowers / co-borrowers mentioned herein below to repay the amount, notice is hearby given to the borrower and the public in general that the undersigned has taken possession of the property described herein below in exercise of posses conferred on him under Section 13(4) of the said Act read with Rule 8 of the said notes. The borrower in particular and the public ingeneral are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of IIFL HEIL for an amount as marchined herein under with interest thereon. The borrower's atternet is invited to provisions of sub-section (8) of section 13 of the Act, Ifthe borrower clears the dues of the 1IFL HEIL\* together with all costs, charges and expenses incurred, at any time before the date base for sele or transfer, the secured assets shall not be sold or transferred by "IIFL HEIL" and no further step shall be taken by "IIFL HEIL" for transfer or said of the secured assets.

shall be taken by "IFLHF	L" for transfer or sale of the secured assets.			
Name of the Borrower(s)/ Co-Borrower(s)	Description of secured asset (immovable property)  All that piece and parcel of Row House No. 01, Nivrut Park. Apartment, Plot. No. 1 to 5, Survey. No.	Dues (Rs.)	Date of Demand Notice	
Mr. Ravindra Eknath Patil Mrs. Bharati Ravindra Patil (Prospect No. IL10177781)	55/1842A, Village Kamathwade, Náshik Maharastra, India, 42208 Area Admessuring IB SQ, FT,J: Property Type: Bull: Up_Area Carpet_Area Property Area: 467.00, 330.70	(Rupees Thirteen Lakh Sixty	17-Sep 2024	23-De 2024
	sse Contact To Authorised Officer At Branch Office: oor office No 687, Nasik 422001/or Corporate C 12/2024 Sdf- Authorised		se-iv, Udyo	og Viha

### BRIHANMUMBAI MUNICIPAL CORPORATION

### E-TENDER NOTICE

Tender Document No.	2024_MCGM_1129410_1
Name of Organization	Municipal Corporation of Greater Mumbai
Subject	Procurement of Bone Drilling Cutting and Reaming system in Ortho Operation theater of K. B. Bhabha Hospital, Kurla (W).
Tender Scrutiny Fee	Rs. 1320/- + 18.0% GST
Cost of E-Tender (Estimated Cost)	NA
Bid Security Deposit/EMD	Rs. 16.000/-
Date of issue and sale of tender	26.12.2024 at 15.00
Last date & time for sale of tender & Receipt of Bid Security Deposit	01.01.2025 at 15.00
Website	https://portal.mcgm.gov.in
Pre-Bid Meeting	NA
Opening of Packet A	02.01.2025 at 15.00
Opening of Packet B	02.01.2025 at 15.10
Opening of Packet C	05.01.2025 at 15.00
Address for communication	Office of the :- Medical Superintendent, MCGM Chan Bahadur Bhabha Hospital, Kurla (W), Mumbai-400070
Venue for opening of bid	Online in Medical Superintendents office
This tondor document is not transfe	proble

This tender document is not transferable.

The MCGM reserves the rights to accept any of the application or reject any or all the application received for above subject without assigning any reason thereof.

Medical Superintendent PRO/2069/ADV/2024-25 Khan Bahadur Bhabha Hospital Kurla (W) Fever? Act now see your doctor for correct & complete tree

### KOTAK MAHINDRA BANK LIMITED

Registered Office: - 27 BKC, C 27, G Block, Bandra Kurla Complex, Bandra (E), Mumbai -400 051. Corporate identity No. 165110MH1985PLC038137). Branch Office at, Admas Plaza, 4th Floor, 166115, CST Road, Kolivery Village, Kunchi Kurve Nagar, Near Hotel Hare Krishna, Santakruz East, Mumbai - 400098.

PUBLIC NOTICE FOR AUCTION CUM SALE

Notice is hereby given to the public in general and in particular to the Borrowen/Co-Borrowen/Guaranton/Mortgagor that the below described immovable property mortgaged to Kotak Mahindra Bank Ltd, and the Physical Possession of which has been taken over by the Authorised Officer of Kotak Mahindra Bank Ltd, against which expression of interest/offer has been received from an intended purchaser at the amount mentioned as Reserve Price and therefore further offers are invited by the undersigned in sealed covers for purchase of immovable properly described herein under, which will be sold on "AS IS WHERE IS" AND "AS IS WHAT IS" basis. Offers are invited to take part in e-auction through the Web Portal of our e-Auction Service Partner, M/s. C1 India Pvt. Ltd. (www.c1india.com) i.e https://www.bankeauctions.com by the

Name of the Borrower(s) / Guarantor(s) / Mortgagor(s)	Demand Notice Date and Amount	Description of the Immovable Properties	Reserve Price	Earnest Money Deposit (EMD)	Date/ time of Auction
For Loan Account No. HF37359200  1. Survishru Specialty Chem P. Ltd. (Borrower), 2. Sujata Vinay Patil (G), 3. Vinay Manohar Patil (G) & 4. Vinay Manohar Patil HUF (G) For Loan Account No. HF37359190  1. Vinay Manohar Patil, 2. Sujata Vinay Patil	1. For Loan Account No. HF37359200 Demand Notice Date 13(2) Notice date: 19-09-2018; Demand Notice Amount: Rs. 1,24,60,060.70-(Rupees One Crore Twenty Four Lakhs Sixty Thousand Sixty And Paisa Seventy Only) as on 19.09-2018 2. For Loan Account No. HF37359190 Demand Notice Date 13(2) Notice date: 19-09-2018; Demand Notice Amount: Rs. 58,03,792.414 (Rupees Fifly Eight Lakhs Three Fifly Eight Lakhs Three Thousand Seven Hundred Ninety Two and Paisa Forty One Only) as on 19.09-2018	All that part and parcel of the Properties bearing: Property1:- All that piece and parcel of; Flat No. 1402, Lodha Luxiria Eastern Express Highway, Majeweda - 400601, Thane West.	Rs. 2,19,60,000/- (Rupees Two Crore Ninebeen Lakhs Sixty Thousand Only)	10% of Bid Amount	Date of Inspection of Immovable properly 06th January 2025 11:00 hrs – 12:00 hrs – Last Date for Submission of Offer J EMD 17.01.2025 till 5.00 pm. Bid Incremental Amount: Rs. 1,00,000/- (Rupess One Lakhs Only) Date/ time of Auction 18.01.2025 11:00 hrs -12:00 hrs

Important Terms & Conditions of Sale: (1) The Auction is conducted as per the further Terms and Conditions of the Bid document and as per the

EMD Amount Rs. 21,96,000/- (Rupees Twenty One Lakhs Ninety Six Thousand Only)

go through the website of our E-Auction Service Provider, Ms. C1 India Pvt. Ltd. i.e. https://www.bankesuctions.com, for bid documents, the details of the secured asset put up for e-Auction and the Bid Form which will be submitted to the authorized officer at the branch officeregional office as provided herein above; (2) All the intending purchasers/bidders are required to register their name in the Web Portal mentioned above as https://www.bankeauctions.com and generate their User ID and Password in free of cost of their own to participate in the e-Auction on the date and time aforesaid. (3) For any enquiry, information, support, procedure and online training on e-Auction, the prospective bidders may contact the Mis C1 India Pvt III department of our e-Auction Service Partner Mis. Vinod Chauthan, through Tel. No.: +91 7291971124.25,26, Mobile No.: 9813887931 & E-mail ID: delhi@c1india.com & support@bankeauctions.com; (4) To the best of knowledge and information of the Authorised officer, there is no encumbrance in the property/les. However, the intending bidders may inspect the property and its documents as mentioned above or any other date & time with prior appointment and they should make their own independent inquiries regarding the encumbrance, bits of propertyries put on e-Auction and claims/right/dues/affecting the property prior to submitting their bid. The e-Auction advertisement does not constitute any commitment or any representation of KMBL. The property is being sold with all the existing and future encumbrances whether known or unknown to KMBL. The Authorised officer/Secured Creditor shall not be responsible in any way for any third party claims highls/dues; (5) For participating in the e-Auction, intending purchasers/bidders will have to submit/upload in the Web Portal (https://www.bankeauctions.com) the details of payment of interest-free refundable Earnest Money Deposit (EMD) of the secured asset as mentioned above by way of Demand Draft in favour of 'Kotak Mahindra Bank Limited payable at Mumbai along with self-attested copies of the PAN Card, Aadhaar Card, Residence Address Proof, Board Resolutions in case of company and Address Proof as specified above alongwith the requisite bridgender form in this regard. (6) The EMD of all other bidders who did not succeed in the e-Auction will be refunded by KMBL within 72 working hours of the closure of the e-Auction. The EMD will not carry any interest; (7) The balance amount of purchase consideration shall be payable by the Successful Purchaser/Bidder on or before the fifteenth (15th) 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 eed upon in whing by the Authorised Officer at his/her discretion. In case of default, all amounts deposited till then shall be liable to be forfeite. For inspection of property or more information, the prospective bidders may contact the Authorised Recresentative, Mr. Ashok Motwani (Mobil (8) For inspection of property or more information, the prospective bidders may contact the Ambrosed Representative, Mr. Ashok Motwani (Mobili No.: +91 9873737361, E-mail ID: Ashok motwani@kotak.com) or Mr. Ismail Deshmukh (9324906979 Email ID: Ismail.Deshmukh@kotak.com)

(9) At any stage of the e-Auction, the Authorised Officer may accept/reject/modify/cancel the bid/offer or postpone the e-Auction without assigning any reason thereof and without any prior notice. In case any bid is rejected, Authorised Officer can negotiate with any of the rendered or intending bidders or other parties for sale of property by Private Treaty; (10) Sale is subject to the confirmation by the Authorised Officer. The Successful Purchaser/Bidder shall beer any statutory dues, taxes, fees payable, stamp duty, registration fees, etc. that is required to be paid in order to get the property conveyed/delivered in hisherifts favour as per the applicable law; (11) The sale shall be subject to rules/conditions prescribed under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security interest Act, 2002, as amended from time to time; it shall solely be the responsibility of the Successful Bidder/ Purchaser to get the sale registered. All expenses relating to stamp duty, registration charges transfer charges and any other expenses and charges in respect of the registration of the sale for the above referred property shall be borne by the Successful Bidder/ Purchaser. The sale has to be registered at the earliest else the purchaser has to give the request letter to KMBL mentioning the reason of delaying the registration; (12) No person other than the intending bidder/ offerer themselves, or their duly authorised representative shall be allowed to participate in the e-Auction/sale proceedings. Such Authorisation Letter is required submit along with the Bid Occuments; (13)The bid price shall be above the Reserve Price during e-auction and improve their offer in multiple of Rs. 100000/ for Property bearing Flat No. 1402. Lodha Luxinia Eastern Expess Highway, Majewada - 400601, Thane West. The property will not be sold below the Reserve Price set by the Authorised Officer, (14). The successful bidder is required to depost 25% of the sale price (inclusive of EMD) immediately not later than next working day by Demand Dark drawn in flavour of Kotak Mahindra Bank Ltd., payable at Mumbai and the balance amount of sale price shall be paid by the successful bidder within 15 days from the date of confirmation of sale by Bank. The EMD as well as Sale Price paid by the interested bidders. hall carry no interest. The deposit of EMD or 25%, whatever the case may be shall be forfeited by the Bank, if the successful bidder falls to adher to the terms of sale or commits any default, (15) On Compliance of terms of sale, Authorised Officer shall issue "Sale Certificate" in favour of highest bidder. All the expenses related to stamp duty, registration Charges, Conveyance, VAT, TDS etc. to be borne by the bidder/purchaser. (16) Bank does not take any responsibility to procure any permission/NOC from any Authority or under any other law in force in respect of property Bank does not take any responsibility to procure any parmission/NOC from any Authority or under any other law in force in respect of property offered or any other dues i.e. outstanding water/electric dues, property tax or other charges if any. (17) The successful bidder shall bear all expenses including pending dues of any Development Authority if any taxes/utility bills etc. to Municipal Corporation or any other authority/agency and fees payable for stamp duty/registration fee etc. for registration of the "Sale Certificate". (18) The Successful Bidder is required to deposit equally the TDS 1% of the total auction amount in the name of the mortgagor/s, if the sale amount is Rs. 2,19,60,000-( Rupees Two Crows Rineteen Lakhs Sixty Thousand Only) or more. (19) The Authorised Officer reserves the absolute right and discretion to accept or reject any or all the offers/bids or adjourn/cancel the sale without assigning any reason or modify any terms of sale without any prior notice. (20) To the best of its knowledge and information, the Bank is not aware of any encumbrances on the property to be sold except of Bank. Interested parties should make their own assessment of the property to their salisfaction. Bank does not in any way guarantee or makes any perseentation with regard to the fitnesshifted of the aforesaid property. For any other information, the Authorised Officer shall not be held responsible for any charge, lien, encumbrances, property tax or any other dues to the Government or anybody in respect to the aforesaid property. (21) Further inferest will be charged as applicable, as per the Loan documents on the amount outstanding in the notice and incidental expenses, costs, etc., is due and payable till its realization. (22) The notice is hereby given to the Borrower (s) Mortgager(s) Guarantor(s), to remain present personally at the time payable till its realization, (22) The notice is hereby given to the Borrower (s.) Mortgager(s) Gourantor(s), to remain present personally at the time of sale and they can bring the intending buyers/purchasers for purchasing the immovable property as described herein above, as per the particulars of Terms and Conditions of Sale, (23) The immovable property will be sold to the highest bidder basis inten se bidding process, (24) Bank is not responsible for any liabilities upon the property which is not in the knowledge of the Bank. (25) That in case no bid received the above said mortgaged property shall be sold to the intended offerer/purchaser at the offered price of Rs. (8, 19,60,000)- (Rupees Two Core Nineteen Lakhs Sixteen Thousand Only) for Property bearing Flat No. 1402, Lodha Luxiria Eastern Expess Highway, Majewada - 400601, Thane West. The Borrower (s) / Mortgager(s) / Guarantor(s) are hereby given STATUTORY 15 DAYS NOTICE UNDER RULE 6(2), 8(6) & 9(1) OF THE SARFAESI ACT to discharge the liability in full and pay the dues as mentioned above along with upto date interest and expenses with in filteen days from the date of this notice failing which the Secured Asset will be sold as per the terms and conditions mentioned above. In case there is any discrepancy between the publications of sale notice in English and Vernacular newspaper, then in such case the English newspaper will supersede the vernacular newspaper and it shall be considered as the final copy, thus removing the ambiguity. If the Borrower/Courantors/Mortgagers pays the amount due to Bank, in full before the clade of sale, auction is liable to be stopped.

For detailed terms and conditions of the sale, contact the Officer Mr. Ashok Motwani @ 9873737351, Email ID: ashok.motwani@kotak.com or

Mr. Ismail Deshmukh @ 932496979 Email ID: Ismail.Deshmukh@kotak.com or Mr. Kaninyasham Gupta @ 5369156909, Email ID: kanhyasham.Gupta@kotak.com at above mentioned Branch office of the Bank.

Special Instruction: - E-Auction shall be conducted by our Service Provider, Mis. C1 India Pvt. Ltd. on behalf of Kotak Mahindra Bank Limited (KMBL), on pre-specified date, while the bidders shall be quoting from their own home! offices/ place of their Bid as per their choice above the Reserve Price. Internet connectivity and other paraphernalia requirements shall have to be ensured by bidders themselves. Please note that failure of internet connectivity (due to any reason whatsoever it may be) shall be sole responsibility of bidders and neither KMBL nor C1 India Pvt Ltd shall be responsible for these unforeseen circumstances, in order to ward-off such confingent situation, bidders are requested to make all the

ecessary arrangements; alternatives whatever required so that they are able to circumvent such situation and still be able to participate in the e Auction successfully. However, it is requested to the Bidder(s) not to wait till the last moment to quote/improve his/ her Bid to avoid any suct Authorised Officer Date: 26.12.2024 Kotak Mahindra Bank Ltd. **PUBLIC NOTICE** 

Take Notice that on behalf of my client I am investigating the title of th Seller viz. Smt, Frances Vithal Kamath and Coral Dube, in respect of th property mentioned in the schedule hereunder written.

ALL PERSONS having any claim against or in the said Flat or any par thereof or on the land on which the building is situated either by way of inheritance, mortgage, possession, sale, gift, lease, lien, charge, trust license, maintenance, easement or otherwise howsoever are hereby required to make the same known in writing to the undersigned at my office address at : 4, Ram Kunj Smruti, Ram Maruti Road Extension, Dadar (W), Mumbai - 400 028, within 14 days from the date hereof, failing which the sale will be completed without reference to such claim or claim and the same, if any, will be considered as waived or abandoned. SCHEDULE OF THE PROPERTY

All that piece and parcel of land admeasuring 268.39 Square Meters or thereabouts bearing Final Plot No. 803, T.P.S. IV (Mahim Area) and bearing Cadastral Survey No. 1617 of Mahim Division situate lying and being at 40 Feet Road now known as College Gully, Off Gokhale Road (North), Dadar, Mumbai- 400 028 and in the registration District and Sub-District Mumbai City together with all structures standing thereon including the Bungalow known as "56 Church View' consisting of Ground Plus One Upper Floor, having a Carpet area of 152.76 Square Meters and Terrace area on the Second Floor. admeasuring 17.53 Square Meters, both together aggregating to 170.29 Square Meters or thereabouts.

Place : Mumbai Date: 26/12/2024 MILIND B. TEMBE

.....Applicant

# **BEFORE THE DEBTS RECOVERY TRIBUNAL - II**

MTNL Bhavan, 3rd Floor, Strand Road, Apollo Bandar, Colaba Market, Colaba, Mumbai - 400 005.

**ORIGINAL APPLICATION NO.360 OF 2023** Exh. No.: 11

SUMMONS **Punjab National Bank** 

Versus

### Madhushri Madhukar Padwal & Anr. ..... Defendants

Whereas O.A No.360 of 2023 was listed before Hon'ble Presiding Officer on 18/05/23

Whereas this Hon'ble Tribunal was pleased to issue summons/ Notice on the said application under Section 19(4) of the Act (OA) filed against you for recovery of debts of Rs.75,12,370.79 (application along with copies of documents etc.

Whereas the service of summons could not be affected in ordinary manner and whereas the Application for substituted service has been allowed by this Hon'ble

In accordance with Sub-section (4) of Section 19 of the Act you the defendants are directed as under:-

- (I) To show cause within 30 days of the service of summons as to why relief prayed, for should not be granted;
- (ii) To disclose particulars of properties or assets other than properties and assets specified by the Applicant under serial number 3A of the Original Application:
- (iii) You are restrained from dealing with or disposing if secured assets or such other assets and properties disclosed under serial number 3A of the Original Application, pending hearing and disposal of the application for attachment
- (iv) You shall not transfer by way of sale, lease or otherwise except in the ordinary course of business of any the assets over which security interest is created and/or other assets and properties specified or disclosed under serial number 3A of the original application without the prior approval of the Tribunal
- You shall be liable to account for the sale proceeds realised by sale of the secured asset or other assets and properties in ordinary course of business and deposit such sale proceeds in the account maintained with bank or financial institutions holding security interest over such assets.

You are directed to file written statement with a copy thereof furnished to the applicant and appear before the DRT-II on09.04.2025 at 11:00 a.m. failing which the application shall be heard and decided in your absence

Given under my hand and seal of this Tribunal on this 13th day of Sep 2024. Sd/-



DRT-II. Mumbai

Registrar

PEGASUS ASSETS RECONSTRUCTION PRIVATE LIMITED 55-56,5th Floor Free Press House Nariman I Mumbai -400021 Tel: -022-61884700 20 PEGASUS PUBLIC NOTICE FOR SALE BY E-AUCTION

Assets and Enforcement of Security Interest Act, 2002 read with Rule 8 & 9 of the Security Interest (Enforcement) Rules, 2002 Notice is hereby given to the public in general and in particular to the below mentioned Borrowe

Co-Borrower(s) and Mortgagor(s) that the below described secured assets being immovable prop lies mortgaged/charged to the Secured Creditor, Pegasus Assets Reconstruction Private Limit acting in its capacity as Trustee of Pegasus Group Thirty Nine Trust 1 (Pegasus), having been assigned the debts of the below mentioned Borrower along with underlying securities interest by RBL Bank Ltd. vide Assignment Agreement dated 31/03/2021 under the provisions of the SARFAESI Act, 2002, are being sold under the provisions of SARFAESI Act and Rules thereunder on "As is where is", "As is what is", and "Whatever there is" basis along with all its known and vn liabilities on 16/01/2025.

The Authorized Officer of Pegasus has taken physical possession of the below described secured assets being immovable property on 26/06/2024 under the provisions of the SARTAESI Act and The details of the Auction are as follows:

1) Shree Sirddhivinayak Enterprises (Partnership Firm/Borrower/Mortgagor)
2) Dr. Hemant Vishwas More (Partner/Co-Borrower)
3) Dr. Manisha Hemant More (Partner/Co-Borrower)
4) Dr. Ampl Dinks Thory (Partner/Co-Borrower) Co-Borrower(s) and 4) Dr. Amol Dinkar Thorat (Partner/Co-Borrower) 6) Mr. Dinkar K Kapote (Partner/Co-Borrower) 7) Mrs. Shaila D Kapote (Partner/Co-Borrower) 8) Mr. Vishwas More (Co-Borrower) 9) Mrs. Alka V More (Co-Borrower) 10) Ms. Sunanda Thorat (Co-Borrov Rs. 2,89,36,067.34 (Rupees Two Crores Eighty Nine Lakhs Thirty

Outstanding Dues for which the secured assets are being sold:

Name of the Borrower(s)

Six Thousand Sixty Seven and Paise Thirty Four Only) as or 10/09/2021 plus interest at the contractual rate and costs, charge eon w.e.f. 11/09/2021 till the date of p (Rs. 4,92,07,036.55/- as on 05/11/2024 plus interest at the contract

and costs, charges and exper DETAILS OF SECURED ASSET BEING IMMOVABLE PROPERTY WHICH IS BEING SOLD

io Shop No. 1, Ground Floor, adm. 18.07 sq.m, carpet = 194.50 sq.ft carpet plus basement 19.2.19 sq.m. = 992.33 sq.ft. plus toilet 1.95 sq.m, in the building known as 'Raviraj Aparlment' on NA ted at Village - Gandhare, Taluka - Kalyan, Dist - Thane, bearing S. No. 50, fissa No. 1(P), Plot No. 1, within the limits of Kalyan Dombivali Municipal Corporation, bearing Water Connection No. 13887/2009 and Common Consumer No. 020024233171-3 and also with-in the limits of Registration Dist-Thane, Sub-Registration Dist-Kalyan, bearing Property No. B-08014086000 and bounded as follows: East: plot No. 2 West: Land bearing S.No. 50/2 North: Land bearing S.No. 27 South: 12.20 mls, wide Service Road. 2) Shop No. 2, Ground Floor, adm. 30.75 sq.m, carpet = 331 sq.ft carpet in the building known as 'Raviraj Apartment' on NA Land, lying and situated at Village — Gandhare, Taluka — Kalyan, Dist — Thane, bearing S. No. 50, Hissa No. 1(P), Plot No. 1, within the limits of Kalyan Dombivali Municipal Corporation, bearing and also within the limits of Registration Dist-Thane, Sub-Registration Dist-Kalyan, bearing roperly No. B-08014086000 and bounded as follows: East: plot No. 2, West: Land bearing. No. 50/2, North: Land bearing S.No. 27, South: 12.20 mts, wide Service Road. 3) Shop No. 3A, Ground Floor, adm. 21.55 sq.m., carpet = 232 sq.ft carpet, in the building known as "Raviraj Apartment" on NA Land, lying and situated at Village – Gandhare, Taluka – Kalyan, Dist – Thane, bearing S. No. 50, Hissa No. 1(P), Plot No. 1, within the limits of Kalyan Dombivali Municipal corporation, bearing and also within the limits of Registration Dist-Thane, Sub-Registration Dist-alyan, bearing Property No. B-08014088000 and bounded as follows: East: Plot No. 2, West: Land bearing S.No. 50/2 , North: Land bearing S.No. 27 South: 12.20 m/s, wide Service Road. 4) Shop No. 3B, Ground Floor, adm. 22.38 sq.m, carpet = 241 sq. ft carpet, in the building known s 'Raviraj Apartment' on NA Land, lying and situated at Village - Gandhare, Taluka - Kalyan, Dist Thane, bearing S. No. 50, Hissa No. 1(P), Plot No. 1, within the limits of Kalyan Dombivil unicipal Corporation, and also within the limits of Registration Dist-Thane, Sub-Registration Dist-Kalyan, bearing Property No. 8-08014086000 and bounded as follows: East: Plot No. 2 West: Land bearing S.No. 50/2 North: Land bearing S.No. 27 South: 12.20 mls, wide Service Road. 5) Commercial area situated at the Northern Side (Backside) of the Shop No. 1.2.3A and 3B, adm. about 68.46 sq.m. (carpet) = 736.90 sq.ft. (carpet) together with mezzanine o Ground Floor, in the building known as 'Raviraj Apartment' on NA Land, lying and situal Village – Gandhare, Taluka – Kalyan, Dist – Thane, bearing S. No. 50, Hissa No. 1(P), Plot No. 1, within the limits of Kalyan Dombivli Municipal Corporation and also within the limits of Registration Dist-Thane, Sub-Registration Dist-Kalyan, bearing Property No. B-08014086000 and ded as follows: East: Plot No. 2 West: Land bearing S.No. 50/2 North: Land bearing S.No.

l	CERSAI ID:	Security ID - 400006412236 Asset ID - 200006403545
	Reserve Price below which the Secured Asset will not be sold (in Rs.):	Rs. 5,40,15,000/- (Rupees Five Crores Forty lakhs Fifteen Thousand Only)
l	Earnest Money Deposit (EMD):	Rs. 54,01,500/- (Rupees Fifty Four Lakhs One Thousand Five Hundred Only)
	Claims, if any, which have been put forward against the property and any other dues known to Secured creditor and value	Not Known
ı	Inspection of Properties:	03/01/2025 between 03.00 pm to 05.00 pm
l	Contact Person and Phone No:	Mr. Siddhesh Pawar- 9029687504 Mr. Vishal Kapse- 7875456757
l	Last date for submission of Bid:	15/01/2025 till 5.00 p.m.
	Time and Venue of Bid Opening:	E-Auction/Bidding through website (https://sarfaesi.auction- tiger.net) on 16/01/2025 from 11.00 am to 12.00 pm
ı	This publication is \$6000	/45) down notice to the eforementioned Decrementing

vers/Mortgagors under Rule 8 & 9 of the Security Interest (Enforcement) Rules, 2002. For the detailed terms and conditions of the sale, please refer to Secured Creditor's rebsite i.e. http://www.pegasus-arc.com/assets-to-auction.html or websit https://sarfaesi.auctiontiger.net or contact service provider E Procurement Technologies Ltd. Auction Tiger Bidder Support Nos: Mo.: +91 9265562821 & 09265562818, Email: ramprasad@auctiontiger.net, Mr. Ramprasad Mobile No. +91 8000023297, email:

upport@auctiontiger.net before submitting any bid. Pegasus Assets Reconstruction Private Limi face: Kalyan, Thane Date: 26.12.2024 (Trustee of Pegasus Group Thirty Nine Trust 1)