HDB FINANCIAL SERVICES LIMITED

Registered Office: Radhika, 2nd Floor, Law Garden Road, Navrangpura, Ahmedabad, Gujarat, Pin Code-380009.
Branch Office: "Heera Panna" 319- Third Floor, Dr Yagnik Road, Rajkot. 360007
Branch Office: 603, 6th Floor, 21st Century Building, B/s World Trade Centre, Ring Road, Surat, Gujarat- 395007.

POSSESSION NOTICE

Whereas, The Authorised Officer Of HDB Financial Services Limited, Under The Securitisation And Reconstruction Of Financial Assets And Enforcement Of Security Interest Act, 2002 (54 Of 2002) And In Exercise Of Powers Conferred Under Section 13(12) Read With Rules 3 Of The Security Interest (Enforcement) Rules, 2002 Issued Demand Notice To The Borrower/S As Detailed Hereunder, Calling Upon The Respective Borrowers To Repay The Amount Mentioned In The Said Notice With All Costs, Charges And Expenses Till Actual Date Of Payment Within 60 Days From The Date Of Receipt Of The Same. The Said Borrowers/ Co Borrowers Having Failed To Repay The Amount, Notice Is Hereby Given To The Borrowers/ Co Borrowers And The Public In General That The Undersigned In Exercise Of Powers Conferred On Him Under Section 13(12) Of The Said Act R/W Rule 9 Of The Said Rules Has Taken **Physical Possession** Of The Property Described Hereunder Of The Said Act On The Date Mentioned Along-With. The Borrowers In Particular And Public In General Are Hereby Cautioned Not To Deal With The Property And Any Dealings With The Property Will Be Subject To The Charge Of HDB Financial Services Limited, For The Amount Specified Therein With Future Interest, Costs And Charges From The Respective Date.
Details Of The Borrower And Co-Borrower Under Scheduled Property, With Loan Account Numbers UIC No. Outstanding Dues, Date Of Demand Notice And Possession Information Are Given Herein Below:

1. Name And Address Of The Borrower, Co-Borrower's / Guarantor's, 2. Loan Account No. 3. Sanctioned Loan Amount 4.Details Of The Securitiies 5. Date Of Demand Notice 6. Claim Amount In INR. 7. Date Of Physical Possession

(1) Borrower And Co-Borrowers: 1. Himmatbhai Ukabhai Ranparia 2. Sonalben H Ranpariya 3. Ukabhai K Ranpariya 4. Rahul Himmatbhai Ranpariya 5. Ilaben H Ranparia All R/O Plot No. 25, Tapsil Soc, NR. J.K-1, Petrolpump, Doctor House, Hirabag, Varachha Road, Surat 395008 Gujarat. **(2) Loan Account Number:** 1328484 & 2635097 Linked By Unique Id Number 1185301. **(3) Sanctioned Loan Amount:** Rs.1,00,00,000/- (Rupees One Crore Only) By Loan Account Number 1328484 And To The Tune Of Rs.49,85,964/- (Rupees Forty Nine Lakhs Eighty Five Thousand Nine Hundred Sixty Four Only) By Loan Account Number 2635097. **(4) Details Of The Securitiies:** All The Piece And Parcel Of The Bunglow No. 25 Admeasuring 124.11 Sq.mtr. In Tapsil Co.op.ho.soc.ltd. Situated At City Survey No. 5849 Ward Fulpara, Of Moje Village Fulpada City Of Surat, Own By Ukabhai Khodabhai Ranpariya (patel). **(6) Claim Amount Inr:** Rs.1,07,35,423.97 (Rupees One Crore Seven Lakh Thirty Five Thousand Four Hundred Twenty Three and Ninety Seven Paisa Only) As Of 09/03/2021 And Future Contractual Interest Till Actual Realization Together With Incidental Expenses, Cost And Charges Etc. **(7) Date Of Physical Possession:** 16/02/2023.

1. For Any Objection And Settlement Please Contact: Mr. Jeegnesh Dave Mobile No: 07043042298 (Area Collection Manager), Mr. Chirag Thakkar: Cont No. 9909910901 (Zonal Collection Manager) & Mr. Ashish Parihar: Cont No 9753250567 (Area Legal Manager) At Hdb Financial Services Limited.

Date : 22/02/2023
Place: Surat

Sd/- For HDB Financial Services Limited
Authorised Officer

CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED

Chola *Enter a better life*

Corporate Office : 1st Floor, "Date House", No.2, N.S.C. Bos Road, Chennai- 600001.

E-AUCTION SALE NOTICE (Sale Through e-bidding Only)

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

Notice is hereby given to the PUBLIC IN GENERAL and in particular to the Borrower(s) and Guarantor(s) indicated in **COLUMN (A)** that the below described immovable property(lies) described in **COLUMN (C)** Mortgaged / Charged to the secured creditor the CONSTRUCTIVE / PHYSICAL POSSESSION of which has been taken as described in **COLUMN (D)** by the Authorized Officer of Housing **CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED** Secured Creditor, will be sold on "As is Where is", "As is what is" and "Whatever there is" as per details mentioned below :-

Notice is hereby given to Borrower / Mortgagor(s) / legal heir, legal representatives (Whether Known or unknown), executor(s), administrator (s), successor(s) and assign(s) of the respective Borrower(s) / Mortgagor(s) (Since deceased). as the case may beindicated in **COLUMN (A)** under Rule 8(6) of the Security Interest (Enforcement) Rules 2002.

For detailed terms and conditions of the sale, please refer to the link provided on the website of the Secured Creditor i.e. https://sarfaesi.autiontiger.net. ramprasad@auctiontiger.net, support@auctiontiger.net.

The intending bidders can also contact Mr. Rajendra Parikh on his Mobile No. +91 9033001277, E-mail ID : rajendranp@chola.murugappa.com;

	[A]	[B]	[C]	[D]	[E]&[F]	[G]
Sl No.	LOAN ACCOUNT NO. NAMES OF BORROWER(S) / MORTGAGER(S) / GAURANTOR(S)	O/s. DUES TO BE RECOVERED (SECURED DEBTS)	DESCRIPTION OF THE IMMOVABLE PROPERTY /SECURED ASSET	Type of Possession	RESERVE PRICE (IN ₹) EARNEST MONEY DEPOSIT (IN ₹)	DATE OF AUCTION & TIME
1	**Loan Agreement No.** HL01BAO000007723 **1. GOVIND MANOJ 2. SHANTI MANOJ. All the adress :-** WARD NO-9, NEW COLONY , PALWAL,PALWAL-121102	**Rs.2455281.46/- [Rupees Twenty FOUR Lakh FIFTY Five Thousand TWO Hundred EIGHTY-ONE AND FORTY-SIX paisa] as on 31.05.2021**	All the piece and parcel of immovable property being R.S. No. 746/1, Admeasuring Area 7689.00 Sq. Mtrs., In which is constructed in the name and style of Casa Residency, Tower – B, 2nd Floor, Flat No. B/207, Admeasuring 51.61 Sq. Mtrs., of MoujeVadsar, Tal. & Dist. Vadodara. In the Name of Mr. Govind Manoj.Bounded as under:East-Flat No. A/203.West-Flat No. B/208.North-Flat No. B/206.South-Open Field.	Physical	**Rs.1166490/-** **Rs.116649/-**	**13/03/2023 from 02.00 P.M. to 04.00 P.M. (with automated extensions of 5 minutes each in terms of the Tender Document)**
2	**Loan Agreement No.** X0HLSTR00002148669 **1. RAJESH SAVAJIBHAI TAVETHIA 2. ALPESH SAVAJIBHAI TAVETHIA 3. NEETA RAJESH TAVETHIA All Address:**-303, Asutosh Apartment, Ankur Soc-4, A.K Road, Varachha, Surat. Chorayasi-395008	**Rs.2092946.64/- [Rupees Twenty Lakh ninety-two Thousand nine Hundred forty-six AND sixty-four paisa] as on 30/07/2021**	All the piece an parcel of the property and thereon constructed building in, Flat No - 303, on the 3rd Floor admeasuring 1130.50 Sq.Ft, Super Build up Area, & 678.30 Ft Build Up area, along with undevided share in the land of "Saurashtra Township Building No-A/1, Situated at Revenue Survey No-78 & 214, Block No-55/A admeasuring 18735 Sq.mtr, T.P.Scheme No- 13 (Laskana-Kholwad-Navagam-Vav) admeasuring 11241 Sq.mtr of Moje - Laskana Taluka- Kamrej, District - Surat, East - Road, West - Plot no. 54, North - Block no. 57, South - Block no.645..	Physical	**Rs.1830600/-** **Rs.183060/-**	**13/03/2023 from 02.00 P.M. to 04.00 P.M. (with automated extensions of 5 minutes each in terms of the Tender Document)**
3	**Loan Agreement No.** HL03BAO000006046 **1. DIPAKBHAI RANCHHODBHAI NUKTE 2. KOKILABEN NUKTE. All address:**-34/1997, Ayodhya Nagar, Vadodara,390021	**Rs.2542980/- [Rupees Twenty Five Lakh forty-two Thousand nine Hundred EIGHTY only] as on 29/11/2021**	All that piece and parcel of immovable property bearing vibhag B, Tikka No 14/3, RS.No. 14, admeasuring area 1377.76.16 Sq Mt. Paikee in which it is constructed in the name and style "AshvameghComples" Paikee Tower B, 8 Floor, Flat No. B-806, Admeasuring Constructed area 6441 Sq Mt, other common area 27.61 Sq Mt. Of Moje Babajipura, Ta and Dist. Vadodara. Boundaries, East Margin area and Road, West Common Passage and Stairs, North: Common Passage. O.T.S. & Flat No. B-805, South Margin Area and Road.	Physical	**Rs.1279080/-** **Rs.127908/-**	**13/03/2023 from 02.00 P.M. to 04.00 P.M. (with automated extensions of 5 minutes each in terms of the Tender Document)**
4	**Loan Agreement No.** X0HLSTR00002038350 **1. VISHAL LALLUBHAI KUKADIYA 2. VIBHABEN VISHALBHAI KUKADIYA All address:** Plot No 168,169 Kamal Baugh, Ambawadi L H Road Surat Surat Gujarat 395006	**Rs.2665105.74/- [Rupees Twenty six Lakh sixty Five Thousand one Hundred five AND seventy-four paisa] as on 30/04/2022**	All the piece and parcel of immovable property bearing Plot No. 155, adm. 40.15 sq.mts along with undivided 20.92 sq.mts share in the road & COP & Plot No. 156 adm. 40.15 sq.mts along with undivided 20.92 sq.mts share in the Road & COP in "Shubham Residency", situate at Block No. 146/A (Re-Survey New Block No. 193), Revenue Survey No. 139, 140, 141 & 142, adm. 2-11-59 sq.mts., of Moje Village :Jokha, Ta : Kamrej, Dist : Surat. With construction on it. Boundaries : North : Plot No. 161 and 162, South : Society Internal Road, East : Plot No. 154, West : Plot No. 157.	Physical	**Rs.1892610/-** **Rs.189261/-**	**13/03/2023 from 02.00 P.M. to 04.00 P.M. (with automated extensions of 5 minutes each in terms of the Tender Document)**
5	**Loan Agreement No.** HL02STR000003862 **1. BHUPENDRA KHARBHAN SAHANI 2. GIRJA SAHANI All the adress :-** Plot no. 30,, Jolwa, Palsana, Surat, Palsana, Gujarat 394315	**Rs.2154894/- [Rupees Twenty one Lakh fifty-four Thousand eight Hundred Ninety four only] as on 22/09/2022**	All the piece & parcel of immovable property bearing Plot no.31 As pee site admeasuring 72.00sq, yard .I.e 60.22 sq.mts., & as per passing plan admeasuring 60.28 sq.mts., Along with 38.85 Sq.mts., undivided share in the land of Road & COP., In " SUBHAM RESIDENCY ", situate at revenue survey No.309 , Block No.349 admeasuring He. Are 0-55-89 sq.mys. I.e. 5589.00 sq.mts., & D.S.O. Record admeasuring 6065.00 Sq.mts., of moje village jolwa, Ta: palsana, dist: surat.	Physical	**Rs.1293750/-** **Rs.129375/-**	**13/03/2023 from 02.00 P.M. to 04.00 P.M. (with automated extensions of 5 minutes each in terms of the Tender Document)**
6	**Loan Agreement No.** X0HLSTR00002359045 **1. YOGESH MANUBHAI SINDE 2. ARUNABEN MANUBHAI SINDE 3. ASHWINI MURLIDHAR MORE 4. MANUBHAI NATHUBHAI SHINDE All the adress :-** 70, Siddhivinayak Residency Kadodara, Surat 394305	**Rs.2027971/- [Rupees Twenty Lakh twenty-seven Thousand nine Hundred seventy-one only] as on 13/10/2022**	All the piece and parcel of immovable property bearing construction thereon, Plot No. 251, as per plan admeasuring 69.99 Sq.Mtr, Along with 44.77 Sq.Mtr undevided share in the land of Road & C.O.P In "Siddhi Vinayak Residency" situated at Revenue Survey No. 98, Block no 126 admesuring 24259 Sq.Mtr, Ground Floor Admeasuring 61.43 Sq.Mtr of Moje Village - Bagumra, Ta - Palsana, Dist - Surat, Boundaries - East - Plot No. 156, West - Society Road, North - Plot No. 252, South - Plot No. 250.	Physical	**Rs.1429200/-** **Rs.142920/-**	**13/03/2023 from 02.00 P.M. to 04.00 P.M. (with automated extensions of 5 minutes each in terms of the Tender Document)**
7	**Loan Agreement No.** X0HLBCH00002230229 **1. RAMESHBHAI LABHUBHAI MANDAVIYA 2. GITABEN RAMESHBHAI MANDAVIYA 3. PRAKASHBHAI LABHUBHAI MANDAVIYA All the adress :-** 144 Amidhara Society Motinagar Surat 395006	**Rs.2156528/- [Rupees Twenty one Lakh Fifty six Thousand five Hundred twenty-eight only] as on 13/10/2022**	All the piece and parcel of immovable property bearing construction thereon, Dist - Bharuch, Sub Dist - Wagra, Mouje - Vadadala, R.S No. 182 Paiki, East Side 23884 Sq.Mtr, Dahej Royal Township, Tower 36, 2nd Floor Flat No. 201, Super Build Up area 64.68 Sq.Mtr. Boundaries - As per PCPI - Tower no. 36 Flat No. 201, East - Tower No. 35, West - Pasasge, North - Internal Road of Society, South - Flat No. 202. Boundaries - As per Brouser - Tower no. 73 Flat No. 201, East - Tower No. 72, West - Pasasge, North - Internal Road of Society, South - Flat No. 202.	Physical	**Rs.438480/-** **Rs.43848/-**	**13/03/2023 from 02.00 P.M. to 04.00 P.M. (with automated extensions of 5 minutes each in terms of the Tender Document)**
8	**Loan Agreement No.** HL03BAO000005957 **1. SMITA UJWAL RANA 2. UJJAVAL RANA All address:**- Ranavas Laheripura, New Road, Vadodara, Gujarat-390001	**Rs.2619234.64/- [Rupees Twenty six lakh nineteen thousand two hundred thirty-four and sixtyfour paisa Only] as on 16-Oct-21**	All the piece an parcel of the immovable property bearing vibhag -B, Tikka No.14/3, C.S.NO.14, in which it is Constructed in the Name and Style of Ashvamegh Complex" Paikee Tower -B, 8th Floor, Flat No.802 Adm. area 69.00 SQ.MT. OF Moje - Babajipura, Taluka & District - Vadodara Boundaries :- East -Flat No.803, West- Road, North- Margin Open Land , South - Flat No. B-801.	Physical	**Rs.1370300.4/-** **Rs.137030.04/-**	**13/03/2023 from 02.00 P.M. to 04.00 P.M. (with automated extensions of 5 minutes each in terms of the Tender Document)**

1. INSPECTION DATE & TIME : 08-03-2023 BETWEEN 11.00 a.m. TO 4.00 p.m.

2. MINIMUM BID INCREMENT AMOUNT : ₹ 10,000/-

3. EMD AMOUNT SUBMISSION ON OR BEFORE : 10-03-2023 till 5 p.m.

* Together with further interest as applicable in terms of loan agreement with, incidental expenses, costs, charges etc.Incurred up to the date of payment and / or realisation thereof.
For any assistance related to inspection of the property, or for obtaining the Bid document and for any other queries, please get in touch with Mr. Rajendra Parikh official of **CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED** through Mobile No. +91 9033001277 and E-mail ID : rajendranp@chola.murugappa.com to the best of Knowledge and information of the Authorized Officer of **CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED** there are no encumbrances in respect of the above immovable properties / secured Assets.

Date : 21-02-2023
Place : Gujarat

Authorised Officer
For, Cholamandalam Investment and Finance Company Limited

AAVAS FINANCIERS LIMITED

(Formerly known as Au HOUSING FINANCE LIMITED) (CIN:L65922RJ2011PLCO34297)
Regd. & Corp. Office: 201-202, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur. 302020

SAPNE AAPKE, SAATH HAMAARA

AUCTION NOTICE

Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) of the Security Interest (Enforcement) rules, 2002
Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of **AAVAS FINANCIERS LIMITED** (Formerly known as "Au HOUSING FINANCE LIMITED") Secured Creditor, will be sold on "As is where is", " As is what is ", and 'Whatever there is" basis. The details of the cases are as under.

Name of Borrowers/ Co-Borrowers/ Guarantors/Mortagors	Dues As on	Date & Amount of 13(2)Demand Notice	Date of Possession	Description of Property	Reserve Price For Property	Earnest Money For Property	Date & Time of Auction	Place of Tender Submission, Tender Open & Auction at Aavas Financiers Ltd.
SANDIP MANSUKHBHAI SIDDHAPURA, Mr. NIKUNJ MANSUKHBHAI SIDDHAPURA, Mrs. CHETANA M SIDDHAPURA Guarantor : Mr. JAYANTIBHAI RANCHODBHAI PRAJAPATI **(Ac No.) LNAND01416-170030585**	Rs. 2,317,125.41/- Dues as on 20 Feb 2023	23 Nov 21 Rs. 2105194.41/- Dues as on 16 Nov 21	11 Feb 23	SURVEY NO. 2126/2, SUB PLOT NO A/12, "VANDANA SOCIETY" NR RAM SRUSTI SOCIETY, PALIKA NAGAR, AT BAKROL, ANAND, GUJARAT **Admeasuring 121.24 Sq. Mtrs.**	Rs. 4339600/-	Rs. 433960/-	11.00 AM TO 01.00 PM 25 Mar 2023	310, 3RD FLOOR, RADHA SWAMI SUMIT COMPLEX, OPP. YOGI BAKERIES, NEAR GOPI CINEMA, ANAND-388001,GUJARAT-INDIA
Amitbhai Hariombhai Chauhan, Mrs. Mamtaben Amitbhai Chauhan Guarantor : Mr. Mukeshbhai Sangada **(Ac No.) LNBRD00318-190097037**	Rs. 1,022,066.00/- Dues as on 21 Feb 2023	4 Mar 20 Rs. 517538/- Dues as on 2 Mar 20	1 Jun 22	Old Revenue Survey No. 3, Block No. 4, Plot No. B/68, The Krishna Housing, Villagae - Kamlapura, Taluka - Waghodia, Sub-District & District - Vadodara, Gujarat. Admeasuring 36.32 Sq. Mtr. and Undivided Proportionate Land **area 18.28 Sq. Mts. and Built up area 19.21 Sq. Mts.**	Rs. 668016/-	Rs. 66802/-	11.00 AM TO 01.00 PM 25 Mar 2023	115,116,1ST FLOOR, ATLANTIS, SARABHAI ROAD, VADODARA-390007, GUJARAT-INDIA

Terms & Conditions: 1). The person, taking part in the tender, will have to deposit his offer in the tender form provided by the AFL which is to be collected from the above branch offices during working hours of any working day, super scribing "Tender Offer for name of the property "on the sealed envelope along with the Cheque/DD/pay order of 10% of the Reserve Price as Earnest Money Deposit (EMD) in favour of AAVAS FINANCIERS LIMITED payable at Jaipur on/before time of auction during office hours at the above mentioned offices. The sealed envelopes will be opened in the presence of the available interested parties at above mentioned office of AAVAS FINANCIERS LIMITED (Formerly known as "Au HOUSING FINANCE LIMITED") The Inter-se bidding, if necessary will also take place among the available bidders. The EMD is refundable if the bid is not successful. **2).** The successful bidder will deposit 25% of the bidding amount adjusting the EMD amount as initial deposit immediately or within 24hrs after the fall of the hammer towards the purchase of the asset. The successful bidder failing to deposit the said 25% towards initial payment, the entire EMD deposited will be forfeited & balance amount of the sale price will have to be deposited within 30 days after the confirmation of the sale by the secured creditor; otherwise his initial payment deposited amount will be forfeited. **3).** The Authorised officer has absolute right to accept or reject any bid or adjourn/postpone the sale process without assigning any reason therefore. If the date of tender depositing or the date of tender opening is declared as holiday by Government, then the auction will be held on next working day. **4).** For inspection and interested parties who want to know about the procedure of tender may contact AAVAS FINANCIERS LIMITED (Formerly known as "Au HOUSING FINANCE LIMITED") 201,202, IInd Floor, South End Square, Mansarovar Industrial Area, jaipur-302020 or **Pankaj Choudhary – 8306434385** or respective branch during office hours. **Note:** This is also a 15/30 days notice under Rule 9(1)/8(6) to the Borrowers/Guarantors/Mortgagor of the above said loan accounts about tender inter se bidding sale on the above mentioned date. The property will be sold, if their out standing duesare not repaid in full.

Place : Jaipur Date : 22-02-2023

Authorised Officer Aavas Financiers Limited

Adani Housing Finance Private Limited

adani Housing Finance

Registered Office : Shikhar, Nr. Mithakhali Circle, Navrangpura, Ahmedabad-380009, Gujarat, India
Corporate Office : One BKC, C-Wing, 1004/5, 10th Floor, Bandra Kurla Complex, Bandra (East), Mumbai 400 051. Maharashtra, India. **CIN:** U65999GJ2017PTC098960, **Website :** www.adanihousing.in

PUBLIC NOTICE FOR E-AUCTION CUM SALE

Pursuant to taking possession of the secured asset mentioned hereunder by the Authorized Officer of Adani housing Finance Private Limited under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 for the realization of loan dues from borrower/s, in the following loan accounts right to sale on **'AS IS WHERE IS BASIS', 'AS IS WHAT IS BASIS'** and 'Whatever Is There Is Basis',. The sale will be done by the undersigned through e-auction platform provided at the website: **https://adanihousing.procure247.com/** Particulars of which are given Under:

Sr. No.	Borrower(s) / Co-Borrower (s) / Guarantor(s) / Loan Agreement No	Description of Immovable property	Demand Notice Date / Outstanding Amount (Secured debt)	Reserve Price (RP) / EMD / Bid Increase Amount
1.	**Prabhu Lal / Rekha Devi / 801LAP001029242+ 801LAP001028756**	All that Piece and Parcel of Immovable Property of Shop No: 2 on the Ground Floor of the Building No: A Known As Siddheshwar Residency Situated At: Bagumara Bearing Revenue Survey No: 71, Block No: 91 Paiki Plot Nos.: 100 To 102 Of The Society Known As Bansi Park Of Village: Bagumara, Taluka: Palsana, District: Surat Admeasuring About 394.00 Square Feet i.e. 36.61 Square Meter (Super Built Up Area) And 213.00 Square Feet i.e. 19.79 Square Meter (Built Up Area) Along With Undivided Proportionate Share In Land. **Which is bounded as under :-** East : Road West : Parking North : Shop No 3 South : Shop No 1	**09-Jul-21 7,92,366/- As On Date 29-Jun-21**	**Rs. 500000/- Rs. 50000/- Rs. 1000/-**
2	**Sameer Dipak Poshikar / Dipali Dipak Poshirkar / 8010HL001016426 Old Loan A/C No SURAHL000011036**	All That Piece And Parcel Of Immovable Property Flat No: 104 On The 1st Floor Of The Building Known As Madhav Villa Situated At: Bagumara Bearing Revenue Survey No: 94, Block No; 123 Paiki Plot Nos.: I, 2 And 3 Of The Society Known As Govindjipark Society Of Village: Bagumara, Taluka: Palsana, District: Surat, Gujarat- 394305, Admeasuring About 550.00 Square Feet (Super Built Up Area) And 305 Square Meters Built Up Area Along With Undivided Proportionate Share In The Said Land **Which is bounded as under :-** East : Road West : Society Road North : Plot No.4 South : Plot No.4	**24-Sep-21 4,82,988/- As On Date 23-Sep-21**	**Rs. 300000/- Rs. 30000/- Rs. 1000/-**
3	**Ganesh Jayram Desai / Jayshree Jairam Desai / 8010HL001016691 Old Loan A/C No SURAHL000011032**	All that the Piece and Parcel of Property Flat No: 301 On the 3rd Floor Of The Building Known As "Sai Ashirwad Palace" Situated At: Bagumara Bearing Revenue Survey: 93/1, Block No: 121 Paiki Plot Nos.: 258 And 259 Of The Society Known As "Sai Darshan Residency" Of Village: Bagumara Taluka: Palsana, District: Surat **Which is Bounded As Under :-** East : Adj. Property West : Flat No 304 / Stairs North : Flat No 302 South : OTS	**14-Dec-21 8,24,188/- As On Date 10-Dec-21**	**Rs. 351000/- Rs. 35100/- Rs. 1000/-**
4	**Puneet Pandey / Mira Devi Pandey / Shyamsundar Pandey / 8010HL001039484**	All That Piece And Parcel Property Of Flat No. 203, 2Nd Floor, Building Known As "Rudraksh Avenue", Situated At Jolva Bearing Revenue Survey No. 182, Block No. 223 Paiki, Plot Nos, 126, 127, 128, 141, 142 And 143, Total Admeasuring About 532.22 Square Feet, I.E 63.20 Square Meters (Super Build Up Area) And 386.18 Square Feet I.E 35.89 Square Meter (Build Up Area) **Which is Bounded As Under :-** East : Flat No. 202 West : Flat No. 204 North : Passage South : Open Plot	**16-Mar-22 8,23,906/- As On Date 16-Mar-22**	**Rs. 500000/- Rs. 50000/- Rs. 1000/-**
5	**Deep Chand / Deep Mala Thakur / 8010HL001042161**	All That Piece And Parcel Property Of Flat No. 104, 1st Floor, Building Known As Sanskar Villa Part - A, Situated At Tantithaiya Bearing Revenue Survey Nos. 256/3, And 256/2 + 260, Block No. 182 Paiki Plot Nos. 324 To 330 Of The Society Known As Mahadev Residency Part -2, Of Village Tantithaiya, Taluka - Palsana, District - Surat, Admeasuring About 644.00 Square Feet (Super Build Up Area) And Admeasuring About 355.00 Square Feet I.E 32.97 Square Meter (Build Up Area) **Which is Bounded As Under :-** East : Open Space West : Entry And Passage Lift North : Open Space And Adj. Building South : Flat No. 105	**16-Mar-22 6,88,239/- As On Date 16-Mar-22**	**Rs. 400000/- Rs. 40000/- Rs. 1000/-**
6	**Shyamji Shreeram Rathod / Sangeeta Prasad / 8010HL001020252**	All that Peace and Parcel of Immovable property of Flat No. 201 on the 2nd Floor of the Building known as Anmol Palace situated at Sayan bearing Block no. 82, Paiki plot no. 40 of the society known as Nilamnagar Tenements of Village Sayan, Taluka Olpad, District Surat, Admeasuring about 533.72 square feet (Super Build Up area) and 357.50 Square Feet i. e. 33.21 Square meter (Built up area) along with undivided proportionate share in Land admeasuring about 7.23 Square meter **Which Is Bounded As Under :-** East : Adj. Plot West : Road North : Flat No. 202 South : Adj. Plot	**24-May-22 7,28,360/- As On Date 23-May-22**	**Rs. 400000/- Rs. 40000/- Rs. 1000/-**
7	**Umesh Kumar Kashyap / Mahesh Kumar Kashyap / Asha Devi Kashyap / 8010HL001034561 Old Loan A/C No 8010HL001034561**	All That Peace And Parcel Of Immovable Property Of Plot No. 55 Of The Society Known As Maruti Nandan Row House Situated At Bagumara Bearing Revenue Survey No. 321, Block No. 468/A, Of Village - Bagumara, Taluka - Palsana, District - Surat Admeasuring About 432.00 Sq. Ft, I.E. 40.15 Sq. Mtrs. **Which Is Bounded As Under :-** East : Plot No. 56, West : Plot No. 54, North : 6 Mtr Road South : Plot No. 59	**10-Jun-22 10,24,048/- As On Date 09-Jun-22**	**Rs. 400000/- Rs. 40000/- Rs. 1000/-**
8	**Mehulgar Govindgar Gusai / Chetnaben Mehulgar Gusai / Prashantkumar Verma / 8000HL001018404 Old Loan A/C No GDHAHL000010047**	All That Peace And Parcel Of House Property Bearing Plot No. 63/D, Situated Gayatri Homes Residency, Revenue Survey No. 254/1 Paiki -1, Land Area Admeasuring 44.05 Sq. Mtrs Or Thereabouts Village - Varsamedi, Taluka - Anjar, District - Kachchh. **Which Is Bounded As Under :-** East : Sub-Plot No. 62-A West : Sub-Plot No. 63-C North : 7.50 Mtrs Internal Road South : Plot No. 65	**23-Jun-22 8,91,245/- As On Date 17-Jun-22**	**Rs. 500000/- Rs. 50000/- Rs. 1000/-**
9	**Lilu Dash / Kabita Dash / Prabhakara Das / 8010HL001045065**	All That Peace And Parcel Of Flat No. B/8, 3rd Floor, Om Sai Shraddha Complex-1, Nr. Randal Mata Temple, Sayan To Siwan Road, R.S.No. 413/3, 413/4 Block No. 560, Plot No. 21 To 28 Moje Sayan Surat 394130, Ademasuring Abour 593.00 Square Feet i.e. 55.09 Square Meter (Built Up Area) And 830.00 Square Feet i.e. 77.11 Square Meter (Super Built Up Area) **Which is Bounded As Under :-** East : Stair & Lift West : Flat No. B/7 North : Open Space South : Entry Passage	**19-Jul-22 10,29,172/- As On Date 18-Jul-22**	**Rs. 400000/- Rs. 40000/- Rs. 1000/-**
10	**Sureshkumar Paragdeen Yadav / Niru Yadav / 8010HL001018316 Old Loan A/C No SURAHL000011015**	All That Peace and Parcel of Flat No: 102 (Gram Panchayat Property No: 3479) on the 1st Floor of the Building known as Krishna Residency situated at: Vareli bearing Block No: 121 Paiki Plot Nos.: 237 and 238 of the society known as Vallabhnagar of Village: Vareli, Taluka: Palsana, District: Surat admeasuring about 31.60 Square Meters (Carpet Area) and 756.00 Square Feet (Super Build Up Area) along with undivided proportionate share in the land. **Which is Bounded As Under** :- East : Entry & Passage West : Margin North : Flat No. 103 South : Margin	**23-Aug-22 7,52,939/- As On Date 22-Aug-22**	**Rs. 450000/- Rs. 45000/- Rs. 1000/-**
11	**Sagar Jitu Ahire / Anitadevi Jeetu Ahire / 8010HL001016469**	All that Piece and Parcel of Immovable property Flat No. : 205 on the 2nd Floor of the building known as Yogi Residency situated at : Sanki bearing Revenue survey No : 43 , Block No. : 101 Paiki A-Type Plot No. 73/A, C-Type Plot No. 72/C and C - Type Plot No. 71/C paiki of village : Sanki , Taluka : Palsana, District : admeasuring about 502.00 Square Feet (Super Built up Area) and 302.00 Square Feet i.e. 28.06 Square Meters (built Up area) alongwith undivided proportionate share in land admeasuring about 4.21 Square Meters. **Which is bounded as under :-** East : 6 Meters Road West : Canal North : Property Of Plot No. C-71 Paiki South : 9 Meters Road	**20-Oct-22 7,84,584/- As On Date 19-Oct-22**	**Rs. 400000/- Rs. 40000/- Rs. 1000/-**

EMD Submission Account details (10% of RP) NEFT / RTGS	**A/c No.: ADANIH100EMDAHF001, Bank Name: ICICI BANK Name of Beneficiary: ADANI HOUSING FINANCE PVT LTD, IFSC Code: ICIC0000106**
Date/ Time of e-Auction	**25-Mar-23, 11.00 AM TO 4.00 PM**

TERM TERMS & CONDITIONS:
The e-Auction is being held on "AS IS WHERE IS" and "AS IS WHAT IS BASIS".
1. **Inspection at Site on 13-Mar-23 & 20-Mar-23 at 11:00 am to 4:30 pm**
2. Online BID (EMD) / Offer start on **22-Feb-23** and end on **24Mar-23** before 5:30 Pm
3. To the best of knowledge and information of the Authorised Officer, there is no encumbrance on any property. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property/ ies put on auction and claims/ rights/ dues/ effecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The property is being sold with all the existing and future encumbrances whether known or unknown to the AHFPL. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third-party claims/ rights/ dues.
4. It shall be the responsibility of the bidders to inspect and satisfy themselves about the asset and specification before submitting the bid. The inspection of property/ies put on auction will be permitted to interested bidders at sites as mentioned against each property description.
5. The interested bidders shall submit their EMD through Web Portal: **https://adanihousing.procure247.com/** (the user ID & Password can be obtained free of cost by registering name with **https://adanihousing.procure247.com/**) through Login ID & Password. The EMD shall be payable through NEFT in the account mentioned above.
6. After Registration (One Time) by the bidder in the Web Portal, the intending bidder/ purchaser is required to get the copies of the following documents uploaded in the Web Portal before the Last Date & Time of submission of the Bid Documents viz. i) Copy of the NEFT/RTGS Challan or Demand Draft; ii) Copy of PAN Card; iii) Proof of Identification/ Address Proof (KYC) viz. self-attested copy of Voter ID Card/ Driving License/ Passport etc.; without which the Bid is liable to be rejected. UPLOADING SCANNED COPY OF ANNEXURE-II & III (can be downloaded from the Web Portal: https://adanihousing.procure247.com/) AFTER DULY FILLED UP & SIGNING IS ALSO REQUIRED. The interested bidders who require assistance in creating Login ID & Password, uploading data, submitting Bid Documents, Training/ Demonstration on Online Inter-se Bidding etc., may contact M/s i-Sourcing Technologies Pvt. Ltd. 603, 6th Floor Shikhar Complex, Navrangpura, Ahmedabad 380 009,Gujarat, India E-mail ID : Karan@procure247.com, Rajesh@procure247.com, Tapan@procure247.com, Support Helpline Numbers : Rajesh Chauhan – 6354910183 Karan Modi - 7016716557. Enquiries : Helpdesk@procure247.com, and for any property related query may contact Authorised Officer: **Mr. Chiragkumar Gadhiya; Mobile No:8866000762, e-mail ID: Chiragkumar.gadhiya@adani.com** during the working hours from Monday to Saturday.
7. The interested bidder has to submit their Bid Documents [EMD (not below the Reserve Price) and required documents (mentioned in Point No.4)] on/ before **24-Mar-23** up to 5:30 pm and after going through the Registering Process (One time) and generating User ID & Password of their own, shall be eligible for participating the e-Auction Process, subject to due verification (of the documents) and/ or approval of the Authorised Officer.
8. During the Online Inter-se Bidding, Bidder can improve their Bid Amount as per the 'Bid Increase Amount' (mentioned above) or its multiple and in case bid is placed during the last 5 minutes of the closing time of the e-Auction, the closing time will automatically get extended for 5 minutes (each time till the closure of e-Auction process), otherwise, it'll automatically get closed. The bidder who submits the highest bid amount (not below the Reserve Price) on the closure of the e-Auction Process shall be declared as a Successful Bidder by the Authorised Officer/ Secured Creditor, after required verification
9. The Earnest Money Deposit (EMD) of the successful bidder shall be retained towards part sale consideration and the EMD of unsuccessful bidders shall be refunded. The Earnest Money Deposit shall not bear any interest. The successful bidder shall have to deposit 25% of the sale price, adjusting the EMD already paid, within 24 hours of the acceptance of bid price by the Authorised Officer and the balance 75% of the sale price on or before 15th day of sale or within such extended period as agreed upon in writing by and solely at the discretion of the Authorised Officer. In case of default in payment by the successful bidder, the amount already deposited by the offer shall be liable to be forfeited and property shall be put to re-auction and the defaulting borrower shall have no claim/ right in respect of property/ amount.
10. The prospective qualified bidders may avail online training on e-Auction from i-Sourcing Technologies Pvt. Ltd. prior to the date of e-Auction. Neither the Authorised Officer/ Bank nor M/s. i-Sourcing Technologies Pvt. Ltd. shall be liable for any Internet Network problem and the interested bidders to ensure that they are technically well equipped for participating in the e-Auction event
11. The purchaser shall bear the applicable stamp duties/ additional stamp duty/ transfer charges, fee etc. and also all the statutory/ non-statutory dues, taxes, rates, assessment charges, fees etc. owing to anybody
12. The Authorised Officer is not bound to accept the highest offer and the Authorised Officer has the absolute right to accept or reject any or all offer(s) or adjourn/ postpone/ cancel the e-Auction without assigning any reason thereof
13. The bidders are advised to go through the detailed Terms & Conditions of e-Auction available on the Web Portal of M/s. i-Sourcing Technologies Pvt. Ltd., https://adanihousing.procure247.com/) before submitting their bids and taking part in the e-Auction
14. The publication is subject to the force major clause.

Special Instructions
Bidding in the last moment should be avoided in the bidders own interest as neither the Adani Housing Finance Pvt. Ltd nor Service provider will be responsible for any lapse/failure
(Internet failure/power failure etc.). in order to ward-off such contingent situations bidders are requested to make all necessary arrangements / alternatives such as power supply back-up etc, so that they are able to circumvent such situation and are able to participate in the auction successfully.

Note - STATUTORY 30 DAYS SALE NOTICE UNDER THE SARFAESI ACT, 2002
The borrowers / Co-borrower / Guarantors are hereby notified to pay the sum as mentioned above along with up to date interest and ancillary expenses before the date of e-Auction, failing which the property will be auctioned / sold and balance dues, if any, will be recovered with interest and cost.

Place : GUJARAT
Date : 22.02.2023

Sd/-
Authorised Officer
Adani Housing Finance Pvt. Ltd.