

June 25, 2025

To,

The Manager, Listing Department,

BSE Limited,

1st Floor, Phiroze Jeejeebhoy Tower,

Dalal Street,

Mumbai – 400 001. BSE Scrip Code: 540776 To,

The Manager, Listing Department,

The National Stock Exchange of India Limited,

Exchange Plaza, C-1, Block G,

Bandra Kurla Complex, Bandra (East),

Mumbai – 400 051. NSE Symbol: 5PAISA

Dear Sir / Madam,

<u>Sub: Newspaper Publication in respect of Transfer of sale proceeds to Investor Education and Protection Fund (IEPF) Account:</u>

Pursuant to the provisions of Section 125 of the Companies Act, 2013 read with the Investor Education and Protection Fund Authority (Accounting, Audit, Transfer and Refund) Rules, 2016 (as amended), please find enclosed herewith Newspaper Publication with respect to transfer of unclaimed sale proceeds to the Investor Education and Protection Fund (IEPF) published in following newspapers on Wednesday, June 25, 2025:

- 1. Business Standard (English)
- 2. Free Press Journal (English)
- 3. Nav Shakti (Marathi)

The same is also available on the website of the Company at www.5paisa.com.

We request you to kindly take the same on record.

Thanking You, Yours faithfully,

For 5paisa Capital Limited

Namita Godbole

Company Secretary & Chief Compliance Officer

ICSI Membership No.: A21056 Email ID: csteam@5paisa.com

Encl: As above

5paisa Capital Limited

CIN: L67190MH2007PLC289249 | Regd. Office: IIFL House, Sun Infotech Park, Road No.16V, Plot No. B-23, MIDC,

West Bengal 700001

02.07.2025, 11:00 AM

02.07.2025, 04:00PM

NOTICE REGARDING FRAUDULENT ACTIVITY MISUSING THE NAME & LOGO OF AIRAN FINSTOCKS

PRIVATE LIMITED ("FINWAVE")

Thane Industrial Area, Wagle Estate, Thane - 400604 Tel: +91 22 4103 5000 | Fax: +91 22 2580 6654 | Email: support@5paisa.com | Website: www.5paisa.com

PUBLIC NOTICE - TRANSFER OF SALE PROCEEDS TO INVESTOR EDUCATION AND PROTECTION FUND (IEPF) ACCOUNT

nies Act, 2013 read with Rule 6 of the IEPF Authority (Notice is hereby given to the shareholders of Spaisa Capital Limited ("the Company") that in accordance with the provisions of Section 125 of the Companies Act, 2013 read with the Investor Education and Protection Fund Authority (Accounting, Audit, Transfer and Refund) Rules, 2016 (as amended), the sale proceeds arising out of fractional entitlements resulting from the allotment of shares pursuant to the Scheme of Arrangement with respect to demerger of Spaisa digital Undertaking of IIFL Holdings Limited into Spaisa Capital Limited approved by National Company Law Tribunal, Mumbai Bench in FY 2017-18, have not been paid or claimed for a period of seven (7) consecutive years or

Accordingly, in compliance with the above provisions, the Company shall transfer the said unclaimed sale proceeds to the Investor Education and Protection Fund (IEPF) on or after July 04, 2025.

The concerned shareholders are requested to claim their respective amounts by submitting necessary documents to the Company on or before July 04, 2025, failing which the same shall be transferred to the IEPF.

The details of such shareholders and the amounts due are available on the Company's website at www.5paisa.com. Shareholders can claim their unclaimed amounts even after the transfer to the IEPF by submitting an application in Form IEPF-5 to the IEPF Authority, as per the prescribed procedure, available at https://www.iepf.gov.in/IEPF/refund.html.

Please note that no claim shall lie against the company for any unclaimed amount transferred to the IEPF in accordance with the applicable rules.

For any further queries, please contact:

5paisa Capital Limited IIFL House, Sun Infotech Park, Road No. 16V, B-23, MIDC,

Thane Industrial Area, Wagle Estate, Thane - 400604, Maharashtra, India. Email: csteam@5paisa.com

Place: Thane, Maharashtra

Website: www.5paisa.com

By Order of the Board For **5paisa Capital Limited** Namita Godbole Company Secretary & Chief Compliance Officer ICSI Membership No.: A21056

Date: June 25, 2025



Please scan this QR Code to view the DRHP)





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यूको बैंक 😭 UCO BANK (A Govt. of India Undertaking UCO Bank, Head Office -1 ha Bazar, B.B.D. Bagh, Kol

NOTICE TO BIDDERS

Sub: Bid Extension for Proposal (RFP) of Group Personal Accident Insurance

Group Mediclaim/ Group Term Insurance Policy Ref.No. (UCO/RESOURCES/

सम्मान आपके विश्वास का Honours Your Trust

We've discovered that some individuals are fraudulently using the

name and logo of FINWAVE (Airan Finstocks Pvt. Ltd.) to promise high returns and collect money via personal bank accounts through WhatsApp and other Social Media platforms.

Please note: 1. We never ask for payments to personal bank

accounts. 2. We do not promise guaranteed returns or send

equests via WhatsApp/Telegram. 3. These messages are

Report or verify with us: 1.Email: compliance@finwave.co 2.Phone: 079 4022 2666 3.Website: www.finwave.co

by: AIRAN FINSTOCKS PRIVATE LIMITED ("FINWAVE")

Always verify before investing. Stay alert. Stay safe.

FOOD CORPORATION OF INDIA

Chief General Manager (CPF)

for Appointment of Custodiar

of Securities for the Corpus of

Contributory Provident Fund (TFCICPF) leguests for Proposal for Appointment ustodian of Securities for the Corpus of Truste Food Corporation of India Contributory Provider Fund (TFCICPF) are invited. For more deta

Trustees Food Corporation of India

visit 'https://gem.gov.in' (GeM BID No. GEM/2025/B/6362636) and 'https://fci.gov.in headquarter/tender'. The last date fo submission of offer is 15.07.2025 till 04:00 pm.

No 10, BTM Sarani, Radha Ba

RFP/01/2025-26) Dated 31.05.2025

The Revised schedule is as follows

Finwave

fraudulent and illegal.

ast date and time of submission of Bids

Date and time of opening of Commercial Bid

Corrigendum 01(Date Extension)
Ref. No. UCO/RESOURCES/RFP-CORRI/02/2025-26

CLEAR SECURED SERVICES LIMITED

CORPORATE IDENTIFICATION NUMBER: U46529MH2008PLC187508 Our Company was originally formed as a Private Limited Company in the name of "Clear Secured Services Private Limited" under the provisions of the Companies Act, 1956 on

October 14, 2008 vide Certificate of Incorporation issued by Registrar of Companies, Mumbai bearing Corporate Identity Number: U74920MH2008PTC187508. Subsequently, our Company was converted into a Public Limited Company under the Companies Act, 2013 pursuant to a special resolution passed at the Extra-Ordinary General Meeting of our Company held on February 11, 2025 and the name was changed to "Clear Secured Services Limited" pursuant to a fresh Certificate of Incorporation dated March 06, 2025 issued by the Registrar of Companies, Mumbai bearing Corporate Identity Number: U46529MH2008PLC187508. For change in registered office and other details please see "Our History and Certain Corporate Matters" on page 199 of the Draft Red Herring Prospectus.

Registered Office: 14B/4, Ground Floor, Plot -14A/14B, New Sion CHS, Swami Vallanbhdas Marg, Road No 24, Sindhi Colony, Sion, Sion, Mumbai, Mumbai, Maharashtra, India, 400022, Corporate Office: No.15, Corporate Park Sign Trombay Road, Chembur, Mumbai 400071 Website: www.cssindia.in; E-Mail: companysecretary@cssindia.in; Telephone No: 022-20850085; Company Secretary and Compliance Officer: Mrs. Apurva Mishra

PROMOTERS OF OUR COMPANY: MR. VIMAL DHAR LALTA PRASAD DUBEY, MR. RAKESH DHAR DUBEY, MRS. KUSUM VIMAL DUBEY AND MR. SANJAY DUBEY

"THE ISSUE IS BEING MADE IN ACCORDANCE WITH CHAPTER IX OF THE SEBI (ICDR) REGULATIONS (IPO OF SMALL AND MEDIUM

ENTERPRISES) AND THE EQUITY SHARES ARE PROPOSED TO BE LISTED ON EMERGE PLATFORM OF NATIONAL STOCK EXCHANGE OF INDIA LIMITED ("NSE EMERGE")

THE ISSUE

INITIAL PUBLIC ISSUE OF UPTO 64,85,000 EQUITY SHARES OF FACE VALUE OF ₹ 10 /- EACH OF CLEAR SECURED SERVICES LIMITED (FORMERLY KNOWN AS CLEAR SECURED SERVICES PRIVATE LIMITED), ("CLEAR SECURED" OR THE "COMPANY" OR THE "ISSUER") FOR CASH AT A PRICE OF ₹[•]/- PER EQUITY SHARE INCLUDING A SHARE PREMIUM OF ₹[●]/- PER ÉQUITY SHARE (THE "ISSUE PRICE") AGGREGATING TO ₹[●] LÁKHS ("THE ISSUE"), OF WHICH [●] EQUITY SHARES OF FACE VALUE OF ₹ [●] /- EACH FOR CASHATA PRICE OF ₹[●]/- PER EQUITY SHARE INCLUDING A SHARE PREMIUM OF ₹[●]/- PER EQUITY SHARE AGGREGATING TO $\P[ullet]$ LAKHS WILL BE RESERVED FOR SUBSCRIPTION BY MARKET MAKER TO THE ISSUE (THE "MARKET MAKER RESERVATION PORTION"). THE ISSUE LESS THE MARKET MAKER RESERVATION PORTION I.E. NET ISSUE OF [ullet] EQUITY SHARES OF FACE VALUE OF [ullet] EACH AT A PRICE OF [ullet] - PER EQUITY SHARE INCLUDING A SHARE PREMIUM OF [ullet] - PER EQUITY SHARE AGGREGATING TO [ullet] LAKHS IS HEREINAFTER REFERRED TO AS THE "NET ISSUE". THE ISSUE AND THE NET ISSUE WILL CONSTITUTE [●] % AND [●] %, RESPECTIVELY, OF THE POST ISSUE PAID UP EQUITY SHARE CAPITAL OF OUR COMPANY. THE PRICE BAND AND THE MINIMUM BID LOT WILL BE DECIDED BY OUR COMPANY IN CONSULTATION WITH THE BOOK RUNNING LEAD MANAGER ADVERTISED IN ALL EDITION OF [•] (A WIDELY CIRCULATED ENGLISH NATIONAL DAILY NEWSPAPER) AND ALL EDITION OF [•] (A WIDELY CIRCULATED HINDI NATIONAL DAILY NEWSPAPER) AND MARATHI EDITION OF [●] (A WIDELY CIRCULATED MARATHI DAILY NEWSPAPER, MARATHI BEING THE REGIONAL LANGUAGE OF MAHARASHTRA, WHERE OUR REGISTERED OFFICE IS LOCATED). AT LEAST TWO WORKING DAYS PRIOR TO THE ISSUE OPENING DATE AND SHALL BE MADE AVAILABLE TO NATIONAL STOCK EXCHANGE OF INDIA LIMITED ("NSE") FOR THE PURPOSE OF UPLOADING ON THEIR WEBSITE. FOR FURTHER DETAILS, KINDLY REFER TO CHAPTER TITLED "TERMS OF THE ISSUE" ON PAGE 347 OF THE DRAFT RED HERRING PROSPECTUS.

In case of any revision in the Price Band, the Bid/Issue Period shall be extended for at least 3 (three) additional Working Days after such revision of the Price Band, subject to the total Bid/ Issue Period not exceeding 10 (ten) Working Days. In cases of force majeure, banking strike or similar circumstances, our Company may, in consultation with the BRLM, for reasons to be recorded in writing, extend the Bid/ Issue Period for a minimum of 1 (one) Working Day, subject to the Bid/Issue Period not exceeding 10 (ten) Working Days. Any revision in the Price Band, and the revised Bid/ Issue Period, if applicable, shall be widely disseminated by notification to the Stock Exchange, by issuing a press release and also by

ndicating the change on the website of the BRLM and at the terminals of the Members of the Syndicate and by intimation to Designated Intermediaries and Sponsor Bank THE FACE VALUE OF THE EQUITY SHARES IS ₹ 10 /- EACH AND THE ISSUE PRICE IS [●] TIMES OF THE FACE VALUE

This Issue is being made through the Book Building Process, in terms of Rule 19(2)(b)(i) of the Securities Contracts (Regulation) Rules, 1957, as amended ("SCRR") read with Regulation 253 of the SEBI ICDR Regulations, as amended, wherein not more than 50% of the Net Issue shall be available for allocation on a proportionate basis to Qualified Institutional Buyers ("QIBs", the "QIB Portion"), provided that our Company, in consultation with the Book Running Lead Manager, allocate up to 60% of the QIB Portion to Anchor Investors on a discretionary basis in accordance with the SEBI ICDR Regulations ("Anchor Investor Portion"), of which one-third shall be reserved for domestic Mutual Funds subject to valid Bids being received from domestic Mutual Funds at or above the Anchor Investor Allocation Price. In the event of under-subscription, or non-allocation in the Anchor nvestor Portion, the balance Equity Shares shall be added to the Net QIB Portion, Further, 5% of the Net QIB Portion shall be available for allocation on a proportionate basis only to Mutual Funds, and the remainder of the Net QIB Portion shall be available for allocation on a proportionate basis to all QIBs, including Mutual Funds, subject to valid Bids being received at or above the Issue Price. However, if the aggregate demand from Mutual Funds is less than 5% of the Net QIB Portion, the balance Equity Shares available for allocation in the Mutual Fund Portion will be added to the remaining Net QIB Portion for proportionate allocation to QIBs, Further, not less than 15% of the Net Issue shall be available for allocation on a proportionate basis to Non-Institutional Bidders (out of which one third shall be reserved for Bidders with Bids exceeding ₹2 lakhs and up to ₹10 lakhs and two-thirds shall be reserved for Bidders with Bids exceeding ₹10 lakhs) and under-subscription in either of these two sub-categories of Non-Institutional Portion may be allocated to Bidders in the other subcategory of Non-Institutional Portion, subject to valid Bids being received at or above the Issue Price and not less than 35% of the Net Issue shall be available for allocation to Individual Bidders in accordance with the SEBI ICDR Regulations, subject to valid Bids being received at or above the Issue Price, All potential Bidders (except Anchor nvestors) are required to mandatorily utilize the Application Supported by Blocked Amount ("ASBA") process providing details of their respective ASBA accounts, and UPI ID in

Procedure" on page 361 of the Draft Red Herring Prospectus. This public announcement is made in compliance with the provisions of Regulation 247 (2) of the SEBI ICDR Regulations to inform the public that the Company is proposing to undertake, subject to applicable statutory and regulatory requirements, receipt of requisite approvals, market conditions and other considerations, an initial public offering of its Equity Shares of face value ₹ 10.00 each pursuant to the Issue and the Draft Red Herring Prospectus dated June 23, 2025 and has been filed with EMERGE Platform of National Stock Exchange of India Limited ("NSE EMERGE") on June 23, 2025. The Draft Red Herring Prospectus filed with Emerge Platform of NSE shall be made public, for comments, if any, for a period of at least 21 days from the date of filing, by hosting it on the website of Emerge Platform of NSE at www.nseindia.com, on the website of the BRLM at www.horizonmanagement.in and also on the website of the Company www.cssindia.in. The Company invites public to give comments on the Draft Red Herring Prospectus filed with Emerge Platform of NSE with respect to disclosures made in the Draft Red Herring Prospectus. The public is requested to send a copy of the comments to the Company Secretary & Compliance Officer of the Company and/or to the BRLM at their respective addresses mentioned below. All comments must be received by our Company and/or the Company Secretary & Compliance Officer of our Company, and/or to the BRLM in relation to the issue on or before 5.00 p.m. on the 21st day from the afore-mentioned date of the Draft Red Herring Prospectus with Emerge Platform of NSE.

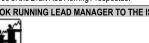
case of RIBs using the UPI Mechanism, if applicable, in which the corresponding Bid Amounts will be blocked by the SCSBs or by the Sponsor Bank under the UPI Mechanism, as

the case may be, to the extent of respective Bid Amounts. Anchor Investors are not permitted to participate in the Issue through the ASBA process. For details, see "Issue

nvestment in equity and equity related securities involve a degree of risk and investors should not invest any funds in this Issue unless they can afford to take the risk of losing their nvestment. Investors are advised to read the risk factors carefully before taking an investment decision in this Issue. For taking an investment decision, investors must rely on their own examination of the issuer and the Issue including the risks involved. The securities have not been recommended or approved by the Securities and Exchange Board of India ("SEBI") nor does SEBI guarantee the accuracy or adequacy of the Draft Red Herring Prospectus. Specific attention of investors is invited to the section titled "Risk factors" on page 35 of the Draft Red Herring Prospectus.

Any decision to invest in the equity shares described in the Draft Red Herring Prospectus may only be taken after a Red Herring Prospectus has been filed with the Registrar of Companies (ROC) and must be made solely on the basis of such Red Herring Prospectus as there may be material changes in the Red Herring Prospectus from the Draft Red Herring Prospectus. The equity shares, when offered through the Red Herring Prospectus, are proposed to be listed on EMERGE Platform of National Stock Exchange of India Limited ("NSE EMERGE"). For details of the share capital and capital structure of our Company and the names of the signatories to the Memorandum of Association and the number of shares subscribed by them of the Company, see "Capital Structure" beginning on page 81 of the Draft Red Herring Prospectus. The liability of the members of our Company is

limited. For details of the main objects of our Company as contained in our Memorandum of Association, see "Our History and Certain Other Corporate Matters" beginning on page 199 of the Draft Red Herring Prospectus. BOOK RUNNING LEAD MANAGER TO THE ISSUE REGISTRAR TO THE ISSUE COMPANY SECRETARY & COMPLIANCE OFFICER



Horizon Management Private Limited 19, R N Mukheriee Road, Main Building 2nd Floor, Kolkata - 700001, West Bengal, India Telephone: +91 33 4600 0607

Investor Grievance Id: investor.relations@horizon.net.co Website: www.horizonmanagement.ir Contact Person: Akash Das SEBI Registration No.: INM000012926 CIN: U74140WB1996PTC077991

Bigshare Services Pvt. Ltd.

Office No S6-2 6th Floor, Pinnacle Business Park Mahakali Caves Rd, next to Ahura Centre, Andheri East Mumbai - 400093 Telephone: 022-62638200 Website: www.bigshareonline.com Email ID: ipo@bigshareonline.com

Address: Building No.15, Ground and Two Upper Floor, Corporate Park Sion Trombay Road, Chembur, Mumbai 400071 Email: companysecretary@cssindia.in Contact No: +91 8097896044 Website: www.cssindia.in Investors may contact the Compliance Officer and / or

the Registrar to the Issue and / or the Book Running Lead Manager to the Issue in case of any Pre-Issue or Post-Issue related matter such as non-receipt of letters of Allotment, credit of allotted Equity Shares in the respective beneficiary account, unblocking of amount in **ASBA etc.**

All capitalized terms used herein and not specifically defined shall have the same meaning as ascribed to them in the Draft Red Herring Prospectus.

For and on behalf of the Board of Directors **CLEAR SECURED SERVICES LIMITED**

Place: Mumbai Date : June 24, 2025

Disclaimer: CLEAR SECURED SERVICES LIMITED is proposing, subject to applicable statutory and regulatory requirements, receipt of requisite approvals, market conditions and other considerations, to make an initial public offer of its Equity Shares and has filed the Draft Red Herring Prospectus on June 23, 2025. The Draft Red Herring Prospectus is available on the website of Emerge Platform of NSE at www.nseindia.com and is available on the websites of the BRLM at www.horizonmanagement.in and also on the website of he Company at www.cssindia.in. Any potential investors should note that investment in equity shares involves a high degree of risk and for details relating to the same, see section titled "Risk Factors" beginning on page 35 of the Draft Red Herring Prospectus. Potential investors should not rely on the Draft Red Herring Prospectus for making any investment

and unless so registered, and may not be issued or sold within the United States, except pursuant to an exemption from, or in a transaction not subject to, the registration requirements of the Securities Act and in accordance with any applicable U.S. State Securities laws. The Equity Shares are being issued and sold outside the United States in offshore transactions' in reliance on regulation "S" under the Securities Act and the applicable laws of each jurisdiction where such issues and sales are made. There will be no public offering in the United States KIRIN ADVISORS

Corporate Office: Adani Corporate House, Shantigram, S.G. Highway, Khodiyar, Ahmedabad - 382 421 Gujarat, India. • Tel: +91 79 2656 5555 E-mail: investors@orientcement.com • Website: www.orientcement.com

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Cement

NOTICE TO THE SHAREHOLDERS OF THE COMPANY

Notice is hereby given pursuant to the provisions of Section 124 (6) of the Companies Act, 2013 read with the Investor Education and Protection Fund Authority (Accounting, Audit, Transfer and Refund) Rules 2016 (as amended), ("the Rules") notified by the Ministry of Corporate Affairs, the Company is required to transfer all shares in the name of Investor Education and Protection Fund (IEPF) Account in respect of which dividend has not claimed by the shareholders for seven consecutive years or more.

ORIENT CEMENT LIMITED

CIN: L269400R2011PLC013933

Registered Office: Unit VIII, Plot No 7, Bhoinagar, Bhubaneshwar,

Odisha - 751012 • Tel: 0674-2396930

The Company in compliance with the aforesaid "Rules" has sent individual notices to all those shareholders whose shares are liable to be transferred to IEPF Account and have also uploaded full details of such shares due for transfer as well as unclaimed dividends on the website of the company at www.orientcement.com. Shareholders are requested to verify the details of unclaimed dividends and $\operatorname{\mathsf{the}}$ shares liable to be transferred to the IEPF Authority.

Shareholders may note that both the unclaimed dividends and the shares transferred to the IEPF Authority can be claimed back by them from IEPF Authority after following the procedure prescribed

The concerned shareholders may take further Notice that in case the Company does not receive any communication from them by 10th September 2025, the Company shall, in compliance with the requirements set out in the Rules, transfer the shares to the IEPF Authority by 24th October 2025.

Shareholders whose shares are liable to be transferred to IEPF Demat Account may note that the shares, whether in physical or electronic form, will be transferred to IEPF Demat Account in accordance with the procedure notified by the Ministry of Corporate Affairs, from time to time. In respect of shareholders holding shares in physical form, upon transfer of shares to the IEPF Demat Account, the original share certificate(s) which stand registered in their name shall stand automatically cancelled and be deemed non-negotiable. In respect of shareholders holding shares in demat form, the Company shall inform the concerned depository by way of corporate action for transfer of shares lying in their Demat Account in

Shareholders having any queries on the subject matter, may contact the Company's Registrar and Transfer Agent M/s. Kfin Technologies Limited, Selenium Tower B, Plot 31-32, Gachibowli, Financial District, Nanakramguda, Hyderabad, 500 032 Phone No.: +91 40 6716 1700,

For Orient Cement Limited

Shrishti Jain Company Secretary

CARE RATINGS LIMITED Care*=dge*

(CIN: L67190MH1993PLC071691) Regd. Office: 4^{lh} Floor, Godrej Coliseum, Somalya Hospital Road, Off Eastern Express Highway, Sion (East), Mumbai - 400022. Tel: 022-67543456 • Fax: 022-67543457 Email: investor.relations@careedge.in, Website: www.careedge.in

NOTICE TO THE SHAREHOLDERS TRANSFER OF EQUITY SHARES OF THE **COMPANY TO INVESTOR EDUCATION AND** PROTECTION FUND (IEPF) AUTHORITY

Pursuant to Section 124 of the Companies Act, 2013 read with the IEPF (Accounting, Audit, Transfer and Refund) Rules, 2016, as amended from time to time, the Company is required to transfer the shares, in respect of which Dividend has remained unclaimed and unpaid consequently for seven consecutive years or more, to the Investor Education and Protection Fund (IEPF) Authority. In the case of CARE Ratings Limited, the due date for the transfer of such shares, in respect of which dividend has remained unclaimed and unpaid consequently for seven consecutive years or more is 19th September 2025. Pursuant to the said Rules, the Registrar and Transfer Agent (RTA) i.e., KFin Technologies Limited, has already sent a specific communication to those shareholders whose shares have become due for transfer to IEPF. The Company has also uploaded the details of such shareholders on its website viz. www.careedge.in

Notice is further given to the shareholders to claim / encash the unpaid / unclaimed Dividend relating to financial years 2018-19 and onwards latest by 19th September 2025 so that the shares are not transferred to the IEPF. It may please be noted that if Dividend remains unclaimed/unpaid as on the due date, the Company will proceed to initiate action for the transfer of shares of such shareholders.

On transfer of the Dividend and the shares to IEPF, the shareholders may claim the same by making an application to IEPF in Form IEPF-5 as per the Rules. The said Form is available on the website of IEPF viz. $\underline{www.iepf.gov.in}$

For any queries on the above matter, Shareholders are requested to contact the Company's Share Transfer Agent, as mentioned below: M/s KFin Technologies Ltd. Unit: CARE Ratings Limited (CARE) Selenium Tower B, Plot 31-32, Financial District, Nanakramguda, Gachibowli Hyderabad - 500032, Telangana Tel.: 040 - 67162222 Toll Free No: 1800-3094-001

For CARE Ratings Limited

Place: Mumbai

Email: einward.ris@kfintech.com

Place: Ahmedahad

Date: June 24, 2025

Company Secretary & Compliance Officer

INVESTMENTS LIMITED

CIN NO: L17301RJ1934PLC002761 Regd.Office: Pachpahar Road, Bhawanimandi 326502 (Raj.) Tel No.: (07433)222052/54/82; Email: investor.grievances@silinvestments.in Website: www.silinvestments.in

NOTICE

(for transfer of equity shares of the Company to the Investor Education and Protection Fund)

This notice is published pursuant to the provisions of Investor Education and Protection Fund Authority (Accounting, Audit, Transfer and Refund) Rules, 2016, as amended ("the Rules / IEPF Rules").

The Rules, inter alia, contain provisions for transfer of all shares in respect of which dividend has not been paid or claimed by the shareholders for 7 (seven) consecutive years or more to the Demat account of the Investor Education and Protection Fund ("IEPF") Authority.

In compliance with the aforesaid Rules, the Company has already communicated to the concerned shareholders individually (at their registered address) whose shares are liable to be transferred to the Demat Account of IEPF authority ("IEPF Demat Account") under the said Rules for taking appropriate action. The Company has also uploaded full data of such shareholders and shares due for transfer to IEPF Demat Account on its website www.silinvestments.in under 'IEPF & Unclaimed Dividend' in the Investor Section.

Shareholders may note that both the unclaimed dividend and corresponding shares transferred to IEPF Demat Account including all benefits accruing on such shares, if any, can be claimed back from the IEPF Authority after following the procedure prescribed under the Rules.

You are requested to claim the unpaid dividend on or before 07th October, 2025 failing which the aforesaid shares will be transferred to the IEPF Authority on the appropriate date. Thereafter, no claim shall lie against the Company in respect of unclaimed dividend amount and shares so transferred pursuant to the said Rules.

For any queries on the above matter, shareholders are requested to contact: MUFG Intime India Pvt. Ltd., (the "Registrar and Transfer Agent") Ms. Sharmila / Mr. Ganpati, C-101, 247 Park, L.B.S. Marg, Vikhroli (West), Mumbai - 400083, Email ID: rnt.helpdesk@in.mpms.mufg.com, Telephone No. +918108116767

For and on behalf of SIL Investments Limited

Dated: 24th June 2025 Lokesh Gandhi Place : Mumbai Company Secretary & Compliance Officer

INVITATION FOR EXPRESSION OF INTEREST FOR ASSIGNMENT/TRANSFER OF NRRA UNDER IBC CODE, 2016 READ WITH REGULATION 37 A OF THE IBBI (LIQUIDATION PROCESS) REGULATIONS, 2016) M/s COASTAL ENERGY PRIVATE LIMITED (IN LIQUIDATION) CIN: U52599TN1997PTC037547

The liquidator of COASTAL ENERGY PRIVATE LIMITED hereby invites Proposals/Offers from the interested person(s) for the assign Readily Realizable Assets (NRRA).

Offers are invited for assignment/transfer of not readily realizable assets of COASTAL ENERGY PRIVATE LIMITED (in liquidation) (being Receivables including disputed receivables)/Debtors (unrealized /remaining)/ othe Receivables and Assets underlying Avoidance Applications filed with Hon'ble NCLT which are being considered as Not Readily Realizable Assets), under Regulation 37A of Insolvency and Bankruptcy Board of India (Liquidation Process Regulations, 2016 on "AS IS WHERE IS, AS IS WHAT IS, WHATEVER THERE IS AND WITHOUT RECOURSE BASIS"

Description of Assets to be assigned/transferred

Receivables (including disputed receivables) /Debtors (unrealized / remaining)/ and Assets underlying Avoidance Applications filed with Hon'ble NCLT, Chennai Bench.

Note:

Date: 25th June, 2025

Interested parties can obtain details of the NRRA assets by sending an email to the Liquidator at: cirp.cepl@gmail.com.

The last date for submission of the Proposal/Offer is **15th July, 2025**.

 The Proposal/Offer must be submitted along with a Section 29A Eligibility **Undertaking**, the format of which can be obtained by sending an email reques

to the Liquidator at: $\underline{cirp.cepl@gmail.com}.$ Interested parties shall submit their signed Proposal/Offer in any format of their

 $choice \ by \ an \ email \ to \ the \ Liquidator \ at: \underline{cirp.cepl@gmail.com}.$ The interested parties shall provide any additional documents as may be required by the Liquidator for screening/evaluation of the Proposal/Offer.

 Based on the review of the Proposals/Offers received, the Liquidator shall advise on the further process, terms, and conditions, in consultation with the Stakeholders' Consultation Committee (SCC). Interested parties shall at all times adhere to the terms and processes specified by the Liquidator in consultation with the SCC.

The Final assignment/transfer shall take place by way of an E-Auction/Private Sale/Any other method and the same shall be governed based on the terms/conditions to be specified by the Liquidator in pursuance to the receipt of the Proposal/Offers

 The submission of a Proposal/Offer shall not be binding on the Liquidator. It is screening of the received Proposals/Offers.

• The Liquidator reserves the right to reject any or all Proposals/Offers received at any stage without assigning any reason.

> Ramakrishnan Sadasivan IBBI/IPA-001/IP-P00108/2017-18/10215 **Liquidator - Coastal Energy Private Limited** Registered Mail id: sadasivanr@gmail.com
> Correspondence Mail id: cirp.cepl@gmail.com Address: Old No.22, New No.28, Menod Street Purasawalkam, Chennai - 600 007

Mobile No. 94444 55982



ROSSELL INDIA LIMITED

CIN: L01132WB1994PLC063513 Registered Office: Jindal Towers, Block 'B', 4th Floor 21/1A/3, Darga Road, Kolkata - 700 017 Phone: 033 40616069, e-mail: corporate@rosse Website: www.rossellindia.com

FOR KIND ATTENTION OF THE MEMBERS OF THE COMPANY

The 31st Annual General Meeting (AGM) of Rossell India Limited (the Company will be held on Friday, 22nd August, 2025 at 2:00 P.M. IST through Video Conference (VC) / Other Audio Visual Means (OAVM) facility without physica presence of members at a common venue, in compliance with the General Circula No. 9/2024 dated 19th September, 2024 read with para 3 and 4 of the General Circular No. 20/2020 dated 5th May, 2020 issued by the Ministry of Corporate Affairs as well as SEBI Circular No. SEBI/HO/CFD/PoD-2/P/CIR/2024/133 dated 3rd October, 2024 issued in this regard.

The Notice of the AGM and Annual Report of the Company for the Financia Year 2024-2025 shall be sent shortly by e-mail to those members whose e-mail address are registered with the Company or with the respective Depositor Participants in accordance with the said MCA Circulars and SEBI Circular. The aforesaid documents will also be available on the website of the Company a https://rossellindia.com/investor-information / and on the website of the Stock Exchanges at www.bseindia.com and www.nseindia.com.

The manner of voting remotely ("remote e-voting") is also provided in the Notice of the AGM, to be sent to the Members shortly as aforesaid. Members are requested to carefully read all the Notes set out in the Notice of the AGM and in particular instructions for joining the AGM, manner of casting vote through remote e-voting of e-voting during the AGM. The Board of Directors of the Company has proposed a dividend of Re.0.40 pe

Equity Shares (20%) for the financial year 2024-2025. Accordingly, the Friday 15th

August, 2025 has been fixed as the Record Date for determining the entitlement of Members in respect of payment of said Dividend, if declared at the ensuing AGN

of the Company. Members holding shares in physical mode and who have not yet registered/updated their email IDs and/or not updated their Bank details for the purpose of receiving Dividend from the Company directly in their Bank Accounts through the Electronic Clearing Service (ECS) or any other means, are requested to update/register the same by sending duly filled and signed Form ISR-1 or other relevant Forms, as applicable with the Registrar and Share Transfer Agent of the Company or by email

at rta@cbmsl.co / ranarc@cbmsl.co.

Place : Kolkata

Date : 25.06.2025

Members holding shares in dematerialized mode are requested to register/update their email IDs and/or Bank details for the purpose of receiving Dividend from the Company directly in their Bank Accounts through the Electronic Clearing Service (ECS) or any other means, with the relevant Depository Participants with whom the maintain their Demat Account.

> For Rossell India Limited N K Khurana Director (Finance) and Company Secretary

E-mail Id: akash das@horizon.net.co

Bigshare Services Private Limited

Investor Grievance ID: investor@bigshareonline.com Contact Person: Mr. Jibu John SERegistration No.: INR000001385 CIN: U99999MH1994PTC076534

Name: Mrs. Apurva Mishra

Company Secretary & Compliance Officer

The Equity Shares have not been and will not be registered under the U.S. Securities Act of 1933, as amended (the "Securities Act") or any state securities laws in the United States

The Mogaveera Co-operative Bank Ltd.

Regd. & Administative Office: 5th Floor, Mogaveera Bhavan, M.V.M. Educational Campus Marg, Off. Veera Desai Road, Andheri (West), Mumbai-400058

[Under Rule 8(1)]

POSSESSION NOTICE

(Immovable Property)

Whereas, the undersigned being the Authorised Officer of The Mogaveera Co-operative Bank Ltd., under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) (the said Act) and in exercise of powers conferred under Section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a Demand Notice to the below mentioned borrowers/ guarantors to repay the amount mentioned in the notice plus further interest as mentioned below within 60 days from the date of the said notice. The borrower(s)/ guarantors, having failed to repay the amount, notice is hereby given to the under noted borrower(s), guarantors and the public in general that the undersigned has taken symbolic possession of the properties described herein below in exercise of powers conferred on him under Section 13(4) of the said Act, read with rule 8 of the said rules on the under mentioned date. The borrower(s) /secured debtors in particular and the public in general are hereby cautioned not to deal with the said property and any dealings with property will be subject to the charge of the Mogaveera Co-

Sr. No.	Name of the Borrower(s)/ Sureties	Date of Demand Notice & Outstanding Amount	Date of Possession	Description of Immovable Properties & owner(s) of the Secured Asset(s)
1	Mr. Hemant Pitale — Borrower Mrs. Shaila Sharad Pitale — Co-Borrower & Mortgagor Mr. Anand Guruvayya Bhandari Mrs. Rupali Hemant Pitale - Sureties	&	21.06.2025	Row House No. A 102/2, Saraswat Apartment, Cidco Colony, Near Kalimandir, Sector No.13, New Panvel, Dist. Raigad - 410206 admeasuring 145 sq. ft. (Built Up) area owned by Mrs. Shaila Sharac Pitale.
2	Mr. Dularelal Ramcharitra Gupta – Borrower & Mortgagor Mrs. Meera Dularelal Gupta – Co-Borrower Mr. Shankar Dubari Kanojiya Mr. Jaisingh M Solanki - Sureties	18/02/2025 & Rs.9,29,061.20 (as on 05/12/2024 with further interest from 01/12/2024)	23.06.2025	Flat No.B 402, Ramdev Paradise CHSL, Indralok Phase-6, Maa Annapurna Road, Bhayandei (East), Dist. Thane - 401 105 admeasuring 424 sq. ft. (Carpet) area owned by Mr. Dularela Ramcharitra Gupta.
3	Mrs. Suman Kumar Salvi Mr. Kumar Laxman Salvi -Borrower & Mortgagor Ms. Payal Salvi Ms. Swati Parab - Sureties	21/02/2025 & Rs.19,00,403.33 (as on 07/12/2024 with further interest from 01/12/2024)	23.06.2025	Flat No.B-1,Ground Floor, 'C Building, Chintamani CHS Ltd. Plot No.3 & 4,Apna Nagar Nallasopara Nagarpalika Road Village Nilemore, Nallasopara (West), Dist. Palghar - 401203 admeasuring 580 sq.ft. (Built Up area owned by Mrs. Suman Kuma Salvi and Mr. Kumar Laxman Salvi

Authorised Officer



Place : Mumbai

KOTAK MAHINDRA BANK LIMITED

Registered Office: - 27 BKC, C 27, G Block, Bandra Kurla Complex, Bandra (E), Mumbai -400 051. Corporate identity No. L65110MH1985PLC038137). Branch Office at, Admas Plaza, 4th Floor, 166/16, CST Road, Kolivery Village, Kunchi Kurve Nagar. Near Hotel Hare Krishna, Santacruz East, Mumbai - 400098.

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforceme of Security Interest Act, 2002 read with proviso to Rule 8 (6) & 9 (1) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the Public in general and in particular to the Borrower (s), Guarantor (s) and / or Mortgagor (s), that the below described immovable property mortgaged / charged to Kotak Mahindra Bank Limited ("Secured Creditor"), the Physical Possession of which has beer taken by the Authorized Officer of the Secured Creditor on 12th August 2024, will be sold through E-Auction on "AS IS WHERE IS BASIS", "AS IS WHAT IS BASIS", "WHATEVER THERE IS BASIS" and "NO RECOURSE BASIS" on 30th Of July 2025 for recovery of Rs. 2,56,23,406/- as on 17th March'2025 together with further interest and other charges thereon at the contractual rates upon the footing of compound interest until payment/realization due to **Kotak Mahindra Bank Limited**, being the Secured Creditor, from the Borrower / Mortgagor/s / Guarantor/s namely **M/s. Motiram Agency & Others** having Loan Account No. 1416TL0100000013, 1416TL0100000014, 1416TL01000000120 & 632044001200 with CRN – 34571119, 34571066 & 34571066 The details / description of Immovable Property put up for auction, the Reserve Price, the Earnest Money Deposit and the Auction Schedule are

Sr. No.	Name of the Mortgagor/s	Details Of Immovable Property put for E – Auction	Last date for submission of online bid	Date & Time of E-Auction	Reserve Price (INR)	Earnest Money Deposit (EMD) (INR)
1.	M/s. Motiram Agency (Borrower/Mortgagor)				Rs. 1,29,75,00/-	Rs. 12,97,500/-
2.	Mr. Shamkant Motiram Wani (Co-Borrower)	"2,3,4 Jai Ekveera CHSL Pandit Malviya Path Ramnagar Dombivali (E)-Thane 421201."		30th July 2025 between 11.00 A.M. to 12:00 P.M	(Rupees One Crore Twenty Nine Lakhs	(Rupees Twelve Lakhs Ninety Seven Thousand
3.	Mr. Rajendra Motiram Wani (Co-Borrower)			P.IVI	Seventy Five Thousand Only)	Five Hundred Only)

The undersigned may at his absolute discretion and on request from the prospective buyers, arrange for inspection of the said property on 15th July 2025 between 01:00 pm to 02:00 pm through his authorized representative/agent

Important Terms & Conditions of Sale:

the property by private treaty.

Date: 24.06.2025

- The E Auction shall be conducted only through "Online Electronic Bidding" through website https://www.bankeauctions.com/ on 29th Of July 2025 from 11.00 A.M. to 12.00 P.M. with unlimited extensions of 5 minutes duration each.
 For details about E-Auction, the intending bidders may contact M/s. C1 India Pvt. Ltd through Mr. Dharani Krishna Mobile +91-9948182222;
- email id andhra@c1india.com.

 3) The intending bidders may visit the Bank's official website https://www.kotak.com/en/bank-auctions.html for auction details and for the
- terms and conditions of sale.
- terms and conditions or sale.

 4) For detailed terms and conditions of auction sale, the bidders are advised to go through the portal https://www.bankeauctions.com/ and the said terms and conditions shall be binding on the bidders who participate in the bidding process.

 5) It is requested that the interested Bidder/s are required to generate the login ID and password from the portal https://www.bankeauctions.com/ before uploading the bid and other documents.

 The bid form has to be filled in the prescribed form and is to be submitted / uploaded online only along with KYC documents of the Bidder/s on the portal https://www.bankeauctions.com/ on or before 29th July 2025 up to 04.00 p.m. and the scanned copies of the duly filled and signed bid documents and KYCs of the Bidder/s should be sent by mail to Mr. Ashok Motivani (Mobile No : +91 A97373735 F. Email bid documents and KYCs of the Bidder/s should be sent by mail to by mail to Movani (Mobile No.: +91 9873737351, E-mail ID:Ashok.motwani@kotak.com) or Mr. Ismail Deshmukh (Mobile No.: +91 9324906979 Email ID: Ismail. Deshmukh@kotak.com) 6) Prospective bidders may avail online training, for generating Login ID and password and for online bidding process etc., from M/s. C1 India PvI
- I td on above mentioned contact numbers Earnest Money Deposit (EMD) shall be deposited by way of Demand Draft in favour of Kotak Mahindra Bank Ltd. on or before 29th July 2025 up to 05:00 p.m. In case of delay in depositing the EMD and/or submission of Bid documents within the prescribed time limits due to any technical glitch, the Authorized Officer, to maximize the bid participation and inter-se bidding process, at its sole discretion and upon his satisfaction, can accept the Bid's received after the schedule cutoff time without giving any disclosure to any person. Any bid submitted without depositing the EMD amount shall stand automatically rejected. The EMD deposited by the proposed bidder shall not earn any interest.
- 8) The bid price to be submitted shall be equal to and f or above the Reserve Price and during the bidding process, bidders who have submitted bids shall improve their further offers in multiples of INR 1,00,000.00 (Rupees One Lakh Only).

 9) In case any bid is placed within last 5 minutes of the closing time of the e-auction proceeding, the closing time shall automatically an
- immediately get extended by another 5 minutes. 10) The successful bidder has to deposit 25% of the highest bid amount (including EMD already paid) immediately on closure of the e-auction sale proceedings or on the following working day in case business hours is closed on the day of E - Auction, in the mode stipulated as above. The balance 75% of the highest bid amount shall have to be deposited within 30 (thirty) days from the date on which the acceptance /confirmation of sale is conveyed to such successful bidder or such extended period which shall be at the sole discretion of the Authorized Officer and within the
- provisions of SARFAESI Act, 2002 and the Security Interest Rules, 2002.

 11) The highest bidder will not have any right and title over the property until the Sale Certificate is issued in his favour subject to realization of entire Auction Price and other incidental expenses. Sale shall be subject to terms and conditions of E - Auction and confirmation by the Secured
- Creditor to that effect.

 12) If the successful bidder fails to deposit the entire bid / auction amount, the amount already deposited by the successful bidder shall be for feited. and the defaulting bidder shall neither have claim on the property nor on the amounts deposited. The Authorized Officer shall be free to exercise any one or more rights available to him in terms of the provisions of SARFAESI Act, 2002 and the Security Interest Rules, 2002, in respect of the
- 13) On receipt of the entire sale consideration within the stipulated period as mentioned above, the Authorized Officer shall issue the Sa
- Certificate, the sale shall be completed thereafter, and **Kotak Mahindra Bank Limited** shall not entertain any claims.

 14) The sale certificate shall be issued in the same name in which the Bid is submitted. No request for inclusion/substitution in the sale certificate of the sale shall be issued in the same name in which the Bid is submitted. No request for inclusion/substitution in the sale certificate of the sale shall be issued in the same name in which the Bid is submitted. No request for inclusion/substitution in the sale certificate of the sale shall be issued in the same name in which the Bid is submitted.
- names of any person(s) other than those mentioned in the bid shall be entertained. 15) The EMD amount, to the unsuccessful bidder/s, shall be returned by **Kotak Mahindra Bank Ltd**, in their accounts by way of RTGS / NEFT Funds Transfer, within 10 (Ten) working days and without any interest.
- 16) The Authorized Officer has the absolute right to accept or reject a bid or postpone/cancel the notified E Auction Sale without assigning any reason. In the event of postponement/cancellation of the E – Auction Sale after submission of the bids, EMD submitted by the bidders will be returned, without interest and in case the bids are rejected, Authorized Officer can negotiate with any of the bidders or other parties for sale
- In an event of failure of the E Auction Sale for the want of bids or otherwise or for any other reason, the Authorised Officer can enter into a private treaty for sale of the property, as a whole or any part thereof, with the proposed purchaser or any other party providing an offer to purchase the property.
- 18) In the event where a bidder is declared as the successful bidder in the e-auction sale conducted and subsequently, if the auction proceeding If the event where a bloder is declared as the succession bloder in the evaluation sale conducted and subsequently, in the action proceedings gets stayed and/or set aside by any Court/Tribunal, at any stage even after issuance of the sale certificate or handing over the possession, there the Bank, at the request of bidder/auction purchaser shall initiate refund of the EMD/amount so deposited by him /her. The Bank at its sole discretion will process refund the money so deposited, without any interest, damages, claims etc. of whatsoever nature and no such communication shall be entertained at later stage. he particulars of Secured Assets specified in the Schedule hereinabove have been stated to the best of the information of the Authorized Officer / Secured Creditor, but the Authorized Officer / Secured Creditor shall not be answerable for any error, misstatement or omission in this proclamation.
- 19) Any other encumbrances are not known to the Bank. The Authorized Officer or the Bank shall not be responsible for any charge, lie encumbrances, or any other dues to the Government or anyone else in respect of property Auctioned. The Intending Bidder is advised to make thei own independent inquiries regarding the encumbrances on the property including statutory liabilities, arrears of property tax, electricity dues etc. 20) All statutory dues/ other dues including registration charges, stamp duty, taxes etc. shall have to be borne by the purchaser.
 21) All outgoings charges i.e. Municipal Taxes, Maintenance/Society charges, Electricity and Water charges and any other dues or taxes including
- transfer charges / fees in respect of the property put for Auction-cum-Sale under the present notice shall be paid by the successfu
- Bidder/Purchaser solely.

 22) All other incidental charges (including but not limited to security charges or maintenance charges for preservation of the property under the present auction) will be borne solely by the highest bidder from the date of issuance of Certificate of Sale, which will have to be cleared / reimbursed to the Bank before registration of the Certificate of Sale. However at the sole discretion of the Authorized Officer, any just and reasonable delay will be considered for exemption, without setting any precedent for future.

 23) As per Section 194-IA of the Income Tax Act, 1961, TDS @1% shall be applicable on the sale proceeds, if the sale consideration is
- Rs.50,00,000.00 (Rupees Fifty Lakhs only) and above, the Successful bidder/purchaser shall deduct and deposit 1% TDS, for the Property in the name of Mortgagor of property, to be borne by him from the sale price of the respective property and deposit the same with Income Tax Department, Furthermore only 99% of the Sale price is to be remitted to the Bank. The Sale Certificate will be issued by the Bank, in favour of
- the Successful bidder/purchaser, only upon the receipt of Form 16B. Form 26QB and the Challan evidencing the deposit of such TDS. 24) Sale will strictly be on "AS IS WHERE IS BASIS", "AS IS WHAT IS BASIS", "WHATEVER THERE IS BASIS" & "NO RECOURSE BASIS" on the terms and conditions as mentioned herein, however the Authorized Officer shall have the absolute discretionary right to change or vary any o the terms and conditions. The bidders are advised to make their own independent inquiries regarding any encumbrances. Search in Sul Registrar Office and Revenue Records and Municipal Records and any administrative Government records relating to the concerned Proper and shall satisfy themselves regarding the nature and description of the property, condition, any encumbrances, lien, charge, statutory due:
- etc. before submitting the bid for the concerned Property. 25) If the dues of the bank together with all costs, charges and expenses incurred by them or part thereof as may be acceptable to the bank are tendered by/on behalf of the Borrower/s/Guarantor/s/Mortgagor/s, at any time on or before the date fixed for sale, the auction / sale of asset may be cancelled. The Authorized Officer reserves the right to accept any or reject all bids, if not found acceptable or to postpone/cancel / adjourn/discontinue or vary
- the terms of the auction at any time without assigning any reason whatsoever and his decision in this regard shall be final.

 26) The bidders shall be deemed to have read and understood the terms and conditions of the sale and shall abide by the said terms a 27) The bidders should ensure proper internet connectivity; power back up etc.. The Bank shall not be liable for any disruption due to intern
- failure, power failure, or technical reasons or reasons / contingencies affecting the E-Auction proceedings.

 28) Kotak Mahindra Bank Limited or its employees will not be liable for any claims from any person in respect of the property put for sale. 29) The present notice is also uploaded on the Bank's official website i.e. www.kotak.com and interested parties can visit the same also.
- 30) Intending Purchaser(s) is/are to make their own independent inquiries regarding the encumbrances on the property including but not limited to statutory liabilities, over-due maintenance, common charges, over-due electricity bills, Municipal Tax, Water Tax, other charges (if any). That
- the said immovable property will be sold with all encumbrances related to the pending Tax and Bills as mentioned in the preceding line and oth-Tax and Bill thereon 11) For inspection of the property or for any further details kindly contact Mr. Ashok Motwani (Mobile No.: +91 9873737351, E-ma
- ID:Ashok,motwani@kotak.com) or Mr. Ismail Deshmukh (Mobile No.: +91 9324906979 Email ID: Ismail.Deshmukh@kotak.com) In case there is any discrepancy between the publications of sale notice in English and Vernacular newspaper, then in such case the Englis newspaper will supersede the vernacular newspaper and it shall be considered as the final copy, thus removing the ambiguity.

Authorized Officer

5paisa

5PAISA CAPITAL LIMITED

CIN: L67190MH2007PLC289249 | Regd. Office: IIFL House, Sun Infotech Park, Road No.16V, Plot No. B-23, MIDC, Thane Industrial Area, Wagle Estate, Thane - 400604 Tel: +91 22 4103 5000 | Fax: +91 22 2580 6654 | Email: support@5paisa.com | Website: www.5paisa.com

PUBLIC NOTICE - TRANSFER OF SALE PROCEEDS TO INVESTOR EDUCATION AND PROTECTION FUND (IEPF) ACCOUNT

(Pursuant to Section 125 of the Companies Act, 2013 read with Rule 6 of the IEPF Authority (Accounting, Audit, Transfer and Refund) Rules, 2016) Notice is hereby given to the shareholders of Spaisa Capital Limited ("the Company") that in accordance with the provisions of Section 125 of the Companies Act, 2013 read with the Investor Education and Protection Fund Authority (Accounting, Audit, Transfer and Refund) Rules, 2016 (as amended), the sale proceeds arising out of fractional entitlements resulting from the allotment of shares pursuant to the Scheme of Arrangement with respect to demerger of Spaisa digital Undertaking of IIFL Holdings Limited into Spaisa Capital Limited approved by National Company Law Tribunal, Mumbai Bench in FY 2017-18, have not been paid or claimed for a period of seven (7) consecutive years or

Accordingly, in compliance with the above provisions, the Company shall transfer the said unclaimed sale proceeds to the Investor Education and Protection Fund (IEPF) on or after July 04, 2025

The concerned shareholders are requested to claim their respective amounts by submitting necessary documents to the Company on or before July 04, 2025, failing which the same shall be transferred to the IEPF

The details of such shareholders and the amounts due are available on the Company's website at www.5paisa.com Shareholders can claim their unclaimed amounts even after the transfer to the IEPF by submitting an application in Form IEPF-5 to the IEPF Authority, as per the prescribed procedure, available at https://www.iepf.gov.in/IEPF/refund.html

Please note that no claim shall lie against the company for any unclaimed amount transferred to the IEPF in accordance

For any further queries, please contact:

5paisa Capital Limited IIFL House, Sun Infotech Park, Road No. 16V, B-23, MIDC,

Thane Industrial Area, Wagle Estate, Thane - 400604, Maharashtra, India

Email: csteam@5paisa.com Website: www.5paisa.com

Place: Thane, Maharashtra Date: June 25, 2025

🙏 AXIS BANK LTD.

By Order of the Board For 5paisa Capital Limited Namita Godbole Company Secretary & Chief Compliance Officer ICSI Membership No.: A21056

Registered Office:- Axis Bank Limited, "Trishul", 3rd Floor, OppSamartheshwar Temple, Near Law Garden Ellisbridge, Ahmedabad – 380006. Branch Address :- Axis Bank Ltd. 5ft Floor, Gigaplex, NPC — 1, TTC Industrial Area, Mugalsan Road, Airoli, Navi Mumbai — 400 708.

RULE 8 (1) POSSESSION NOTICE (For Immovable Property)

Whereas the Authorized Officer of Axis Bank Ltd. under Securitization & Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002(herein after referred as "said Act") & in exercise of powers conferred under Section 13 (12) read with rule 3 of the Security Interest (Enforcement) Rules 2002, has issued Demand Notice as mentioned below, under Section 13 (12) o the said Act, calling upon the concerned Borrowers/Guarantors/Mortgagors/Guarantors, as per details given below, to repay th mounts mentioned in the respective Notices within 60 days from the date of the respective notice. The Concerned Borrowers uarantors / Mortgagors having failed to repay the respective due amounts, notices are hereby given to the Concerr Borrowers/Guarantors/Mortgagors/Guarantors in particular and the public in general that the undersigned has taken **Symboli** ossession of the properties described herein below in exercise of powers conferred on him under Section 13 (4) of the said Act of he date mentioned below. The Concerned Borrowers/Co-borrowers/Guarantors/ mortgagors in particular and the public eneral are hereby cautioned not to deal with the concerned properties and any dealing with the said properties will be subject t the charge of Axis Bank Ltd for amounts mentioned below

The borrower's attention is invited to provisions of sub – section (8) of section 13 of the Act, in respect of time available to

ı	rec	leem the secured assets.				
Sr. No		Name / Address of the Borrowers/Co-borrowers	2 !!	Date of Demand Notice		
		/Mortgagors/Guarantors	Outstanding Amount (Rs.)	Date of Possession		
l		Loan Account no. PHR032809015939	Rs. 1202597/- (Rupees Twelve Lac Two Thousand Five Hundred			
l	(BORROWER) 2) BHATT NARESHBHAI (CO- together with further interest thereon at		Ninety Seven Only) being the amount due as on 14.01.2025 together with further interest thereon at the contractual rate plus all costs, charges and expenses till date of payment.			
	FLAT NO 403 B WING BLDG NO 5 PERAL VINAY GARDEN GUT NO. 231/1/B, TEMBIKHODAVE ROAD, MANDE SAPHALE TALUK & DIST PALGHAR - 401102 ADMEASURING AREA : 236 SQ. FT					

Loan Account no. PHR057308502852 Rs. 2772077/- (Rupees Twenty Seven Lakh Seventy Two Thousand 23-Jan-25 Seventy Seven Only) being the amount due as on 14-01-2025 1) KRISHNA KUMAR (BORROWER) r with further interest thereon at the contractual rate plu

2) BADAL RAJ (CO-BORROWER), all costs, charges and expenses till date of payment FLAT NO. 1003, 8 A WING 10TH FLOOR NAKSHATRA ARAMBH PLOT NO. 01, PHASE 2, SURVEY NO:-230, NEW SURVEY NO:-43

HISSA NO :-4 D NAIGAON EAST THANE - 401208 ADMEASURING AREA:- 41.19 SQ.MTRS, Loan Account no. PHR057304847587 1) DEEPAK RAMESH KOLI (BORROWER) Rs. 1722985/- (Rupees Seventeen Lakh Twenty Two Thousand 20-Jan-25 Nine Hundred Eighty Five Only) being the amount due as on 14-01-2025 together with further interest thereon at the contractual rate plus all costs, charges and expenses till date of payment. 21-Jun-25 2) RAMESH SHAMJI KOLI (CO-BORROWER), FLAT NO 307 3rd FLOOR B WING MAITRY ARCADE CHSL S.T DEPOT ROAD SURVEY NO. 68, 69, 70, 71, 72, 74, 75 & 90

 $NALASOPARA\ WEST\ DIST\ PALGHAR-401203\ ADMEASURING\ AREA: 48.79\ SQ.\ MTRS.$ Loan Account no. PHR057302480411

Rs. 785869/- (Rupees Seven Lakh Eighty Five Thousand Eight Updated Sixty Nine Only) being the amount due as on 15-02-2025 together with further interest thereon at the contractual rate plus 1) ANKESH ASHOK MORE (BORROWER) 2) OMKAR ASHOK MORE (CO-BORROWER) all costs, charges and expenses till date of payment FLAT NO 206 2ND FLOOR B WING VISHNU CHSL BLDG NO 3 SURVEY NO:-37 LAKSHMIBEN CHEDDA NAGAR NALLASOPARA

WEST PALGHAR 401203 ADMEASURING AREA:-31.14 SQ,MTRS Authorized Officer. Date: 25.06.2025.



West - Building, North - Building, South - Road.

Place: Palghar

CITY UNION BANK LIMITED

Credit Recovery and Management Department Administrative Office: No. 24-B, Gandhi Nagar, Kumbakonam - 612001. E-Mail id: crmd@cityunionbank.in, Ph: 0435-2432322, Fax: 0435-2431746

RE-TENDER-CUM-AUCTION SALE NOTICE UNDER SARFAESI ACT 2002

The following properties mortgaged to City Union Bank Limited will be sold in Re-Tender-cum-Public Auction by the Authorised Officer of the Bank, under Rule 8 (6) & 9 of the Security Interest (Enforcement) Rules, 2002, under the SARFAESI Act, 2002, for recovery of the undermentioned security debts due to the Bank, together with further interest and other expenses, any other dues to the Bank by the borrowers / quarantors mentioned herein below:

PART - 1

Name of the Borrowers: No.1) Mr. Anil R. Lochani, S/o. Ramchand at Flat No.202, Second Floor, Guru Abhish Apt., Block C, 8136, Netaji Road, Ulhasnagar, Thane - 421304. No.2) Mrs. Manali Anil Lochani, W/o. Anil R. Lochani at Flat Guru Abhish Apt., Block C, 8136, Netaji Road, Ulhasnagar, Thane - 421304.

Outstanding Liability Amount: Rs. 15,24,613/- (Rupees Fifteen Lakh Twenty Four Thousand Six Hundred and Thirteen only) as or 08-04-2025 plus accrued interest to be charged from 09-04-2025 plus other expenses, any other dues to the Bank by the borrowers / guarantors. Note: That our 270-Mumbai - Kalyan Branch has also extended financial assistance (CUB OSL SPECIAL-BR: 501812080062482) dated 30-03-2020 requested by No.1 of you for which No.2 of you stood as Co-obligant for the facility for a total amount of Rs. 2,50,000/at a ROI of 13%. The same has been also classified as NPA on 17-11-2020 and the outstanding balance as on 08-04-2025 is Rs. 5,03,359/-

plus further interest and penal interest of 2.00% with monthly rests to be charged from 09-04-2025 till the date of realization Description of the Immovable Property Mortgaged to our Bank Reserve Date & Time (Property Owned by Mr. Anil R. Lochani, S/o. Ramchand) ₹ 10,00,000/-15-07-2025 Flat No.102 on the First Floor, E Wing, admeasuring 394 Sq.ft. built up area in the building known as (Rupees

at 01.00 p.m. Gokuldham at Adivali Dhokali, Taluka Ambernath, District Thane lying and bearing Survey No.15, Hissa No.2A in the Adivali Dhokali in the Registration within the limits of Sub-Registration District Ulhasnagar, Ten Lakh District Thane and within the limits of Divali Dhokali Grampanchayat. Boundaries: East - Building

PART - 2

Name of the Borrowers: No.1) M/s. Vikram Enterprise, Shop No.2, H.No.1851, Tarabai House, Arvind Colony, Manegaon, Ulhasnagar, Thane - 421304. No.2) M/s. Someshwar Enterprise, at Tarabhai House, Arvind Colony, Sahyadri Nagar, Manesagaon, Manere Village, Taluka Ambernath, Ulhasnagar, District Thane - 421004. No.3) Mr Ajay Vittal Joshi, (Also Legal Heir of Late Vitthal Tukkaram Joshi), S/o. Late Vithal Tukaram Joshi, at Shivalam Room No.298, Behind Vitthal Mandir, Atmandre, Poambarnath, Ulhasnagar, Thane - 421004. No.4) Mrs. Virushali Ajay Joshi, W/o. Ajay Vittal Joshi, at Shivalam Room No.298, Behind Vitthal Mandir, Atmandre, Poambarnath. Ulhasnagar, Thane - 421004. No.5) Mr. Vijay Vithal Joshi, (Also Legal Heir of Late Vitthal Tukkaram Joshi), S/o. Late Vithal Tukaram Joshi, at House No.298, Shivalay Bunglow, Maneragaon, Near Vithal Mandir, Ulhasnagar, Thane - 421004. No.6) Mrs. Pranali Vijay Joshi, W/o. Vijay Vithal Joshi, at House No.298, Shivalay Bunglow, Maneragaon, Ulhasnagar - 421004.

Outstanding Liability Amount: Rs.1,22,28,416/- (Rupees One Crore Twenty Two Lakh Twenty Eight Thousand Four Hundred and Sixteen only) as on 08-04-2025 plus accrued interest to be charged from 09-04-2025 plus other expenses, any other dues to the Bank by the

Note: That our 270-Mumbai-Kalyan Branch has also extended financial assistance (CUB OSL SPECIAL-BR:501812080062492) dated 30-03-2020 requested by No 5. of you for which No.6 of you stood as Co-obligants for the facility for a total amount of Rs. 10,50,000/at a ROI of 13%. The same has been also classified as NPA on 30-12-2020 and the outstanding balance as on 08-04-2025 is Rs. 21,19,947/- plus further interest and penal interest of 2.00% with monthly rests to be charged from 09-04-2025 till the date of realization.

Description of the Immovable Property	Reserve	Date & Time
Mortgaged to our Bank	Price	of Auction
Schedule - A: (Property Owned by Late Vitthal Tukaram Joshi, Represented by his Legal Heirs Mr. Ajay Vittal Joshi & Vijay Vithal Joshi) All that piece and parcel of Carpet Area - 1,221 sq.ft., built up Area of Entire First Floor - 1,465 sq.ft. (20% loading on Carpet Area) as per Physical measurement the Carpet Area is 1,221 sq.ft. i.e. the built up Area is 1,465 sq. ft. (20% loading on Carpet Area) which is considered for the valuation, Block No.1811, Near Matan Market, Khata No.54/426/451, Ulhasnagar - 5, District Thane and Sub-Registration Ulhasnagar, District Thane, in the Revenue Village - Ulhasnagar Camp - 5, the said property is constructed prior to 1965 and is situated within the limits of Ulhasnagar Municipal Corporation and bounded as follows: On or towards East by: Hutments, On or Towards North by: Hutments, On or Towards North by: Road.	Lakh only)	15-07-2025 at 02.00 p.m.

Venue of Re-Tender-cum-Auction: City Union Bank Limited, Mumbai-Kalvan Branch, 1-E. Ramakrishna Nagar. Murbad Road, Kalyan West, Mumbai, Thane - 421304. Telephone No.0251-2203222, Cell No.9325054252.

Terms and Conditions of Re-Tender-cum-Auction Sale :

(1) The intending bidders should be present in person for the auction and participate personally and give a declaration in writing to th effect that he/she is bidding for himself / herself. (2) The intending bidders may obtain the Tender Forms from The Manager, City Union Bank Limited, Mumbai-Kalyan Branch, 1-E, Ramakrishna Nagar, Murbad Road, Kalyan West, Mumbai, Thane - 421304. (3) The intending bidder should submit their bids only in the Tender Form prescribed in sealed envelopes addressed to The Authorised Officer, City Union Bank Ltd. together with a Pay Order / Demand Draft for an EMD of 10% of the Reserve Price, drawn in favour of "City Union Bank Ltd.", on or before 12.00 Noon for PART - 1 and on or before 01.00 p.m. for PART - 2. (4) For inspection of the property and other particulars, the intending purchaser may contact: Telephone No.0251-2203222, Cell No.9325054252. (5) The property/ies are sold on "As-is-where-is", "As-is-what-is and "whatever-there is" basis. (6) The sealed Tenders will be opened in the presence of the intending bidders at 01.00 p.m. for PART - 1 and 02.00 p.m. for PART - 2 properties on the date of Tender-cum-Auction Sale hereby notified. Though in general the Sale will be by way of closed Tenders, the Authorised Officer may, at his sole discretion, conduct an open auction among the interested bidders who desire to quot a bid higher than the one received in the closed Tender process, and in such an event, the Sale shall be conferred on the person making highest bid. The sale, however, is subject to confirmation of **City Union Bank Limited.** (7) The successful bidder shall have to pay 25% (inclusive of EMD paid) of sale amount immediately on completion of sale and the balance amount of 75% within 15 days from the date o confirmation of sale, failing which the initial deposit of 25% shall be forfeited. (8) The Sale Certificate will be issued by the Authorised Office n favour of the successful purchaser only after receipt of the entire sale consideration within the time limit stipulated herein. (9) The successfu purchaser shall bear the charges/fees payable for conveyance, such as stamp duty, registration fee etc., as applicable under law (10) The successful bidder should pay the statutory dues (lawful house tax, electricity charges and other dues), TDS, GST if any due to Government, Government Undertaking and local bodies. (11) The Authorised Officer shall have all the powers to accept or reje the bids or postpone or cancel the sale without assigning any reason whatsoever. **Authorised Officer**

City Union Bank Ltd. Date : 23-06-2025 Regd. Office: 149, T.S.R. (Big) Street, Kumbakonam, Thanjavur District, Tamil Nadu - 612 001, CIN - L65110TN1904PLC001287 Telephone No. 0435-2402322, Fax: 0435-2431746, Website: www.cityunionbank.com

Paper publication in OA IN THE DEBTS RECOVERY TRIBUNAL NO.2

Mtnl Bra Van, 3rd Floor Strand Road, Appollo Ba Colaba Market, Colaba, Mumbai-400 005. Original Application No. 404 Of 2023 Summons

Exh-17

Union Bank Of India ..Plaintiff Mr. Ghanshaym Murari Ray ... Defendant

Whereas O.A. No. 404/2023 was listed before Hon'ble Presiding Officer on 20.07.2023 Whereas this Hon'ble Tribunal is 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.29,01,946.90)- (Rupees Twenty-Nine Lakh One Thousand Nine Hundred and Forty-Six and Ninety Paisa Only) (application along with copies of documents etc, annexed).

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 Tribunal.

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

(i) WHEREAS the above-named applicant has filed the above referred application before this Tribunal for recovery of sum together with current and further interest, cost and other reliefs mentioned therein.

(ii) To Disclose particulars of properties or assets other than properties and asset specified by the applicant under Serial Number 3A of the Original Application;

(iii) You are restrained from dealing with or disposing if secured assets of such other assets and properties disclosed under Serial Number 3A of the Original Application, pending hearing and disposal of the application for attachment of the properties.

iv) You shall not transfer by way of sale, lease or otherwise, except in the ordinary course of his business any of the assets over which security interest is created and/or other asset and properties specified or disclosed under Serial Number 3A of the original application without the prior approval of the Tribunal. y) You shall be liable to account for the sale proceeds realised by sale of

secured asset or other assets and properties in the ordinary course of business and deposit such sale proceeds in the account maintained with bank of financial institutions holding security interest over such assets. You are also directed to file written statement with a copy thereof furnished to the applicant and to appear before DRT-11 on 19.08.2025 at 11:00 a.m failing which the application shall be heard and decided in your absence. Given under my hand and the Seal of this Tribunal on this 05.05.2025



Name & address of all the defendants

Name & address of all the defendants.

1. Mr. Ghanshyam Murari Ray (Borrower)

2. Mr. Himanshu Murari Rai (Co-Borrower)

3. Mrs. Jyotsana Himanshu Rai (Guarantor)

Having Both The Address- 504, 5th floor, Kartik Residency, A wing,
Anu Nagar, G B Road, Waghbil Naka, Thane West, Thane - 400 607,

Maharashtra Also at Flat no 1007, 10th floor, Glory B Wing, Near Ajanta
Paper Mill, Vadavali Village, Shahad West, Kalyan, Thane, Maharashtra



TREE AUTHORITY

- PUBLIC NOTICE -

In accordance with the provision under section 8 (3) (c) of the Maharashtra (Urban Areas) Protection & Preservation of Trees Act 1975 (As modified upto January 2018) 01 proposal from 'R/North1 ward, 01 proposal from 'R/Central' ward & 02 proposals from 'R/South1 ward i.e. Total 04 proposals in Zone - VII are received requesting approval of Maharashtra State Tree Authority/ BMC's Tree Authority / Municipal Commissioner, Chairman, Tree Authority (BMC) for removal of trees.

The Information of the trees for cutting/Transplanting in above mentioned proposals is available on BMC website- https://mcgm.gov.in --> About us --> wards / Departments -> Department manuals -> Garden s& Tree Authority -> Tree Authority -> Advt.7days-W.S.- Z-VII- 71.

Objections / suggestions from citizens for aforesaid proposals, if any, are invited in prescribed format within 7 days from the date of published of this notice in the office of Supdt. Of Gardens & Tree Officer.

You can also submit your suggestions / objections in prescribed format on dysg.ta@mcgm.gov.in this email-ID . Your suggestions / Objections in prescribed format received in stipulated time will be noted. Emails or written suggestions / Objections received after the said date will not be entertained. Hearing for the objections / suggestions obtained will be given on 02/07/2025 at 04.30 p.m to 05.00 p.m at the office of Supdt. Of Gardens & Tree Officer. Those who find it necessary to attend this hearing can remain present with a copy of their e-mail, suggestions/objections.

Supdt.Of Gardens & Tree officer Office of Supdt. Of Gardens & Tree Officer, 2nd Floor, Humboldt Penguin Bldg, V.J.B Udyan & Zoo, Sant. Savta Mali Marg, Byculla (East), Mumbai-400 027 Tel.No.23742162 Email - dvsg.ta@mcgm.gov.in

PRO/783/ADV/2025-26

Supdt. of Gardens & Tree officer

Sd/-

Keep the terraces clean, remove odd articles/junk/scrap

E-AUCTION SALE NOTICE UNDER IBC, 2016
YASH JEWELLERY PRIVATE LIMITED (IN LIQUIDATION)
(CIN: U27205MH2006PTC165520)
Reg. Office: 603/604 Block No.1, SEEPZ, SEZ, MIDC, Andheri East,
Mumbai-400096 Maharashtra
Email: liq.yashjew@gmail.com, Mobile: 9810037450

Notice is hereby given to the public in connection with the sale of assets owned by Yash Jewellery Private Limited (in liquidation) ("Corporate Debtor") offered by the Liquidato appointed by the Hon'ble NCLT, Mumbai Bench under C.P.(IB)/1045(MB)/2021 dated 28.06.2024 under The Insolvency and Bankruptcy Code, 2016 ("Code").

The assets of the corporate debtor forming part of its liquidation estate, are being offered for sale in terms of Regulation 32 of the Insolvency and Bankruptcy Board of India (Liquidation Process) Regulations, 2016. Bids/ Offers are hereby invited from interested persons/participants to be submitted online through e-auction platform https://baanknet.com, for the sale of the following Assets of the Corporate Debtor on "As is where is basis", "As is what is basis", "Whatever there is basis" and "Without recourse basis", as per following details:

DETAILS

Oi.	i. I AITIIOULAIIO		DETAILO			
No.						
1.	Last date of submission of eligibility		08.07.2025	till 6:00 PM		
	documents					
2.	Last date of inspection and tir	ne	14.07.2025	till 6:00 PM		
3.	Last date of Submission of EMD		17.07.2025	till 6:00 PM		
4.	Date And Time of E-Auction		18.07.2025	07.2025 From 11:00 AM to 2:00 PM		
5.	5. Address and email of the liquidator		D-1B ,9A , Janakpuri , New Delhi – 110058			
			Email :- liq.yashjew@gmail.com,			
			ritu_rastogi ⁻	1@yahoo.co.in		
6.	6. Process specific address for		D-1B ,9A , c	Janakpuri , New	Delhi – 110058	
correspondence		Email :- liq.yashjew@gmail.com,				
		ritu_rastogi1	1@yahoo.co.in			
Opti	on Particulars	Res	erve Price	Initial Earnest	Incremental	

		ritu_rastogi	1@yahoo.co.in		
Option	n Particulars	Res	erve Price	Initial Earnest Money deposit	Incremental Value
Lot-1	Buildings having descriptions of Unit No. 603 and 604 at Tower-I Block No.1, SEEPZ, SEZ, MIDC, Andheri East, Mumbai- 400096	(Eight of thirty-to six hund	crore ten lakh wo thousand		Rs. 2,00,000 (Two lakh)
Lot-2	Buildings having descriptions of Unit No. 504 at Tower-I Block No.1, SEEPZ, SEZ, MIDC, Andheri East, Mumbai-400096	(Three of thirty-tv	crore vo lakh	Rs. 33,20,100 (Thirty-three lakh twenty thousand one hundred only)	Rs.1,00,000 (One lakh)

Important Notes

Sr PARTICIII ARS

. E- Auction will be conducted on "AS IS WHERE IS, WHATEVER THERE IS AND WITHOUT RECOURSE BASIS" through https://baanknet.com/ and such sale is without any kind o warranties and indemnities. The sale is conducted under the provisions of the IBCode 2016 and regulation made there under.

The details of process and timeline of the site visit, due diligence etc are outlined in the E auction process document. The said E-auction process documents is available on the website of e-auction service https://baanknet.com/ .

Kindly note that EMD payment must be made through the BAANKNET portal by adding funds to the eWallet and clicking "Participate" for the respective auction. Name of Eligible Bidders will be identified and conveyed by Liquidator to participate in online e-auction or the portal www.baanknet.com. The interested bidder should create their User ID 8 Password in the auction portal and deposit their EMD amount in the E-Wallet of the portal For any guery regarding the eauction portal, reach out to BAANKNET (Bank Asset Auction Network), Email ID - support.baanknet@psballiance.com , Mobile No: +91 8291220220, 9820878255, 9990605075, uday.jadhav@psballiance.com, swani.sharma@psballiance.com

Interested bidder shall participate after mandatorily reading and agreeing to the relevant terms and conditions including as prescribed in E-auction process document and accordingly, submit their expression of interest in the manner prescribed in the E-auction

auction proceeding at any stage without assigning any reason thereof.

As per proviso to sub-clause(f) of Section 35 if I & B Code, 2016, the interested bidder shall not be eligible to submit a bid if it fails to meet the eligibility criteria as set out ir

IBBI Registration No.: IBBI/IPA-001/IP-P00204/2017-18/10393
In the matter of Yash Jewellery Private Limited

Liquidato

process document.

The liquidator has the absolute right to accept or reject any or all offer(s) or adjourn, postpone/ cancel/modify/terminate the E-auction or withdraw any assets thereof from the

Date-24.06.2025 Place- Maharashtra



5paisa

5PAISA CAPITAL LIMITED

CIN: L67190MH2007PLC289249 | Regd. Office: IIFL House, Sun Infotech Park, Road No.16V, Plot No. B-23, MIDC, Thane Industrial Area, Wagle Estate, Thane - 400604 Tel: +91 22 4103 5000 | Fax: +91 22 2580 6654 |

Email: support@5paisa.com | Website: www.5paisa.com PUBLIC NOTICE - TRANSFER OF SALE PROCEEDS TO INVESTOR EDUCATION AND PROTECTION FUND (IEPF) ACCOUNT

nt to Section 125 of the Companies Δct 2013 read with Rule 6 of the IEPE $\Delta uthority$ (Δ Notice is hereby given to the shareholders of Spaisa Capital Limited ("the Company") that in accordance with the provisions of Section 125 of the Companies Act, 2013 read with the Investor Education and Protection Fund Authority (Accounting, Audit, Transfer and Refund) Rules, 2016 (as amended), the sale proceeds arising out of fractional entitlements resulting from the allotment of shares pursuant to the Scheme of Arrangement with respect to demerger of 5paisa digital Undertaking of IIFL Holdings Limited into 5paisa Capital Limited approved by National Company Law Tribunal, Mumbai Bench in FY 2017-18, have not been paid or claimed for a period of seven (7) consecutive years or

Accordingly, in compliance with the above provisions, the Company shall transfer the said unclaimed sale proceeds to the above provisions and the said unclaimed sale proceeds to the said unclaimed sale proceeInvestor Education and Protection Fund (IEPF) on or after July 04, 2025.

The concerned shareholders are requested to claim their respective amounts by submitting necessary documents to the Company on or before July 04, 2025, failing which the same shall be transferred to the IEPF

The details of such shareholders and the amounts due are available on the Company's website at www.5paisa.com Shareholders can claim their unclaimed amounts even after the transfer to the IEPF by submitting an application in Form IEPF-5 to the IEPF Authority, as per the prescribed procedure, available at https://www.iepf.gov.in/IEPF/refund.html.

Please note that no claim shall lie against the company for any unclaimed amount transferred to the IEPF in accordance with the applicable rules.

For any further queries, please contact:

5paisa Capital Limited IIFL House, Sun Infotech Park, Road No. 16V, B-23, MIDC,

Thane Industrial Area, Wagle Estate,

Thane - 400604, Maharashtra, India. Email: csteam@5paisa.com

Place: Thane, Maharashtra Date: June 25, 2025

Website: www.5paisa.com

By Order of the Board For **5paisa Capital Limited** Namita Godbole Company Secretary & Chief Compliance Officer ICSI Membership No.: A21056

AXIS BANK LTD.

नोंदणीकृत कार्यालय :- ॲक्सिस बँक लि., ''त्रिशुल'', 3रा मजला, समर्थेश्वर मंदीर समोर, लॉ गार्डन एलिब्रिज जवळ, अहमदाबाद - 380006. शाखेचा पत्ता - अंक्सिस बँक लि., पांचवा मजला, गिगाप्लेक्स, एनपीसी -1, टीटीपी इंडस्ट्रीअल एरिया, मुगलासन रोड, ऐरोली, नवी मुबंई - 400708.

(नियम ८(१) ताबा सूचना

ज्याअर्थी, खाली सही करणार **अविश्वस बँक लि,** चे प्राधिकृत अधिकारी या नात्याने वित्तीय प्रतिभूतीकरण व पुनर्रचना आणि प्रतिभूती अमलबजावणी अधिनियम 2002 च्या अंतर्गत तसेच प्रतिभूती हिताधिकार (येथे ''सांगित कायदा'' म्हणून संदर्भित) आणि सुरक्षा हित (अमलबजावणी)नियमावली 2002 च्या (नियम 3) सह वाचल्या जाणा-याँ कलम् 13(12) अंतर्गत खाली नमूद केलेल्या कर्जदार / गहाणदारांना नोटीसमध्ये नमूद केलेल्या एकूण ाकबाकीची परतफेड करण्याची 13 (2) मागणी सूचनेनुसार 60 दिवसांचा आत भरपाई करण्याच्या उद्देश्याने सुचना दिली होती.

खाली नमूद कर्जदार / जमानतदार / गहाणदार यांनी खालील नमूद रक्कमेची परतफेड े न केल्यामुळे एतद् व्दारा खाली नमूद कर्जदार / जमानतदार / गहाणदार / जमानतदार आणि सर्व सामान्य जनतेला सूचित करण्यात येते की खालील सही करणा-यांनी उक्त नियमावली सह वाचल्या जाणा-या आणि उक्त अधिनियमाच्या कलम 13 उपकलम (4) च्या सिक्युरिटी इंटरेस्ट एनफोर्समेंट रूल्स 2002 अंतर्गत प्रदान केलेल्या अधिकाराचा वापर करू बँकेस गहाण असलेल्या खालील मालमत्तेचा **सांकेतिक ताबा** बँकेने घेतला आहे.

विशेष करुन कर्जदार आणि सर्व सामान्य जनतेला एतद् ब्दारा वरील संपद्तीच्या विषयी काहीही घेणे देणे न करण्याकरीता ताकीद दिली जात आहे. तसेव पुढील संपत्तीचे व रक्कमेवरील व्याजाचे आणि अन्य खेर्चाचे देणेघेणे **ॲक्सिस बँक लि,** व्याजासह इतर प्रभाराधिन राहील सुरक्षित मालमत्तेची पूर्तता ासाठी कर्जदाराचे लक्ष कायद्याच्या कलम 13 मधील उप-कलम (8) मधील तरतुदीसाठी कर्जदाराचे विशेष लक्ष आमंत्रित केले आहे.

अ. क्र.		थकबाकी रक्कम रु.	मागणी सूचनेची तारिख ताब्याची तारिख
1.	कर्ज खाते क्र. PHR032809015939 1) हिनाबेन नरेशकुमार भट (कर्जदार) 2) भट नरेशभाई (सह-कर्जदार)	रु. 1202597/- (रुपये बारा लाख दोन हजार पाचशे सत्याण्णव फक्त) 14.01.2025, रोजी देय रक्कम, त्यावरील पुढील व्याजासह कराराच्या दराने तसेच पेमेंट केल्याच्या तारखेपर्यतचे सर्व खर्च, शुल्क.	20/01/2025
	फ्लॅट नं. 403 बी विंग बिल्डिंग नं. 5 पेरल विनय ग क्षेत्रफळ एरिया 236 चौ.फुट	ार्डन गट नं. 231 / 1 / बी, टेंभीको डावे रोड, मांडे साफले ता. आणि जि. पात	घर- 4 01102
2.		रु. 2772077/- (रुपये सत्तावीस लाख बाहत्तर हजार सत्याहत्तर फक्त) 14.01.2025, रोजी देय रक्कम, त्यावरील पुढील व्याजासह कराराच्या दराने तसेच पेमेंट केल्याच्या तारखेपर्यतचे सर्व खर्च, शुल्क. प्रारंभ प्लॉट नं. 01, फेस 2, सर्वे नं. 230, न्यु सर्वे नं. 43, हिस्सा नं. 4 f	20/01/2025 21-06-2025 डे नायगाव पुर्व ठाणे
3.	401208 क्षेत्रफळ एरिया 41.19 चौ.नी कर्ज खाते क्र. PHR057304847587 1) दीपक रमेश कोली (कर्जवर) 2) रमेश शामजी कोली (सह-कर्जवर)	रु. 1722985/- (रुपये सतरा लाख बावीस हजार नऊशे पंच्याएँशी फक्त) 14.01.2025, रोजी देय रक्कम, त्यावरील पुढील व्याजासह कराराच्या दराने तसेच पेमेंट केल्याच्या तारखेपर्यंतचे सर्व खर्च, शुल्क.	20/01/2025 21-06-2025
	फ्लॅट नं. 307 तीसरा मजला बी विंग मैत्री आकेंड नालासोपारा पश्चिम पालघर- 401203 क्षेत्रफळ	हाक्तिसंग सोसायटी लिमीटेड एस.टी डेपोट रोड सर्वे नं. 68,69,70,71,72 एरिया 48.79 चौ.मी	,74,75, आणि 90
_	कर्ज खाते क्र. PHR057302480411	रु. 785869/-(रूपये सात लाख पंच्याऐंशी हजार आठशे एकोणसत्तर	20/01/2025

पालघर 401203 क्षेत्रफळ एरिया 31.14 चौ.मी

दिनांक : 25-06-2025

(मजकुरात संदिग्धता असल्यास इंग्रजी मजकूर ग्राह्य मानावा.

अधिकृत अधिकारी ॲक्सिस बॅंक लि.

सेंट्रल बैंक ऑफ इंडिया सेन्ट्रल बैंक ऑफ़ इंडिया Central Bank of India विरार पर्व शाखा: - गोकळ प्लाझा. १ला मजला. कार्यालय १०७, रेल्वे क्रॉसिंग समोर, लवाद वाडी, विरार (पू)-४०१३०५. टेलि:- ०२५०-२५२००३७, **फॅक्स क.:** ०२५०-२५२००३७

दिनांक: ०२-०६-२०२५

ईमेलः – bmthan0641@centralbank.co.in

कर्जदारांना मागणी सूचना

कु. पूजा शंकर पेडणेकर आणि सौ. नलीनी जे पिचुर्ले फ्लॅट क्र.२०९. २रा मजला. संत नगर कॉम्प्लेक्स. संत गोरा कंभार सीएचएस लिमिटेड. बिल्डिंग क्र.१२. गाव

विरार, तालुका वसई, मनवेलपाडा रोड, विरार पूर्व, पालघर-४०१३०५. विषय : कर्जदारांना सिक्युरिटायझेशन अँड रिकन्स्ट्रक्शन ऑफ फायनान्शिअल ॲसेट्स अँड एन्फोर्समेंट सिक्युरिटी इंटरेस्ट ॲक्ट, २००२ (सरफैसी ॲक्ट) च्या कलम १३(२) अंतर्गत मागणी सचना कर्जदार.

. नेम्नस्वाक्षरीकार हे सिक्युरिटायझेशन अँड रिकन्स्ट्रक्शन ऑफ फायनान्शिअल ॲसेट्स अँड एन्फोर्समेंट सिक्यरिटी इंटरेस्ट ॲक्ट. २००२ (यानंतर संक्षिप्तासाठी सरफैसी अधिनियम असा संदर्भीत) अंतर्गत सेंटल बँक ऑफ इंडियाचे प्राधिकत अधिकारीच्या त्यांचे क्षमतेत मख्य व्यवस्थापक चे पद धारण करणारे पढील प्रमाण

तुम्हाला सदर सूचना याद्वारे जारी करण्यात येत आहे. . पुम्हाला माहिती आहे की, तुमच्या विनंतीनुसार तुम्हाला याखालील परिशिष्ट ए च्या तपशिलवार रकाना १ ते

मधील नमूद वित्तीय सहाय्यता तिच्या विरार पूर्व शाखा मार्फत सेंट्रल बँक ऑफ इंडिया 'यानंतर बँक असा संदर्भित' द्वारे देण्यात आली आहे. ही सदर वित्तीय सहाय्यता मिळकतीच्या तपशिलासह परिशिष्ट बी मध्ये नमूद केल्याप्रमाणे अन्य बाबीसह तार

दस्तावेज निष्पादित करून बँकेच्या नावे तारण हितसंबंध बनवून मंजूरीत करण्यात आला होता. की, तुम्ही खाते चालवले नाही आणि मंजुरीच्या अर्टीनुसार बँकेची थकबाकी परत केली नाही आणि परिणामी रिझर्व्ह बँक ऑफ इंडियाने जारी केलेल्या लागू मार्गदर्शक तत्त्वांनुसार तुमच्या खात्याचे ३१-०३-२०२५ पासून नॉन-परफॉर्मिंग मालमत्ता म्हणून वर्गीकरण करण्यात आले. वेळोवेळी बँकेने वारंवार विनंती करूनही, तुम्ही

बँकेची थकबाकी भरण्यात अयशस्वी झाला आहात. तुमच्याकडून देय रकमेचा सुविधानिहाय तपशील परिशिष्ट ए च्या रकाना ३ ते ९ मध्ये नमूद केला आहे. परिशिष्ट च्या ३ ते ९ मध्ये तपशीलवार वर्णन केल्यानुसार, विविध वित्तीय सुविधांअंतर्गत देय असलेल्या सर्व रकमेची बेरीज म्हणन तमच्यावर देय असलेली एकण रक्कम टर्म लोन रु. १२७७५९४.४९/- म्हणजेच बारा लाख सत्त्याहत्तर हजार पाचेशे चौऱ्याण्णव आणि एकोणपत्रास पैसे मात्र आणि तम्ही सांगितलेल्या संपण

कमेची परतफेड करण्यात चूक केली आहे. म्हणून, तुम्हाला सरफैसी कायद्याच्या कलम १३(२) अन्वये, रु. १२७७५९४.४९/- म्हणजेच बारा लाख सन्याहत्तर हजार पाचशे चौ-याण्णव आणि एकोणपन्नास पैसे मात्र ची देय असलेली संपूर्ण रक्कम भरून तुमचे , हायित्व पूर्णतः पूर्ण करण्याचे आवाहन केले जात आहे. ०२-०६-२०२५ च्या नोटीसच्या तारखेपासून पूर्ण आणि पूर्ण तारखेपर्यंत परिशिष्ट ए मध्ये नमूद केलेल्या व्याज दरांवर पुढील व्याजासह या नोटीसच्या तारखेपासून

साठ दिवसांच्या आत आनुषंगिक खर्च, शुल्क आणि कराराच्या अटींनुसार आणि/किंवा कायद्यानुसा तुमच्याकडून वसूल करण्यायोग्य खर्चासह अंतिम देय भरण्यासाठी बोलाविण्यात येत आहे. . तुम्ही बँकेला दिलेली एकूण थकबाकी परत करण्यात अयशस्वी झाल्यास, जे तुम्हाला वर देण्याचे आवाहन केले आहे. बँक त्याखाली तयार केलेल्या नियमांसह वाचलेल्या कायद्याच्या तरतुर्दीअंतर्गत उपलब्ध असलेल्या सर्व

किंवा कोणत्याही अधिकारांचा वापर करेल. तुम्हाला असेही सूचित करण्यात आले आहे की कलम १३(१३) नुसार, तुम्ही परिशिष्ट बी मध्ये तपशीलवा पुरक्षित मालमत्तेचे, विक्रीच्या मार्गाने किंवा अन्यथा, बँकेची पूर्व लेखी संमती घेतल्याशिवाय हस्तांतरित न

करण्यास कायदेशीररित्या बांधील आहात. . गरफैसी कायद्यांच्या कलम २९ कडेही तुमचे लक्ष वेधण्यात आले आहे ज्यात असे नमूद केले आहे की या सरफैसी कायद्याच्या तरतुर्दीचे कोणतेही उल्लंघन केल्यास एक वर्षापर्यंत कारावास किंवा दंड किंवा दोन्ही शिक्षा होऊ शकतात

. गगणीची ही नोटीस पूर्वग्रह न ठेवता जारी केली जाते आणि बँकेने आधीच वापरलेल्या आणि/किंवा वापरल्या नाणाऱ्या कोणत्याही इतर अधिकारांचा किंवा उपायांचा माफी म्हणून अर्थ लावला जाणार नाहीं, ज्यामध्ये नमूद थकबाकीच्या वसलीसाठी कोणत्याही कायदेशीर कारवाईचा समावेश आहे आणि पढील मागण्यांसाठी सापडलेली/पडणारी आणि तुम्ही आम्हाला देय असलेली रक्कम.

ारण मत्तेच्या विमोचणासाठी तम्हाला उपलब्ध वोळेच्या संदर्भात सरफैसी कायदा. २००२ च्या कलम १३(८) च्या तरतुर्दीकडे तुमचे लक्ष वेधले जाते.

परिशिष्ट - 'ए' मंजर आणि घेतलेल्या वित्तीय सविधांचा तपशील आणि देय रकमेचा तपशील

	मणूर जागि वतलिएवा विताव सुविवाचा तपशाल ज	गाण देव रक्तन या संवशास
अ.क्र.	तपशिल	
٤.	मंजूर आणि घेतलेल्या आर्थिक सुविधेचा प्रकार	३९३१५४४८२७ सेंट होम फ्लोटिंग
٦.	मंजूर आर्थिक सुविधेची रक्कम	१११२०००.००/-
₹.	सूचनेच्या तारखेला थकबाकी असलेली लेजर बॅलन्सची एकूण रक्कम	१२७७५९८.४९/-
٧.	लेजर मध्ये व्याज आकारण्यात आलेली तारीख	०२/०६/२०२५
ч.	दंडात्मक व्याज वगळून व्याजाची रक्कम, जर असेल तर, लेजरमध्ये शेवटचे व्याज आकारले गेल्याच्या तारखेपासून सूचना दिनांक पर्यंत	१५९५३१.००/-
ξ.	चक्रवाढीच्या कालावधीसह व्याज दर ज्यावर रकाना (५) मधील रक्कम मोजली गेली आहे	9.60%
७.	दंडात्मक व्याजाची रक्कम ज्या तारखेपासून दंडात्मक व्याज आकारले गेले त्या तारखेपासून चक्रवाढ न करता आकारण्यात आलेली रक्कम.	٧/-
८.	कायद्यानुसार/मंजुरीच्या अर्टीनुसार अनुषंगिक खर्च, शुल्क आणि खर्च, जर असेल तर	शून्य
۶.	सूचना झाल्याच्या तारखेपर्यंत एकूण देय रक्कम (दंड च्याजाशिवाय)	१२७७५९४.४९/-

परिशिष्ट – 'बी':–(कजेदार द्वारे निष्पादित तारण दस्तावेजांचे	ो तपशिल)
	

अ.क्र.	दस्तावजाचे नाव	निष्पादनाची तारिख
१	कर्ज करार	२०/०३/२०१५
2	त्रिपक्षीय करार	१७/०३/२०१५
ş	प्रवेशाचे ज्ञापन	२१/०४/२०१५

(सुरक्षित मालमत्ता/गहाण ठेवलेल्या मालमत्तेचे/गहाण ठेवलेल्या वस्तंचे तपशीलवार वर्णन) स्थावर मालमत्ता:- प्लॅट क्र.२०९, २रा मजला, संत गोरा कुंभार सीएचएसएल, संत नगर कॉम्प्लेक्स बिल्डिंग क्र.१२, मनवेलपाडा विरार पूर्व, तालुका वसई, जिल्हा पालघर-४०१३०५ जंगम मालमन

(प्राधिकृत अधिकारी)

. गंलग्नः जमाखर्चाचे विवरणपः

(प्राधिकृत अधिकारी)

motilal oswal

मोतीलाल ओसवाल होम फायनान्स लिमिटेड

प्रभादेवी, मुंबई - ४०००२५

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ई-लिलाव नी विक्री करीता जाहीर सूचना

सिक्युरिटी इंटरेस्ट (एन्फोर्समेंट) रुल्स, २००२ च्या नियम ८ व ९ करिता परंतुकासह वाचत सिक्युरिटायझेशन अँड रिकन्स्ट्रक्शन ऑफ फायनान्शीअल ॲसेटस अँड एन्फोर्स सिक्युरिटी इंटरेस्ट ॲक्ट, २००२ अंतर्गत स्थावर मत्तांच्या विक्रीसाठी १५ दिवसांची ई–लिलाव विक्री सूचना सर्वसामान्य उत्तता आणि विशेषतः कर्यदार आणि जामीनदार यांना याद्वारे सूचना रेण्यात येते की, **मोतिलाल ओसवाल होम फायनान्स लिमिटेड (पूर्वीच नाव ऑस्पायर होम फायनान्स** कार्पिरमन लिमिटेड) येथे खाली वर्णन केलेली थकबाकी आणि वसुलीच्या तारावेप्पत त्यावरील पुरील व्याज आणि इत पत्रिय्यय बांच्या वसुलीसाठी येथे खाली वर्णन केलेल्या तारीख आणि वेळेस ''जमे आहे केथे आहे', '''जमे आहे जो कारे' आणि ''जे काही काहे तथे आहें', ऑनलाइन ई-लिलाबाद्वारे तत्त्वाय विल्ला वाणार आहेत वाली दिलेल्या पाशीलांनुसार, सिक्युरिटी इंटरेस्ट (एन्फोर्समेंट) रूल्स, २००२ च्या नियम ८ आणि ९ सह वाचलेल्या सरफैसी कायधाच्या तरतुर्दीनुसार motilaloswalhri.com वेबसाइटद्वारे खाली तपशीलवार माहिती दिली आहे.

ई-लिलावाची तारीख आणि वेळ:- तारीख: १८-०७-२०२५ स.११.०० ते दु.२.०० पर्यंत (५ मिनिटांच्या अमर्याद विस्तारांसह प्रत्येक)								
कर्जदार/ हमीदार /	मागणी सूचनेची तारीख	स्थावर मिळकतीचे	राखीव किंमत, इअर आणि इअर					
कर्ज खाते	आणि रक्कम	वर्णन	सादर करावयाची अंतिम तारीख					
नॅनः एलएक्सटीआयटी००११६-१७००२७७१८			राखीव किंमत: रु.८०००००/ – (रुपये आठ लाख मात्र)					
गाखाः टिटवाळा	करिता रु. २०३३५७४/-	क्र.२२, हिस्सा क्र.९ एकता नगर, भोपर रोड, भोपर	इअर: रु. ८००००/- (रुपये ऐंशी हजार मात्र)					
कर्जदारः समिंद सुधाकर जाधव		देसले पाडा, एमझेड - नांदिवली तरफें पंचनंद,						
पह-कर्जदारः प्रिया समिंद जाधव	हजार पाचशे चौऱ्याहत्तर मात्र)	डोंबिवली, कल्याण, ठाणे, महाराष्ट्र - ४२१२०४.	२०२५					

इं-<mark>लिलावाच्या अर्टी आणि शर्ती:</mark> लिलाव बोली दस्तावेजांच्या पुढील अर्टी आणि शर्तीनुसार आणि त्यामधील प्रक्रियेनुसार प्रेण्यात येईल. बोलीदार बोली करण्यासाठी माहिती आणि समर्थनाकरित आमचे ई-लिलाव सेवा पुरवठादार, मे. एआरसीए ईमार्ट प्रायव्हेट लिमिटेड वेब पोर्टल: https://www.auctionbazaar.com/ ला भेट देऊ शकतात, ज्यामध्ये ई-लिलावासाठी ठेवलेल्या तारण भनेचे तपशील मित्रू शकतात आणि बोली प्रपत्र आनलाईन सादर करू शकतात. इच्छुक खरेदीदरांनी सदर पोर्टलवर दिलेली लिलाव अटी आणि शती आणि प्रक्रिया पाइ शकतात आणि <mark>राकेश मनोह</mark> कंडारे ९९६७३३७२८८ आणि विशाल राकत ९३७२७०५३७२, यांच्याशी संपर्क साधू शकतात, ज्याची माहिती वर उक्केख केलेल्या वेबपोटलवर उपलब्ध आहे आणि त्यांच्या सेंट्रलाइज ल्प डेस्कवर संपर्क साधू शकतातः + ९१ ८३७०९ ६९६९६, ईमेल आयडीः contact@auctionbazaar.com

(मोतीलाल ओसवाल होम फायनान्स लिमिटेड) (पूर्वीचे नाव ॲस्पायर होम फायनान्स कॉर्पोरेशन लिमिटे

ई-लिलाव नि विक्री करिता जाहीर सूचना (परिशिष्ट-IV ए)(नियम ८(६))

सिवयुरिटायब्रेशन अँण्ड किन्स्ट्रशन ऑफ फायनाश्यिल ॲसेटस अँण्ड एन्फोसींट ऑफ सिवयुरिटी इंटोस्ट ॲक्ट, २००२ (यानंत ॲक्ट) अंतर्गत आयआयएफएल होम फायनान्स लिमिटेड (पूर्वी इंडिया इन्फोलाईन हाऊसिंग फायनान्स लि. अशी ज्ञात) (आयआयएफएल-एचएफएल) कॉर्पोरेट कार्यालय येथे प्लॉट क्र. १८, उद्योग विहार, फेज-IV, गुरगाव - १२२०१५ (हरियाणा) आणि शाखा कार्यालय येथे: सीटीएस क्र. ४२७८/१ ते-७, तानाजी नगर, कालिका माता मंदिराच्या जवळ, ररा मजला, चिंचवड, पुणे – ४११०३३, आयआयएफएल हाऊस सन इन्फोटेक पार्क रोड क्र. १६व्ही, प्लॉट क्र. बी-२३, ठाणे इंडस्ट्रीयल एरिया, वागळे इस्टेट, ठाणे – ४००६०४ कडे गहाण स्थावर मिळकतीची विक्री. ज्याअर्थी आयआयएफएल-एचएफएल चा प्राधिकृत अधिकाऱ्यांनी (एओ) आयआयएफएल-एचएफएल ची थकवाकी वसुल करण्यासाठी 'जे आहे जेथे आहे तत्वाने, जे आहे जसे आहे तत्वाने आणि विना अवलंब तत्त्वाने' तिच्या विक्रीच्या हक्कासह खालील कर्ज खाते/प्रॉस्पेक्ट क्र. मधील ॲक्टच्या कलम १३(२) अंतर्गत जारी सूचनेला अनुसरून खालील मिळकत/र्तीचा कब्जा घेतला आहे. विक्री वेबसाईट ww.iiflonehome.com येथे पुरविलेल्या ई-लिलाव फ्लॅटफॉर्म मार्फत निम्नस्वाक्षरीकारांद्वारे करण्यात येईल

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कर्जदार/ सह-कर्जदार/	मागणी सूचना		स्थावर मिळकत/	प्रत्यक्ष कब्जाची	राखीव किंमत		
हमीदार	तारीख आणि रक्कम		तारण मत्तेचे वर्णन	तारीख			
१. श्री. गोपीचंद भरतसिंग बस्सी	२२-डिसें-२०२२ रु. २०,१५,३४६/- (रुपये वीस लाख		कत फ्लॅट क्र. २०८, मजला क्र. २, मोजमापित ३३५ चौ. चटई क्षेत्र) ४६९ चौ. फू. (सुपर बिल्ट अप क्षेत्र), इमारत	२०-नोव्हें-२०२३	रु. ५,५०,०००/- (रुपये पाच लाख पन्नास हजार मात्र)		
२. सौ. पारूबाई हरीचंद	र्भः २०,१५,३४६/ - (२५४ वास लाख पंधरा हजार तीनशे सेहेचाळीस मात्र)		चटइ क्षत्र) ४६९ चा. फू. (सुपर बिल्ट अप क्षत्र), इमारत मी १, एक्झेर्बिया ॲबॉड जांभुळ, पुणे, महाराष्ट्र, भारत –	११-जून-२०२५ तारखेरोजीस			
र. सा. पारूबाइ हरायद अंथवेंदी	बोली वाढीव रक्कम		१०६ चे ते सर्व भाग आणि विभाग (क्षेत्र मोजमापित २७३	एकूण थकबाकी : रु. २५,५७,८७५/ - (रुपये	इसारा अनामत रक्कम (इअर)		
(प्रॉस्पेक्ट क्र.	ह. २०.०००/- (रुपये वीस हजार		फु. बिल्ट अप क्षेत्र ३६९ चौ. फु.)	रु. २५,५७,८७५/ - (रुपय पंचवीस लाख सत्तावन्न हजार	रू. ५५,०००/- (रुपये		
आयएल१००००४३०२)	रु. २०,०००/ - (रुपय वास हजार मात्र)	41.	g. 1470 of 1 404 445 41. g.)	पचवास लाख सत्तावन्न हजार आठशे पंच्याहत्तर मात्र)	र. ५५,०००/ - (२५४ पंचावन्न हजार मात्र)		
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			: १. बिल्डरचे देय रु. १,३६,०००/- आहे जे खरेर्द : बोलीदारांनी सहभागी होण्याआधी सर्व आवश्यव				
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१. श्री. माखन बसंत देबनाथ	१७-ऑगस्ट-२०२१		कत फ्लॅट क्र. १०८, १ला मजला, गट क्र. २४०, इमारत	३-फेब्रु-२०२४	रु. ३,००,०००/- (रुपये		
२. सौ. तृप्ती माखन देबनाथ	रु. १४,५०,०९२/- (रुपये चौदा		जी२, मोजमापित १९.५२ चौ. मी., एक्झेर्बिया ॲबॉड,	१०-जून-२०२५ तारखेरोजीस	तीन लाख मात्र)		
(प्रॉस्पेक्ट क्र.	लाख पन्नास हजार ब्यान्नव मात्र)		ळ, ता. मावळ, पुणे, पुणे, महाराष्ट्र, भारत ४१२१०६ चे ते	एकूण थकबाकी :	इसारा अनामत रक्कम		
८२२३२८)	बोली वाढीव रक्कम		भाग आणि विभाग. (चटई क्षेत्र २६३ चौ. फू., बिल्ट अप	रु. १७,६५,४१०/- (रुपये सतरा	(इअर)		
	रु. २०,०००/- (रुपये वीस हजार	क्षत्र	३५५ चौ. फू.)	लाख पासष्ट हजार चारशे दहा मात्र)	रु. ३०,०००/- (रुपये तीस		
	मात्र)				हजार मात्र)		
		भार	: १. बिल्डरचे देय रु. १,१०,०००/ - आहे जे खरेर्द	ोदाराने भरावे.	•		
		टीप : बोलीदारांनी सहभागी होण्याआधी सर्व आवश्यक तपासण्या कराव्यात.					
१. श्री. मनिष भीष्मदास	०९-मार्च-२०२३		क्र. ६०४ सह चटई क्षेत्र मोजमापित ५८८ चौ. फू. आणि	२६-मार्च-२०२५	रु. २२,००,०००/- (रुपये		
वालेचा	रु. ३१,०९,०८७/ - (रुपये एकतीस	सुपर	बिल्ट् अप क्षेत्र मोजमापित ८८२ चौ. फू., ६वा मजला,	१०-जून-२०२५ तारखेरोजीस	बावीस लाख मात्र)		
२. सौ. रिया मनिष वालेचा	लाख नऊ हजार सत्याऐंशी मात्र)		वंग, शिवकांता आदी आरंभ, जे पी हार्मनी, अंबरनाथ -	एकूण थकबाकी:	इसारा अनामत रक्कम		
(प्रॉस्पेक्ट क्र. ७७७७१५	बोली वाढीव रक्कम	Ч, з	मंबरनाथ, जिल्हा ठाणे ४२१००५, महाराष्ट्र, भारत धारक	रु. ३४,५२,८२७/- (रुपये	(इअर)		
आणि ९४०९३१)	ह. २५,०००/-		कतीचे ते सर्व भाग आणि विभाग. (क्षेत्र मोजमापित ८४८	चौतीस लाख बावन्न हजार आठशे	रु. २,२०,०००/- (रुपये		
	(रुपये पंचवीस हजार मात्र)	चौ.	Ę.)	सत्तावीस मात्र)	दोन लाख वीस हजार मात्र)		
		भार	: १. बिल्डरचे देय रु. ३,०४,०००/- आहे जे खरेर्द	ोदाराने भरावे.			
			ः बोलीदारांनी सहभागी होण्याआधी सर्व आवश्य	क तपासण्या कराव्यात.			
मिळकतीच्या निरीक्षणाची तारीख :			इअर शेवटची तारीख	ई-लिलावाची	तारीख/वेळ		
०९-जुलै-२०२५ स. ११:०० - दु. १४:००			११-जुलै-२०२५ सायं. ५ पर्यंत	१४-जुलै-२०२५ स. ११:	०० – दु. १३:०० पर्यंत		
ादानाचे माध्यमः ईअरचे प्रदान मात्र ऑनलाईन पद्धतीने करावे. प्रदानासाठी तुम्ही https://www.iiflonehome.com ला भेट द्यावी आणि मिळकत/तारण मत्तेकरीता मात्र उपलब्ध लिंकद्वारे प्रदान करावे.							

<u>द्यापः प्रत्येक मिळकत/तारण मत्तेकरीता प्रदान लिंक वेगवेगळी आहे. तुम्ही जाहीर लिलावाद्वारे तुम्ही खरेदी करण्यास इच्छुक मिळकत/तारण मत्तेची लिंक वापरत असल्याची खात्री करावी.</u> र्वरीत तपशीलाकरिता- http://www.iiflonehome.com>My Bid>Pay Balance Amount यावर लॉगीन करावे

र्ड-लिलावात सहभागी होण्याकरिता इच्छुक बोलीदारांनी सेवा पुरवठादार https://www.iiflonehome.com/ कडे त्यांचा तपशील नोंदविणे आणि लॉगईन अकाऊंट, लॉगईन आयडी आणि पासवर्ड तथार करणे आवश्यक आहे. इच्छुक बोलीदारांनी वरील नमूद शाखा कार्यालयात इअरसाठी प्रदानाचा तपशील केवायसी आणि पॅन कार्डच्या प्रतींसह त्यांचे निविदा प्रपत्र पाठविणे/साद

बोलीदारांनी रकाना बोली वाढविण्याची रक्कम मध्ये नमूद रकमेच्या पटीत त्यांचे प्रस्ताव वाढविणे आवश्यक आहे. जर बोली लिलावाच्या समाप्तीच्या वेळेच्या अंतिम ५ मिनिटांमध्ये केल्यास

समाभीचा वेळ आपोआप ५ मिनिटांकरीता विस्तारित होईल. यशस्वी बोलीदारांनी एओ यांनी बोली मुल्य स्विकारत्यापासून २४ तासांत (इअर समायोजित केल्यानंतर) बोली रकमेच्या २५% आणि बोली रकमेच्या उर्वरित ७५% तारण धनकोंनी विक्री

निश्चित केल्याच्या तारखेपासून १५ दिवसांत जमा करणे आवश्यक आहे. सर्व जमा आणि प्रदान हे प्रदानाच्या विहित माध्यमाने करायचे आहे.

खरेदीदाराने सेस, प्रयोज्य मुद्राक शुरूक आणि कोणांतिही अन्य वैधानिक धकबाकी किंवा इतर धकबाकी जसे की पालिका कर, वीज प्रभार, जमीन आणि मिळकतीशी संबंधित सर्व कर आणि दरासह इतर अनुषांगिक खर्च, प्रभार भरायचे आहेत. खरेदीदारांना विक्री रकमेच्या व्यवहार/प्रदानाकरिता जो प्रयोज्य असेल तो टीडीएस भरावा लागेल आणि आयआयएफएल एचएफएलकडे टीडीएस प्रमाणपत्र जमा करावे लागेल. बोलीदारांना ई-लिलाव विक्री प्रक्रियेत भाग घेण्यासाठी त्यांची बोली सादर करण्यापूर्वी लिलाव विक्री आणि लिलाव अर्जाच्या तपशिलवार अटी आणि शतींकरिता वेबसाईट https://home.com आणि https://www.iifl.com/home-loans/properties-for-auction मार्फत जाण्याचा सह्या देण्यात येत आहे.

तपशील, मदत प्रक्रिया आणि ई-लिलावावरील ऑनलाईन प्रशिक्षणाकरिता बोलीदार सेवा पुरवठादार ई-मेल आयडी : care@iiflonehome.com, सपोर्ट हेल्पलाईन क्र. 1800 2672 499

मिळकतीचा तपशील, मिळकतीचे निरिक्षण आणि ऑनलाईन बोली इ. च्या संबंधित कोणत्याही शंकेकरीता आयआयएफएल एचएफएल टोल फ्री क्र. १८०० २६७२ ४९९ येथे स. ०९.३०

ते १८:०० वा. रोजी सीमवार ते गुक्रवार दरम्यान संपर्क किंवा ईमेल: cara@illionehome.com येथे ईमेलद्वार संपर्क करू शकतात. वरील सदर कर्जदारांना ७ दिवसांत प्रत्यक्ष कब्जा घेतेवेळी तारण मत्तेमध्ये असलेल्यरा घरगुती वस्तु घेवून जाण्यासाठी सूचना याद्वारे देण्यात येत आहे. अन्यथा आयआयएफएल

कोणत्याही परिस्थितीत मिळकतीच्या नुकसानीसाठी जबाबदार राहणार नाही.

ुपढे कर्जदारांना याद्वारे सूचना रेपाय वर्रे की, जर त्यांनी सद वस्तु चेवन जाण्यास कस्र् केली तर वरील सदर वस्तु कावद्यानुसार विकण्यात येतील. . वरील विहित वेळेत यशस्वी बोलीदार/लिलाव खोरीदाराने कोणत्याही टप्प्यावर प्रदानात कस्र् केली तर विहित वेळेत यशस्वी बोलीदार/लिलाव खोरीदाराने कोणत्याही टप्प्यावर प्रदानात कस्र् केली तर विहित वेळेत यशस्वी बोलीदार/लिलाव खोरीदाराने कोणत्याही टप्प्यावर प्रदानात कस्र् केली तर विहित वेळेत यशस्वी बोलीदार/लिलाव खोरीदाराने कोणत्याही टप्प्यावर प्रदानात कस्र् केली तर विहित वेळेत यशस्वी बोलीदार/लिलाव खोरीदाराने कोणत्याही करण्यात येईल आणि मिळकत पन्हा विक्रीसाठी ठेवण्यात येईल.

१२. एओ यांनी कोणतेही कारण न देता निवदा/लिलावाच्या अटी आणि शर्ती बदलणे किंवा पुढे डकलणे/रद्द करण्याचा हक्क राखून ठेवला आहे. निवदा/लिलावामध्ये कोणताही वाद झ आयआयएफएल-एचएफएच्या एओचा निर्णय अंतिम राहील.

सरफैसी ॲक्ट, २००२ च्या नियम ९ उप नियम (१) अन्वये १५ दिवसांची विक्री सूचना

कर्जदारांना निविदा/लिलावाच्या तारखेपुर्वी तारखेपर्वंत व्याज आणि अनुषांगिक खर्चासह वरील नमूद रक्कम चुकती करण्यासाठी याद्वारे सूचीत करण्यात येत आहे, कसूर केल्यास मिळकतीच्य लिलाव/विक्री करण्यात येईल आणि उर्वीरत थकबाकी काही असल्यास व्याज आणि खर्चांसह वमुल करण्यात येईल.

ठेकाणः महाराष्ट्र, दिनांकः २५-जून-२०२५

सही/- प्राधिकृत अधिकारी, आयआयएफएल होम फायनान्स लिमिटे

मागणी सूचना

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एचडीएफसी बँक लिमिटेड शाखा : रिटेल पोर्टफोलिओ मॅनेजमेंट, २ रा मजला, एचडीएफसी स्पेंटा, एचडीएफसी बँक हाऊसच्या शेजारी, मथुरादास मिल कंपाऊंड, सेनापती बापट मार्ग, लोअर परळ पश्चिम, मुंबई - ४०००१३. दुरध्वनी: ०२२-६६११३०२०.

नोंदणी. कार्यालय: एचडीएफसी बँक हाऊस, सेनापती बापट मार्ग, लोअर परेल (पश्चिम), मुंबई ४०००१३ सीआयएन: एल६५९२०एमएच१९९४पीएलसी०८०६१८, वेबसाईट: www.hdfcbank.com

सिक्युरिटायझेशन ॲन्ड रिकन्स्ट्रक्शन ऑफ फायनान्शिअल ॲसेटस् ॲन्ड एन्फोर्समेंट ऑफ सिक्युरिटी इंटरेस्ट ॲक्ट, २००२ (ऑक्ट) च्या कलम १३(२) सहवाचता सिक्युरिटी इंटरेस्ट (एन्फोर्समेंट) रूल्स, २००२ च्या नियम ३ अंतर्गत. ज्याअर्थी निम्नस्वाक्षरीकार हे **एचडीएफसी बँक लिमिटेड** (पूर्वीची एचडीएफसी लिमिटेड दिनांक रे७ मार्च, २०२३ रोजीच्या आदेशाअन्वये सन्माननिय एनसीएलटी-मुंबई द्वारे मेंजुर एकत्रिकरण योजनेच्या आधारे **एचडीएफसी बँक लिमिटेड** सह एकत्रित) (एचडीएफसी) चे प्राधिकृत अधिकारी या नात्याने सिक्युरिटायझेशन ॲन्ड रिकन्स्ट्रक्शन ऑफ ायतान्त्रिथल ॲमेरम ॲन्ड एक्फोर्मिर ऑफ मिकपीरी इंरोस्ट ॲकर २००२ च्या कला। १३(१२) महतानता मिकपीरी इंरोस्ट (एक्फोर्मिर) हल्म २००२ च्या निया ३ अन्तरे पाप्र अधिकारांचा ताण कहन मूरा ॲकरच्या कला। १३(२) अंतर्ग

उपलब्ध आहेत आणि सदर कर्जदार/कायदेशीर वारस/कायदेशीर प्रतिनिधी/जामिनदार यांनी इच्छेनुसार सदर प्रत निम्नस्वाक्षरीकारांकडून कोणत्याही कामकाजाच्या दिवशी सामान्य कामकाजाच्या वेळेत प्राप्त करावी. वरीलसंबंधी, याद्वारे सद्र कर्जदार/कायदेशीर वारस/कायदेशीर प्रतिनिधी /जामीनदार यांना पुन्हा सूचना देण्यात येते की, सद्र सूचना प्रकाशनाच्या तारखेपासून ६० दिवसांत एचडीएफसी यांस त्यांच्या नावासमोरील सूचीतील रक्कम एकत्रित लागू असलेले पुढील व्याज, खर्च, परिव्यय आणि प्रभारासह सद्र मागणी सूचनेत नमूद करण्यात आल्याप्रमाणे खालील नमूद कॉलम (सी) मधील तारखेप्रमाणे देयाच्या आणि/वा मोकळे करण्याच्या तारखेपर्यंत भरणा करावा, कर्ज करार आणि सदर कर्जदारांकडून तारण म्हणून कर्जाची परतफेड करण्यास इतर कागदपत्र/लेखी स्वरुपात निष्पादित केले असल्यास वाचावे, खालील तारण मत्ता **एचडीएफसी** यांस सदर कर्जदारांकडून तारण म्हणून कर्जाची परतफेड करण्यास इतर कागदपत्र/लेखी स्वरुपात निष्पादित केले असल्यास वाचावे, खालील तारण मत्ता **एचडीएफसी** यांस सदर कर्जदारांकडून तारण महणून कर्जाची परतफेड कर्जदार/कायदेशीर वारस/कायदेशीर प्रतिनिधी/जामीनदार यांचे लक्ष हे तारण मत्तेच्या विमोचनासाठी उपलब्ध वेळेच्या संदर्भात अधिनयमाच्या कलम १३ च्या पोट-कलम (८) च्या तरतदीकडे वेधण्यात येत आहे.

प्रतिनिधी/जामीनदार यांस मागणी सूचनेतील नमूद रकमेचा भरणा सदर सूचना तारखेच्या ६० दिवसांत करण्यास सांगत आहेत. निम्नस्वाक्षरीकार इशारा देत आहेत की, सदर सूचना सदर कर्जदार/कायदेशीर वारस/कायदेशीर प्रतिनिधी/जामिनदारांच्या शेवटच्या ज्ञात पत्त्याच्या जागेवर चिटकवण्यात आली आहे. सदर सूचनेच्या प्रती निम्नस्वाक्षरीकारांकडे

अ. क्र.	कर्जदार/कायदेशीर वारस/ कायदेशीर प्रतिनिधी/ जामीनदार यांचे नाव	एकूण थकबाकी देणे*	मागणी सूचनेची तारीख	तारण मत्ता/स्थावर मिळकती(तीं) चे वर्णन
(页)	(बी)	(सी)	(डी)	(ई)
१	श्री. आव्हाड प्रमोद पुंडलिकंड आणि सौ. आव्हाड सुमन पुंडलिक	रु.२१,२८,४०६/- ३१ -मे-२५ * रोजीस	०३-जून-२५	फ्लॅट-२००३, मजला-२०, इमारत-२२, रुनवाल गार्डन्स फेज-२, स क्र. ४४-४७,४९-५३,९४, एस क्र. ४-१५,१७-१९,२२,२३,३७-४२, ४४,४९,५०, एस क्र. ६७, सागांव, भद्रानगर, प्रीमियर ग्राउंडच्या समोर, मानपाडा, कल्याण शिला रोड, गाव घारीवली आणि उसरघर, डोंबिवली पूर्व - ४२१२०१. फ्लॅटचा क्षेत्र- ३५२.५७० चौ.फूट चटई.
?	श्री. बादल सचिन जानकीराम आणि सौ. बादल संपदा सचिन	रु. ३६,४०,८१४/- ३१ -मे-२५ * रोजीस	०३-जून-२५	पलॅट-१००४, मजला-१०, विंग-ई, फिओरा इमारत, सक्र. २५ पी, २६ पी, ४६ पी, ५९/१, घोरीवली, २१ पी, ७६/२, प्रीमियर कॉलनी ग्राउंड कल्याण शिल रोड, कोळे पलावा, हेदुताने, डोंबिवली पूर्व - ४२१२०३. फ्लॅट क्षेत्र - ४२४.०० चौरस फूट चटई.
ş	श्री. बहाइरपूरकर समीर सी	रु.७२,१८,८०३/- ३१ -मे-२५ * रोजीस	०३-जून-२५	फ्लॅट-४०३, मजला-४था, इमारत डब्ल्यू-३४, लोढा अमारा, स क्र. ५९/१,६०-६२,६३/१,६३/१०,६३/२-९,१०बी, ६४/१-९, ६५/१ -५,६६,६७,६८/१-५,६९/१- ३,४ए,४बी,५,६,७०/१-९, गाव ढोकळी, बाळकुम आणि कोलशेत, कोलशेत रोड, ठाणे पश्चिम - ४००६०७. फ्लॅट क्षेत्र – ६४०.०० चौ.फूट चटई .
8	श्री भट्टाचार्जी सुब्रोतो आणि सौ. भट्टाचार्जी गिजा	रु. १,२३,६४,०२७/- ३१ -मे-२५ * रोजीस	०३-जून-२५	पलॅट-११४, मजला-११ वा, विंग-ई, कल्पतरू इम्मेन्सा, इक्सोरा इमारत, सेक्टर ४, स क्र. ८९/६पी,८९/८पी,९०/३ए, ३बीपी आणि ३सी ३डी, ३एफपी, ९१पी, ९५/१पी, २,३,६पीटी,७एपीटी,७बी,७सी,८,९,१३पीटी,१४पीटी,१५पीटी,१६पीटी, बायर कंपाउंड, कोलशेत रोड, ठाणे पश्चिम-४००६०३. फ्लॅटचा क्षेत्र - ८६४.०० चौरस फूट चटई.
ч	श्री. बोरीचा राकेश धनजी आणि सौ. बोरीचा मणी धनजी	रु. २४,४०,९२६/- ३१ -मे-२५ * रोजीस	०३-जून-२५	पलॅट-९०३, मजला-९, विंग-बी, मॅरेथॉन नेक्सवर्ल्ड, एलारा इमारत, स. क्र. २२/६,२३/१-४,२४/४,२६/१३०/१-२, मानपाडा बस-स्टॉप, शंकर मंदिरासमोर, ८०, गावदेवी रोड, बेटावडे गाव, दिवा, डोंबिवली पूर्व -४२१ २०२. फ्लॅटचे क्षेत्र-३१.९४ चौरस फूट रेरा चटई.
ξ	श्री चव्हाण भूषण शंकर आणि सौ. चव्हाण शितल भूषण	रु.२१,८३,१७६/- ३१ -मे-२५ * रोजीस	०३-जून-२५	फ्लॅट-६०३, मजला-६ वा, इमारत-१२, मनोहर श्रीजी निर्वाण कॉम्प्लेक्स, स. क्र. ४५/१/२/४, ४३/१सी, कात्रप विद्यालय जवळ, कात्रप, बदलापूर पूर्व-४२१५०२. फ्लॅट क्षेत्र – ५५.२२ चौ.मी. चटई.
O	श्री चौटा श्रीनाथ एस आणि सौ. चौटा पद्मावती श्रीनाथ	रु. ३२,३८,३१९/- ३१ -मे-२५ * रोजीस	०३-जून-२५	फ्लॅट-२००८, मजला-२० वा, विंग-डी, इंडियाबुल्स पार्क, इमारत-जास्मिन ४-डी, स. क्र. ६३-६९,७१,८१,८२,८३, सावळे रोड, होंडा वेअरहाऊसच्या समोर, कोन टोल जवळ, गाव कोन, तालूका पनवेल, जिल्हा रायगड – ४१०२०६. फ्लॅट क्षेत्र – ४८.८८ चौ.मी.
۷	श्री. गुप्ता गौतम सुरेश आणि सौ. गुप्ता संजना गौतम	रु. ११,८५,१२७/- ३१ -मे-२५ * रोजीस	०३-जून-२५	फ्लॅट-६०६, मजला-६, विंग-बी, नेपच्यून स्वराज्य, इमारत बी-१६, स. क्र. १/३ ते ७६/२८, सेक्टर २, अंबिवली रेल्वे स्टेशन जवळ अंबिवली पश्चिम, तालूका कल्याण - ४२१३०१. फ्लॅटचे क्षेत्र -४३.१६ चौ.मी.
٩	श्री जाधव मंगेश यशवंत	रु. ३८,७१, ७४८/- ३१ -मे-२५ * रोजीस	०३-जून-२५	फ्लॅट-७०२, ७०१, मजला-७,७, लीना पॅराडाईज, स. क्र. ५१, सीटीएस-१११८/१०,११,१२ आणि १३, चिंचवली शेखिन, लोजी रेल्ने स्टेशन जवळ, खोपोली, तालुक खालापूर, जिल्हा रायगड -४१ ०२०३. फ्लॅटचे क्षेत्र-३४.४६० चौ.मी. रेरा कार्पेट प्रत्येकी.
१०	श्री जोशी तुषार सुरेश आणि श्री जोशी सुरेश पंढरीनाथ	रु.३,१२,०२५/- ३१ -मे-२५ * रोजीस	०३-जून-२५	फ्लॅट क्रमांक- १०३, पहिला मजला, इमारत-एफ ८, मिशिगन इमारत, पनशेलकर ग्रीन सिटी, स. क्र. सीएस ९३२५ - ९३४९, गट २६, जोंधळे टेक्निकल कॉलेज जवळ, गाव मोरिवली, तालुका, अंबरनाथ-४२९५०१. फ्लॅट क्षेत्र -४७३.३७ चौ.फूट चटई.
११	श्री. किशोर हिमांशू आणि कु. त्यागी प्राची	रु. ३८,१८,९०८/- ३१-मे-२५ * रोजीस	०३-जून-२५	फ्लॅट क्रमांक. २००३, २० वा मजला, विंग जी-१, इंडिया बुल्स ग्रीन्स, इमारत-८, स. क्र. एसएन ८०/ए,८३/२ए/३/७+४बी+५बी,८५ ८६/१,९०/१ए,बी/४/७-१२,१५, स. क्र. ८०/ए,८३/२ए/३/७+४बी+५बी,८५,८६/१,९०/१ए,बी/४/७-१२,१५, सेक्टर-४, गाव कोन, ता. पनवेल, जिल्हा रायगड-४१०२०६. फ्लॅट क्षेत्रफळ- ६५.६६ चौ.मी.
१२	श्री. कोंडगेकर प्रणब समुद्रगुप्त आणि सौ. कोंडगेकर पुष्पा समुद्रगुप्त	रु. २३,०९,७०४/- ३१-मे-२५ * रोजीस	०३-जून-२५	फ्लॅट-५०७, मजला-५, विंग-बी, श्री गॅलेक्सी हाइट्स, एस नंबर १३३/१पी, थरवणी आरिया जवळ, गाव चिखलोली, अंबरनाथ - ४२१५०१. फ्लॅटचा क्षेत्र - ३२.३३ चौ.मीटर चर्ट्ड.
१३	श्री क्षीरसागर राजेश अशोक आणि सौ. क्षीरसागर निशा राजेश	रु. १६,५०,५०३/- ३१-मे-२५ * रोजीस	०३-जून-२५	फ्लॅट ६०२, मजला ६ वा, सनराईज ग्लोरी इमारत, स. क्र. गट क्र. १३/२, नवीन डीपी रोडच्या बाहेर, शिवम रेसिडेन्सीच्या मागे, मांजर्ली गाव, बदलापूर पश्चिम, जिल्हा अंबरनाथ – ४२१५०३. फ्लॅटचा क्षेत्र –४६२. ५८ चौ.फूट चटई.
१४	श्री मांगले गौरीश किशोर आणि श्री मांगले किशोर शांताराम आणि सौ. मांगले सीमा किशोर	रु. २५,४४,६८८/- ३१-मे-२५ * रोजीस	०३-जून-२५	फ्लॅट-४०९, मजला-४, विंग-एच, जास्मिन इमारत, स. क्र. १३९/१,१३९/२,५५/५, सेक्टर १०, गाव खोनी, तळोजा एमआयडीसी रोडच्या बाहेर, खोनी, कल्याण-डोंबिवली, डोंबिवली पूर्व -४२१२०४. फ्लॅटचा क्षेत्र -२९७.०० चौरस फूट चर्टई.
१५	श्री. मार्कले राजकुमार एस	रु. १६,०१,७५४/- ३१-मे-२५* रोजीस	०३-जून-२५	फ्लॅट-४०२, मजला-४, इमारत-डी, लोक नगरी इमारत, स. क्र. ७५,१०८ पी-११० पी, ११२-११५, एमआयडीसी रोड, आनंद नगर, एस्सार पेट्रोल पंपच्या समोर, अंबरनाथ पूर्व -४२१५०१. फ्लॅटचा क्षेत्र -४७९. २५ चौरस फूट चटई.
१६	श्री. कांबळे समाधान आनंद (मयत) यांची पत्नी/मुलगा/मुलगी आणि श्री. कांबळे समाधान आनंद (मयत) यांचे इतर ज्ञात आणि अज्ञात कायदेशीर वारस(ते), कायदेशीर प्रतिनिधी, वारसदार आणि अभिहस्तांकनकर्ता आणि सौ. कांबळे सीमा समाधान आणि सौ. कांबळे अशाबाई आनंद.	रु. १४,५२,७३८/- ३१-मे-२५ * रोजीस	०३-जून-२५	फ्लॅट-२०४, मजला-२, विंग-बी, जय श्री कृष्ण धाम सीएचएसएल, स. क्र. ३/१/पी, स्वप्न नगरी जवळ, बेलावली, बदलापूर पश्चिम, तालुका अंबरनाथ-४२१५०३. फ्लॅटचा क्षेत्र - ४४० चौरस फूट चर्टई + टेरेस ३५ चौरस फूट चर्टई.
१७	श्री. सोनवणे विजय दगडू आणि सौ. सोनवणे मनीषा विजय	रु. ३६,८४,५२६/- ३१-मे-२५ * रोजीस	०३-जून-२५	फ्लॅट-५०२, मजला-५वा, बी-विंग, कासा बेला, सियाना इमारत, स. क्र. १२/१३,१२/१६,७६/२ए, ३ए,४ए,५, खिडकलेश्वर मंदिर जवळ, कल्याण-शिल रोड, गाव उसराघर, डोंबिवली पूर्व- ४२१२०१. फ्लॅटचा क्षेत्र – ५०.२९ चौरस मीटर.
१८	श्री. यादव शुभाश जीतबहादूर आणि सौ. यादव पिंकी सुभाष	रु. १८,९०,९५७/- ३१-मे-२५ * रोजीस	०३-जून-२५	पलॅट-३०२, मजला-३, इमारत आर-१, अरहम वाटिका, स. क्र. १४०/८ए/१, शिवशक्ती कॉम्प्लेक्स जवळ, गाव चिखलोली, अंबरनाथ पश्चिम - ४२१३०१. फ्लॅटचा क्षेत्र - २६.६५ चौ.मीटर चटई.
१९	श्री येनागंडुल विनायक धर्मपुरी	रु. २६,६७,४१५/- ३१-मे-२५ * रोजीस	०३-जून-२५	फ्तॅट-४०४, मजला-४, विंग-ए, ऑर्नेट कॅलिस्टो, स. क्र. १२०/२, साईबाबा मंदिरा जवळ, कल्याण-भिवंडी रोड, टेमघर, तालूका भिवंडी, जिल्हा ठाणे - ४२१३०२. फ्लॅटचा क्षेत्र - ३१.७० चौ.मीटर चर्टई.

दिनांक : २५.०६.२०२५

ठिकाण: मुंबई

* सह वसुली आणि/किंवा प्रदानाच्या तारखेपर्यंत प्रयोज्य पुढील व्याज, परिव्यय, खर्च आणि प्रभार. वरील नमूद्रप्रमाणे सद्र कर्जदार **एचडीएफसी** यांस भरणा करण्यास कसूरवार ठरल्यास, **एचडीएफसी** वरील नमूद् तारण मत्ता/ स्थावर मिळकत (ती) संबंधी सद्र ॲक्टच्या कलम १३(४) अंतर्गत आणि इतर लागू होत असलेल्या नियमांतर्गत संपूर्णत: कर्जदार/कायदेशीर वारस/कायदेशीर प्रतिनिधी/जामीनदार यांच्या रक्कम आणि परिणामांच्या जोखिमीवर कार्यवाही करतील.

सदर कर्जदार/कायदेशीर वारस/कायदेशीर प्रतिनिधी /जामीनदार यांस सदर ॲक्ट अंतर्गत सदर वरील नमूद तारण मत्ता/स्थावर मिळकत (तीं) संबंधी विक्री, भाडेपट्टा वा अन्य स्वरुपात **एचडीएफसीच्या** लेखी संमतीशिवाय हस्तांतरण करण्यास मनाई आहे. कोणतीही व्यक्ती सदर ॲक्ट वा नियमांच्या तरतुर्दींचा नियम मोडल्यास वा नियम मोडण्याचे प्रोत्साहन दिल्यास कारावासाकरिता आणि/वा सदर ॲक्ट अंतर्गत पुरविण्यात आल्यानुसार दंडास जबाबदार असतील एचडीएफसी बँक लिमिटेड करिता

प्राधिकृत अधिकारी

माझे अशिल श्री. १) श्रीमती विजया प्रेमचंद

जाहीर सूचना

मोदी, २) श्री. निखिल प्रेमचंद मोदी आणि ३) श्री. हस्तीमल शोभागमल मोदी यांच्याकडून, खाली नमूद परिशिष्टामध्ये अधिक विशेषतः वर्णन केलेली, ''राजा टेरेस'' म्हणून ओळखली जाणारी, स्थावर मालमत्ता खरेदी करण्यासाठी आणि हस्तांतरणासाठी वाटाघाटी करत आहेत. सदर मालमत्ता लॅमिंग्टन रोड, नसरवानजी पेटिट स्ट्रीट, मुंबई ४०० ००७ येथे स्थित असून ताइरेव विभागातील कॅडस्ट्रल सर्व्हें क्र. ११२ धारक असून, अंदाजे ४२५.०० चौ. यार्डस् (सुमारे ३५५.३५ चौ. मीटर) क्षेत्रफळाची आहे

कोणीही व्यक्ती, संस्था किंवा वित्तीय संस्था, ज्यांना सदर मालमत्तेसंबंधी विक्री, गहाण, धारणाधिकार, भाडेपट्टा, हस्तांतर, पोट-भाडेपट्टा, अधिभाडेपट्टा, परवाना, भेट, ताबा, वारसाहक, विश्वस्त हक, अदलाबदल, सुविधाधिकार, इच्छापत्र, विकास करार किंवा अन्य कोणत्याही स्वरूपाचा कोणताही हक्क. दावा असल्यास. त्यांनी सर्व आवश्यक कागदपत्रांची नोटराइज केलेली प्रमाणित छायाप्रतीसह, ह्या सूचनेच्या दिनांकापासून १५ (पंधरा) दिवसांच्या आत, खालील पत्त्यावर लेखी स्वरुपात माझ्याशी संपर्क साधावा: द्वितीय मजला, मंत्री बिलिंडग, लेन्सकार्ट वर, गिरगाव चर्च समोर, गिरगाव, मुंबई ४०० ००४. अन्यथा, अशा सर्व दार्वे हे अस्तित्वात नाहीत असे समजण्यात येईल आणि असे दावे असल्यास ते त्यागित किंवा परित्यागित समजले जातील.

वरील संदर्भित परिशिष्ट ''राजा टेरेस'' या नावाने ओळखली जाणारी,

जमीन व त्यावरील इमारत, जी तळमजला + चार मजले + पाचव्या मजल्यावर भाग टेरेस फ्लॅटसह शेड असलेली इमारत असून, ही मालमत्ता लॅमिंग्टन रोड, नसरवानजी पेटिट स्ट्रीट, मुंबई ४०० ००७ येथे स्थित आहे. ही मालमत्ता नोंदणी जिल्हा व उपजिल्हा मुंबई शहर व मुंबई उपनगरच्या हद्दीत असून, तिचे एकूण मोजमाप अंदाजे ४२५.०० चौ. यार्डस् (सुमारे ३५५.३५ चौ. मीटर) आहे. ही मालमत्ता मुंबईच्या भू-राजस्व कलेक्टरच्या अभिलेखात क्र. ४/१३५३३, १३५३५, १३९०६, १३९१४, १३९०९, (१३९४४), (१३९५५), एल.टी.ए.सी. आर. आर. क्र. ६०, लॉटन सर्व्हे क्र. ८/६९८४, कॅडस्ट्रल सर्व्हे क्र. ११२, ताडदेव विभाग यामध्ये नोंदणीकृत असून, मुंबई महानगरपालिकेच्या ''डी'' वॉर्ड अंतर्गत क्र. डी-४४३९-४०/२१३-५१,५७-६१, नवीन स्टीट नं २१३-५१-५७-६१, नसरवानजी पेटिट स्ट्रीट आणि डी. भडकमकर मार्ग, लॅमिंग्टन रोड, ग्रँट रोड (पूर्व), मुंबई ४०० ००७ येथे येते. ही मालमत्ता पृढीलप्रमाणे सीमाबद्ध आहे: पूर्वेस: सी.एस. क्र. १२-/१५२ (झेनिथ मॅन्शन) धारक मालमत्ता. पश्चिमेस: डी. बी. मार्ग, सध्याचे नाव लॅमिंग्टन रोड, उत्तर: सी.एस. क्र. १११ धारक मालमत्ता, दक्षिणेस: सध्याची किंवा पूर्वीची वीर कृष्णकुमारसिंहजी बहाद्रसिंहजी, जसवंतसिंहजी यांची मालमत्ता (सी.एस. क्र. १/१५२)

दिनांक : २५ जून, २०२५

मुकेश जैन

वकील