Ow. No. MDRT-2/450/2022 **EXH 99** Date: 13/09/2022 REGD,A/D/DASTVAFFIXATION/BEAT OF DRUM &

PUBLICATION / NOTICE BOARD OF DRT SALE PROCLAMATION OFFICE OF THE RECOVERY OFFICER-I DEBTS RECOVERY TRIBUNAL-II. MUMBAI MTNL Bhavan, 3rd Floor, Colaba Market, Colaba, Mumba

R.P. No. 34/2013 DATED: 06.09.2022 PROCLAMATION OF SALE UNDER RULES 38, 52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961 READ WITH THE RECOVERY OF DEBTS AND BANKRUPTCY ACT, 1993.

IDBI Bank Limited, City SME Centre, Navi Mumbai

M/ Sai Krupa Exports & Ors 1 Certificate Debtors CD - 1: M/s Sai Krupa Exports, Prop : Mr Pramod L Joijode, Shop No 14. Dr D'silva Road, Dada (W). Mumbai 400 028

CD - 2: Mr. Suresh Hari Patil (deceased) (2a): Mrs Aparna Amit Parab, Flat No A/3, 1st Floor, Geeta Ghar CHS Ltd, Off T H Kataria Marg

Mahim, Mumbai 400 016. (2b): Mrs Neeta Gurunath Darne, Flat No A/3, 1st Floor, Geeta Ghar CHS Ltd, Off T H Kata

Marg. Mahim. Mumbai 400 016 CD - 3: Mr. Shyam Suresh Patil, Flat No A/3, 1st Floor, Geeta Ghar CHS Ltd, Off TH Kataria Marg

Whereas Hon'ble Presiding Officer, Debts Recovery Tribunal No. II Mumbai has drawn up th

Recovery Certificate in Original Application No. 106 of 2012 for recovery of Rs. 41,55,870.04 with interest from the Certificate Debtors and as on 27.10.2022 a sum of Rs. 4,39,18,717.00 is recoverable together with further interest and charges as per the Recovery Certificate / Decree. And whereas the undersigned has ordered the sale of property mentioned in the Schedul pelow in satisfaction of the said certificate.

And whereas a sum of Rs. 41,55,870,04 along with pendent-lite and further interest (12% p.a. from the date of filling of application till payment and/or realization from CDs.

Notice is hereby given that in absence of any order of postponement, the said property shall be sold on 27.10.2022 between 02:00 PM to 03:00 P.M. (with auto extension clause in case of bic in last 5 minutes before closing, if required) by e-auction and bidding shall take place through "On line Electronic Bidding" through the website of M/s e-procurement Technologies Ltd <a href="https://drt.auctiontiger.net">https://drt.auctiontiger.net</a> having address at B-704, Wall Street-II, Opp Orient Club, Near Gujarat College, Ellis Bridge, Ahmedabad 380 006, Gujarat (India) Phone Nos. 079-68136841 J55 J51 079-68136800. Contact Person: Mr. Praveenkumar Thevar (Mobile +91 9722778828). Emai address - prayeen theyar@auctiontiger.net or support@auctiontiger.net.

For further details contact: Mr Devdatta Dukhande, Asstt General Manager, Mobile 9820844606.

The sale will be of the property of the C.D above named as mentioned in the schedule below and the liabilities and claims attaching to the said property, so far as they have been ascerta are those specified in the schedule against each lot / property.

The property will be put up for the sale in the lots specified in the schedule. If the amount to be realized is satisfied by the sale of a portion of the property, the sale shall be immediately stopped with respect to the remainder. The sale also be stopped if, before any lot is knocked down, the arrears mentioned in the said certificate, interest costs (including cost of the sale) are tendered to the officer conducting the sale or proof is given to his satisfaction that the amount of such certificate, interest and costs have been paid to the undersigned. No officer or other person, having any duty to perform in connection with sale, either directly of

indirectly bid for, acquire or attempt to acquire any interest in the property sold. The sale shall be subject to the conditions prescribed in Second Schedule of the Income Tax Act, 1961 and the rules made there under and to the further following conditions. The particulars specified in the annexed schedule have been stated to the best of the formation of the undersigned, but the undersigned shall not answerable for any error, mis

tatement or omission in this proclamation. The reserve price below which the property shall not be sold is Rs. 1,29,00,000/- (Rupees Or

Crore Twenty Nine Lakhs only).

The amount by which the bid is to be increased shall be Rs. 50,000/- (Rupees Fifty thousand only). In the event of any dispute arising as to the amount of bid, or as to the bidder, the lot shall

The highest hidder shall be declared to be the purchaser of any lot. It shall be in the discretic of the undersigned to decline/acceptance of the highest bid when the price officearly inadequate as to make it inadvisable to do so.

The public at large is hereby invited to bid in the said E-Auction. The offers in a sealed envelope along with demand draft / pay order of any Nationalized Bank / Scheduled Bank along with EMD Amount Rs. 13,00,000/. (Rupees Thirteen Lakhs only) should be deposited with the undersigned not later than by 4,30 p.m. on 21.10.2022. The demand draft / pay order should be drawn in favour of the "Recovery Officer, DRT-II, Mumbai in R.P No. 34 of 2013. The above amount/demand draft/pay order shall be refunded to the unsuccessful bidders after d verification / submission of KYC documents.

Attested photocopy of TAN/PAN card, Address Proof, Demand Drafit/Pay Order shall be uploaded with the online offer. The last date for submission of online offers alongwith EMD and the other information/details is 21.10.2022 by 4.30 p.m. The Physical inspection of the properties may be taken between 10.00 a.m. and 5.00 p.m. w.e.f. 19.10.2022, at the property site.

The copy of PAN card, Address proof and identity proof, E-mail ID, Mobile No. and declaration

if they are bidding on their behalf or on behalf of their principals. In the latter case, they shall be required to deposit their authority and in default their bids shall be rejected. In case of the company copy of resolution passed by the board members of the company or any other document confirming representation / attorney of the company and the receipt/counter foil of such deposit should reach to the said service provider or CH Bank by e-mail or otherwise by the said date and hard copy shall be submitted before the Recovery Officer-II, DRT-II, Mumbai on 21.10.2022 upto 4.30 p.m. In case of failure, bid shall not be considered.

The successful bidder shall have to deposit 25% of his final bid amount after adjustment of EMD by next bank working day i.e. by 4.30 P.M. in the form of demand draft / pay order in favour of the "Recovery Officer, DRT-II, Mumbai in R.P No. 34 of 2013 or directly by way of RTGS/NEFT in the Account No. 30043253890 with State Bank of India, Fort Market Branch, Mumbai, IFSC Code No: SBIN0005347 of Recovery Officer, DRT-II, at Mumbai.

. Once the bid is submitted it is mandatory for the bidder (s) to participate in the bidding proces of the e-auction by logging in on the e-auctionagency portal, failing which the EMD shall be forfeited to the Government, if the undersigned thinks fit.

The purchaser shall deposit the balance 75% of final bid amount on or before 15<sup>th</sup> day from the date of sale of the property. If the 15<sup>th</sup> day is Sunday or other Holiday, then on the first bank working day after the 15<sup>th</sup> day by prescribed mode as stated in para 6 above. In addition to the above, the purchaser shall also deposit poundage fee with Recovery Officer. II, DRT-II @ 2% upto Rs.1,000/- and @ 1% of the excess of said amount of Rs.1,000/through DD in favour of Registrar, DRT-II, Mumbai.

In case of default of payment within the prescribed period, the deposit, after defraying the expenses of the sale, may, if the undersigned thinks fit, be forfeited to the Government and the defaulting purchaser shall forfeit all daims to the property or the amount deposited. The property shall be resold, after the issue of fresh proclamation of sale. Further the purchaser shall also be liable to make good of any shortfall or difference between his final bid amount and the price for

The property is being sold on "AS IS WHERE IS BASIS" AND "AS IS WHAT IS BASIS".

1.	other person as co-owners  2. Flat No. A/3, 1st Floor, Geeta		liable 4. Mortgaged	on its nature and value.  5.  Not available			
Ghar CHS Ltd, Off T H Kataria available property Marg, Mahim, Mumbai 400 016.  Given under my hand and seal on this 6 <sup>th</sup> day of September, 2022.							

Recovery Office DRT-II, Mumbai

**ECL Finance Limited** CIN: U65990MH2005PLC154854

Tower 3, Wing 'B', Kohinoor City Mall, Kohinoor City, Kirol Road, Kurla (West), Mumbai – 400 070 SALE OF SECURITY RECEIPTS

ECL Finance Limited invites Expression of Interest from interested Investors for the proposed sale of certain Security Receipts. The sale shall be on "As is where is and what is where is" basis and "Without recourse basis". Eligible prospective investors are requested to intimate their willingness to participate by way of an "Expression of Interest". Kindly refer to the Company's website - https://eclfinance.edelweissfin.com/ for the list of Security Receipts and the detailed terms and conditions for sale.

For ECL Finance Limited Sd/-Authorized Signatory Tel: 022-43428511

Mumbai, September 23, 2022

APPENDIX IV [See rule 8 (1)] POSSESSION NOTICE

Whereas,

The undersigned being the Authorized Officer of the INDIABULLS HOUSING FINANCE LIMITED (CIN:L65922DL2005PLC136029) under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notice dated 22.09.2021 calling upon the Borrowers AJIT PRABHAKAR SALVI; 383 JIJAMATA NAGAR, G D AMBEKAR ROAD, NAVJAWAN SEVA MANDAL KALACHOWKI, MUMBAL MAHARASHTRA - 400033, AJIT PRABHAKAR SALVI; 237 GROUND FLOOR, GULAB BUILDING, P. D. MELLO ROAD, FORT, MUMBAI, MAHARASHTRA - 400001, SHRAVANI AJIT SALVI; 383 JIJAMATA NAGAR, G D AMBEKAR ROAD, NAVJAWAN SEVA MANDAL KALACHOWKI, MUMBAI, MAHARASHTRA - 400033, to repay the amount mentioned in the Notice being Rs.24,36,828.95 (Rupees Twenty Four Lakh(s) Thirty Six Thousand Eight Hundred Twenty Eight And Paise Ninety Five Only) against Loan Account No. HHLTHN00266760 as on 26.06.2021 and interest thereon within 60 days from the date of receipt of the said Notice.

The Borrower having failed to repay the amount. Notice is hereby given to the Borrower and the public in general that the undersigned has taken symbolic possession of the property described herein below in exercise of powers conferred on him under Sub-Section (4) of Section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 on 20.09.2022.

The Borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the INDIABULLS HOUSING FINANCE LIMITED for an amount of Rs.24,36,828.95 (Rupees Twenty Four Lakh(s) Thirty Six Thousand Eight Hundred Twenty Eight And Paise Ninety Five Only) as on 26.06.2021 and interest thereon.

The Borrower's attention is invited to provisions of Sub-Section (8) of Section 13 or the Act in respect of time available, to redeem the secured assets

**DESCRIPTION OF THE IMMOVABLE PROPERTY** 

FLAT NO. 704, 7TH FLOOR, B WING, BLDG TYPE 21/1 BEATRICE, MOHAN NANO ESTATES S NO. 24/25, NEAR NAVRE PARK AYAPPA TEMPLE, KHOJKHUNTAVALI AMBERNATH WEST THANE MAHARASHTRA-421501

(for immovable property)

Date: 20,09,2022

Authorised Officer INDIABULLS HOUSING FINANCE LIMITED

APPENDIX IV [See rule 8 (1)] POSSESSION NOTICE

The undersigned being the Authorized Officer of the INDIABULLS HOUSING FINANCE LIMITED (CIN:L65922DL2005PLC136029) under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and in exercise of powers conferred under Section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notice dated 30.11.2021 calling upon the Borrowers UGAMNATH NAVALTH YOGI: SHOP NO. 14, PLOT NO. 56, SECT. 15, KOPARKHAIRANE, NAVI MUMBAI, MAHARASHTRA - 400709, UGAMNATH NAVALTH YOGI; ROOM NO. 836 1ST FLOOR, SS-III SECT. 16, KOPARKHAIRANE, NAVI MUMBAI MAHARASHTRA - 400709, SANTOSH DEVI ; ROOM NO. 836, 1ST FLOOR SS-III SECT 16. KOPARKHAIRANE. NAVI MUMBAI. MAHARASHTRA - 400709 to repay the amount mentioned in the Notice being Rs.53,38,303.31 (Rupees Fifty Three Lakh(s) Thirty Eight Thousand Three Hundred Three And Paise Thirty One Only) against Loan Account No. HLAPVSH00443358 as on 30.11.2021 and interest thereon within 60 days from the date of receipt of the said

The Borrower having failed to repay the amount, Notice is hereby given to the Borrower and the public in general that the undersigned has taken symbolic possession of the property described herein below in exercise of powers conferred on him under Sub-Section (4) of Section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 on 20.09.2022

The Borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the INDIABULLS HOUSING FINANCE LIMITED for an amount of Rs.53.38.303.31 (Rupees Fifty Three Lakh(s) Thirty Eight Thousand Three Hundred Three And Paise Thirty One Only) as on 30.11.2021 and interes

The Borrower's attention is invited to provisions of Sub-Section (8) of Section 13 or the Act in respect of time available, to redeem the secured assets

DESCRIPTION OF THE IMMOVABLE PROPERTY

KOPARKHAIRANE, NAVIMUMBAI-400 709.

Date: 20.09.2022 Place: MUMBAI

Authorised Office INDIABULLS HOUSING FINANCE LIMITED

## GIC HOUSING FINANCE LTD.

BOISAR BRANCH : 235, Second Floor, Harmony Plaza, Opp. SBI, Tarapur Road, Boisar (W) - 401501.
Contact No. 02525 - 266803 / 267010 Email : boisar@gichfindia.com
CORPORATE OFFICE / HEAD OFFICE : GICHFL, National Insurance Building, 6th Floor, J. T. Road, Next To Astoria Hotel, Churchgate, Mumbai-400020. Tel.: (022) 2285 1765 / 66 / 67 Email: corporate@gichf.com Website: www.gichfindia.com

## SYMBOLIC POSSESSION NOTICE

S. K. Sharn

UNDER SUB-RULE (1) OF RULE 8 OF RULES UNDER SARFAESI ACT, 2002

WHEREAS the undersigned being the authorized officer of GICHFL, pursuant to the demand notice issued on its respective dates. under section 13(2) of SARFAES Act 2002 calling upon you/Borrowers, the under named, to pay outstanding dues within 60 days from the date of receipt of the respective notices. You all have failed to pay the said outstanding dues within stipulated time, hence GICHTL is in exercise and having right as conferred under the provisions of sub section (4) or

ı	sec	tion 13 of SARFAESTACT, 2002 read with rules thereunder, taken SYMBOLIC POSSESSION of the Secured Assets as mentioned herein below.					
	Sr. No.		ADDRESS OF THE MORTGAGED PROPERTY	Outstanding Dues As On 20.09.2022 (Amt In Rs.)	Date of Demand Notice Issued	Publication Date	Date of Possession Notice Issued
		Mh063060000098 MR. SUBODH VILAS AWADE MRS.RAJNI VILAS AWADE	Building Name: Sai Vaibhav Apt - Bldg No. A/6, Flat No.304, 3rd Floor, Shanti Park, Mother Mary School, Nilemore, Nallasopara (W) Pin Code: 401203	Rs. 12,16,466/-	01-07-2022	18-07-2022	20-09-2022

FURTHER, to this notice the borrowers are informed that GICHFL shall be adopting method/s and/or may dispose the properties in line with the provision provided under the SARFAESI Act 2002 and rules thereto. The BORROWERS and the PUBLIC IN GENERAL is hereby cautioned not to de referred Properties/Secured Assets or any part thereof and any dealing with the Properties/Secured Assets will be subject to charge of GICHFL for the amount

mentioned hereinabove against Properties/Secured Assets which is payable with the further interest thereon until payment in full. The Borrower's attention is invited to provisions of sub-section (8) of Section 13 of the Act, in respect of time available to redeem the secured assets

For GIC Housing Finance Ltd. Authorised Office

Date : 23.09.2022 Place : BOISAR (a) **pnb** Housing

Finance Limited

APPENDIX -IV-A - E-AUCTION PUBLIC SALE NOTICE OF IMMOVABLE PROPERTY/(IES)

Ghar Ki Baat E-Auction-Sale Notice for Sale of Immoveable Assets Under the Securitisation and Reconstruction of Financial Assets and

Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002) Registered Office: - 9th Floor, Antriksh Bhawan, 22 Kasturba Gandhi Marg, New Delhi – 110001, Phones:-011-23357171, 23357172, 23705414, Web: - www.pnbhousing.com

PNB Housing Finance Limited, 5 A,B,C,D, Fifth Floor, Sheerang House, Opp. Jangli Maharaj Temple, J M Road, Shivaji Nagar, Pune, Maharashtra - 411005 Notice is hereby given to the public in general and in particular to the borrower(s) & guarantor(s) indicated in Column no-A that the below described immovable property (ies) described in Column no-D mortgaged/charged to the Secured Creditor, the constructive/Physical Possession of which has been taken (as described in Column no-C) by the authorized Officer of M/s PNB Housing Finance Limited/Secured Creditor, will be sold on "AS IS WHERE IS, AS IS WHAT IS and WHATEVER THERE IS BASIS" as per the details mentioned below. Notice is hereby given to borrower(s)/mortgagor(s)/Legal Heirs, Legal Representative, (whether Known or Unknown), executor(s), administrator(s), successor(s), assignee(s) of the respective borrowers/mortgagor(s)(since deceased) as the case may be indicated in Column no-A under Rule-8(6) & 9 of the Security Interest Enforcement Rules, 2002 amended as on date. For detailed terms and conditions of the sale, please refer to the link provided in M/s PNB Housing Finance Limited/secured creditor's website i.e. <a href="www.pnbhousing.com">www.pnbhousing.com</a>.

Branch: Pune

SI No.	Loan no, Name of the Borrower/ Co-Borrower/ Guarantor(s)/Legal heirs (A)	0.00.4	Nature of possession (C)	Description of the Properties mortgaged (D)	Reserve Price (RP) (E)	EMD (10% of RP) (F)	Last Date of Submission of Bid (G)	Bid Incremental Rate (H)	Inspection Date & Time (I)	Date of Auction & Time (J)	Known Encumbrances/ Court Case, if any, (K)
1	00156660003096 ATUL SHARAD KAMBLE	1576980.33 & 21-05-2016	1 Hyolodi	"FLAT NO. 2506, 25TH FLOOR, TOWER NO. 6: TOPAZ HEX CITY, SR. NO. 55/5(A) 1, PANVEL,NAVI MUMBAI, MAHARASHTRA, 410216,		529,200.00	19-10-22	20,000		28-10-2022 At 11:00 AM to 2:30 Pm	NIL

\*Together with the further interest @18% p.a. as applicable, incidental expenses, cost, charges etc. incurred upto the date of payment and/or realization thereof. \*\*To the best knowledge and information of the authorized Officer of PNB Housing Finance Limited, there are no other encumbrances/ a takine in respect of above mentioned immovable/secured assets except what is disclosed in the column no-K Further, such encumbrances to be catered/paid by the successful purchaser(s/bidder(s) at his/der(s) at his/der(s) at his/der(s) purchaser(s/bidders are requested to independently ascertain the veracity of the mentioned encumbrances. 1. As on date, there is no order restraining and/or court injunction PNBHFL/the authorized Officer of PNBHFL from selling, alienating and/or disposing of the above the mentioned encumbrances. 1. As on date, there is no order restraining aird/or coult injunction PNBHFL/the authorized Officer of PNBHFL from selling, alienating and/or disposing of the above immovable properties/secured assets and status is mentioned in column no-K. The prospective purchaser/bidder and interested parties may independently take the inspection of the pleading is the proceedings/orders passed etc. if any, stated in column no-K. Including but not limited to the title of the documents of the title pertaining thereto available with the PNBHFL and satisf themselves in all respects prior to submitting lender/bid application form or making Offer(s). The bidder(s) has to sign the terms and conditions of this auction along with the Bid Form. 3. Pleasing the series of Rule 9(3) of the Security Interest (Enforcement) Rules, 2002, the bidder(s) the purchaser is legally bound to deposit 25% of the amount of sale price, (inclusive of earness money) on the same day or not later than next working day. The sale may be confirmed in favour of (bidder(s) only after receipt of 25% of the sale price by the secured creditor in accordance with Rule 9(2) of the Security Interest (Enforcement) Rules, 2002. The remaining 75% of the sale consideration amount has to be deposited by the purchaser within 15 days from the date of mandatory period of sale confirmation letter and in default of such deposit, the authorized officer shall forfeit the part payment of sale consideration amount within 15 days from the date of mandatory period of 15 days mentioned in the sale confirmation letter and the property/secured asset shall be resold as per the provisions of Sarfaesi Act. 4. SAMIL would be assisting the authorized Officer in conducting sale through an e-auction/Public Auction sale. For any assistance related to inspection of the property or obtaining the bid documents and for any other query or tregistration, you have to co-ordinate with Anand Anchalkar-9289360501 Authorised Officer/Person of secured creditor or refer www.phbh

Date: 23.09.2022, Place: Mumbai Sd/- Authorized Officer, M/s PNB Housing Finance Limited

Wall Street Finance Ltd. 🕠 🛼 Unit 622, The Summit Business Bay - Omkar, Opp. PVR Cinema, Chakala, M. V. Road, Andheri (East), Mumbai - 400093 • Tel.: 022-62709600 • Website: www.wsfx.in E-mail: info@wsfx.in • CIN - L99999MH1986PLC039660

ADDENDUM TO THE NOTICE OF THE 35™ ANNUAL GENERAL MEETING

This is with reference to the Notice dated 11th August 2022 sent to the Members for convening the 35th Annual General Meeting (AGM) of the Company on Thursday 29th September, 2022 at 04:00 P.M. IST through Video Conferencing ('VC') / Other Audio /isual Means ('OAVM'). The AGM Notice has already been sent to the Members of the Company in due compliance with the applicable provisions of the Companies Act, 201 'Act') read with Rules made thereunder

Subsequent to the issuance of the AGM Notice, the Company would like to take the approval of Shareholders for the alteration of Object Clause of the Memorandum of ssociations of the Company. Accordingly, the proposal for the same shall be an additional agenda as a special business in item no. 7 to Notice of 35th AGM

The addendum to Notice of 35th AGM for additional agenda Item No. 7 along with the explanatory statement pursuant to Section 102 of the Act has already been circulate through electronic mode to those Members of the Company whose email addresses an registered with the Company / the Registrar and Share Transfer Agent i.e. Bigshare Services Pvt. Ltd. The said addendum to the Notice is available on the Company's websit at <u>www.wsfx.in,</u> website of the Stock Exchange i.e. BSE Limited at <u>www.bseindia.com</u> fo ne information of investors. This Addendum to Notice shall form an integral part of origina Notice dated 11th August 2022 circulated to the Members of the Company. Members and other stakeholders are requested to read AGM notice along with this Addendum.

Thus, the Members are requested to take note of it and cast their vote either by Remot -voting or e-voting at 35th AGM. For Wall Street Finance Limited

Date: 23rd September, 2022 Place: Mumbai

Manisha Swan Company Secretary

Annexure -13 FORM NO. 22 [See Regulation 37(1)]

Date: 22.09.2022

OFFICE OF THE RECOVERY OFFICER **DEBTS RECOVERY TRIBUNAL MUMBAI (DRT 3)** 1st Floor, MTNL Telephone Exchange Building, Sector-30 A, Vashi, Navi Mumbai- 400703 RC No. 264/2019 Date of Auction Sale: 27/10/2022

PROCLAMATION OF SALE: IMMOVABLE PROPERTY PROCLAMATION OF SALE UNDER RULES 37, 38 AND 52 (1)(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961 READ WITH THE RECOVERY OF DEBTS & BANKRUPTCY ACT, 1993

PLIN, IAB NATIONAL BANK Vs. M/S PATEL AGRO FARM KHAN

(CD-1) M/S PATEL AGRO FARM KHAN

502. D-1/4. Yamuna Nagar, New Link Road, Oshiwara, Andheri West, Mumbai 400053 **And** Also At Gala No 25 And 26, S No 273B, Village Mangathane, Opp Madamatta Factory, Near Khudus, Bhiwandi Wada Road, Tal Wada, Thane Mumbai , Maharashtra (CD-2) M/S PATEL ENTERPRISES

Gala 25 And 26 S.no. 273B, Village Mangathane Opp. Madam Atta Factory, Near Khudus Bhiwandi Wada Road, Taulka Wada, Thane , Maharashtra -421312 Whereas **Recovery Certificate No. RC/264/2019 in 0A/782/2016** drawn up by the Hon'ble

Presiding officer, DEBTS RECOVERY TRIBUNAL MUMBAI (DRT 3) for the recovery of the sum of Rs. 30704147.00 [Rupees Three Crore Seven Lakh Four Thousand One Hundred Forty Seven Only] along with interest and the costs of Rs. 175000.00 [Rupees One Lakh Seventy Five Thousands Only] from the CD(s) jointly and severally, and you, the CD(s), failed to repay the dues of the Certificate Holder Bank(s)/Financial Institution(s).

And whereas the undersigned has ordered the sale of the Mortgaged/Attached properties of the Certificate Debtor as mentioned in the Schedule hereunder towards satisfaction of the said Recovery Certificate

Notice is hereby given that in absence of any order of postponement, the said property(s) shall be sold on 27/10/2022 between 01:00:PM to 01:15:PM by auction and bidding shall take place through Online/Offline through the website: https://www.bankeauctions.com. The details of authorised contact person for auction service provider is, Name: C1 INDIA

obile no.- 9594597555 Email- support@bankeauctions.com. The details of authorised bank officer for auction service provider is. Name: SANDEEP NAMBALKAR Mobile no.- 9403969306 Email- cs8325@pnb.co.in officer of PUNJAB NATIONAL BANK.

The sale will be of the properties of defendants/ CDs above named, as mentioned in the schedule below & the liabilities and claims attaching to the said properties, so far as they have

been ascertained, are those specified in the schedule against each lot.

The property will be put up for sale in the lot specified in the schedule. If the amount to be realized is satisfied by the sale of portion of the property, the sale shall be immediately stopped with respect to the remainder. The sale will also be stopped if, before any lot is knocked down the arrears mentioned in the said certificate+ interest+costs (including cost of sale) are tendered to the officer conducting the sale or proof is given to his satisfaction that the amount of such certificate, interest and costs has been paid to the undersigned.

At the sale, the public generally are invited to bid either personally or by duly authorized agent No officer or other person, having any duty to perform in connection with this sale shall, however, either directly or indirectly, bid for, acquire or attempt to acquire any interest in the properties sold.

he sale shall be subject to conditions prescribed in the second schedule to the Income Tax Act, 1961 and the rules made thereunder and to the following further conditions: I. The particulars specified in the annexed schedule have been stated to the best of the

information of the undersigned, but the undersigned shall not be answerable for any error, misstatement or omission in the proclamation. II. The Reserve Price below which the property shall not be sold is as mentioned in the

III. The amount by which the bidding is to be increased. In the event of any dispute arising as to the amount bid or as to the bidder the lot shall at once be again put up for auction or may be

IV. The highest bidder shall be declared to be the purchaser of any lot provided always that he/she/they are legally qualified to bid and provided further the amount bid by him/her/them is not less than the reserve price. It shall be in the discretion of the undersigned to decline acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so.

V. Each intending bidders shall be required to pay Earnest Money Deposit (EMD) by way of DD/Pay order in favour of RECOVERY OFFICER, **DEBTS RECOVERY TRIBUNAL MUMBAI** (DRT 3) to be deposited with R.O./Court Auctioneer, DEBTS RECOVERY TRIBUNAL MUMBAI (DRT 3) Or by Online through RTGS/NEFT/directly into the Account No. 10430100022945 the name of BANK OF BARODA of IFSC Code No. BARBOVASHIX and details of the property alongwith copy of PAN card, address proof and identity proof, e-mail ID, Mobile No.and in case of the company or any other document, confirming representation/attorney of the company and the receipt/counter foil of such deposit. EMD deposited thereafter shall not be considered eligible for participation in the auction.

The Earnest Money Deposit(EMD), Reserve Price and Bid Increase, be fixed as follows:

Sr. No.		EMD Amount (In Rs.)	Reserve Price (In Rs.)	Bid Increase in the multiple of (In Rs.)			
1	Industrial Gala No. 25 To E -26, Ground Floor, Patel Enterprises Gat No. 273 B, Opp. Madam Atta Factory, Uchat Road, Kudus Wada Road, Village - Magathane, Taluka - Wada, Dist Palphar. 421312		6640000	50000			

EMD received after due date & time shall be rejected & the amount paid towards the EMD shall be returned to them by way of option given by them in the E-Auction Form. Any person desirous of participating in the bidding process is required to have a valid digital signature certificate issued by the competent authority. It is the sole responsibility of the bidder to obtain the said digital signature certificate, active e-mail id and a computer terminal/system with internet connection to enable him/her to participate in the bidding. Any issue with regard to digital signature certificate and connectivity during the course of bidding online shall be the sole responsibility of the bidder and no claims in this regard shall be entertained.

If the bid is increased within the last 5 minutes of the given time of auction, the auction time is further extended by additional time of 5 minutes to enable the other bidders to increment their bids & the auction process comes to an end if no further increment(s) is/are made within the extended time of 5 minutes. In case of movable/immovable property the price of each lot shall be paid at the time of sale or as soon after as the officer holding the sale directs, and in default of payment, the property shall forthwith be again put up for auction for resale.

The successful bidder shall have to pay 25% of the sale proceeds after adjustment of EMD on being knocked down by next day in the said account/Demand draft/Banker Cheque/Pay order as per detail mentioned above. If the next day is Holiday or Sunday, then on next first office day The purchaser shall deposit the balance 75% of the sale proceeds on or before 15th day from the date of sale of the property, exclusive of such day, or if the 15th day be Sunday or other Holiday, then on the first office day after the 15th day by prescribed mode as stated above. In addition to the above the purchaser shall also deposit Poundage fee with Recovery Officer DEBTS RECOVERY TRIBUNAL MUMBAI (DRT 3) @2% upto Rs.1,000/- and @1% of the excess of the said amount of Rs.1,000/- through DD in favour of Registrar, DEBTS RECOVERY TRIBUNAL MUMBAI (DRT 3).

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

Highest bidder shall not have any right/title over the property until the sale is confirmed by the ecovery Officer, DEBTS RECOVERY TRIBUNAL MUMBAI (DRT 3) The amount of EMD deposited by the unsuccessful bidders shall be refunded through online

mode in case of EMD deposited through online. In case EMD is deposited in the form of DD/BC/Pay order the same will be returned by hand. Original ID proof of the photocopy sent with the E-Auction EMD Form has to be brought. No interest shall be paid on EMD amount. No request for inclusion/substitution in the sale certificate of names of any person(s) other than those mentioned in the E-Auction EMD Form shall be entertained. In case of more than one items of property brought for sale, the sale of such properties will be

as per the convenience and it is not obligatory to go serially as mentioned in the sale notice. NRI Bidders must necessarily enclose a copy of photo page of their passport & route their bid duly endorsed by Indian Mission (Embassy). The movable/immovable property is being sold on "As is where and as is what basis" and is subject to Publication charges, revenue and other Encumbrances as per rules. The undersigned reserves the right to accept or reject any or all bids, if found unreasonable or may postpone the auction at any time without assigni any reason

Details of this Proclamation of sale can be viewed at the website www.drt.gov.in Schedule of Property:

Lot Description of the property Details of any Claims, if any, which Revenue have been put forward assessed to which the to the property and any upon the property is other known bearing of its nature and value. part thereof 1 Industrial Gala No. 25 To E Not Known Not Known Not Known 26, Ground Floor, Pate

Opp. Madam Atta Factory Uchat Road, Kudus Wad Road, Village - Magathane Taluka - Wada, Dist Palghar 421312 Note: DATE OF INSPECTION 20/10/2022 BETWEEN 11.00 AM TO 4.00 PM

LAST DATE OF RECEIPT OF BIDS 25/10/2022 Upto 4.30 PM OUTSTANDING DUES AS ON 27/10/2022 IS RS. 5,55,74,462.85 Given under my hand and seal on this date 20/09/2022 (UDAY SHANKAR YALLAMATI)



Enterprises Gat No. 273 B

RECOVERY OFFICER-I MDRT-3

🔾 बैंक ऑफ़ बड़ीदा Bank of Baroda 4 Change BD Arris DOM

BANK OF BARODA Lokhandwala Complex Branch G-001, Vaastu Precinct, Lokhandwala Road, Andheri West, Mumbai-400053 Tel: 022-2635401 : lokhan@bankofbar Website: www.bankofbaroda.com

POSSESSION NOTICE

Whereas, The undersigned being the authorized officer of Bank of Baroda (Erstwhile Vijaya Bank) under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of Powers conferred under section 13 (12) read with rule 3 of the security interest (Enforcement) rules, 2002 issued a demand notice dated 04.07.2022 calling upon the guarantor Mr. Radhe Shyam Gupta and Mrs RUKMANI RADHESHAM GUPTA to repay the amount mentioned in the notice aggregating to Rs 42,38,667.57 (Rupees Forty Two Lakhs Thirty eight Thousand Six Hundred Sixty Seven and Fifty Seven paise only) as on 30.06.2022 plus accrued nterest / unrealized interest at the contractual rate (s) together with incidental expense

the public in general that the undersigned being the Authorized officer of Bank of Baroda has taken Possession of the Property as described herein below in exercise of powers conferred upon him under Sub-section (4) of Section 13 of the Act, read with rule 8 of the Securit Interest (Enforcement) rules, 2002 on this 22<sup>nd</sup> day of September of the year 2022. The Borrowers in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the **Bank o** 

The Borrower have failed to repay the amount, notice is hereby given to the Borrower and

costs, charges, etc. till the date of payment within 60 days from the date of the notice.

Baroda, Lokhandwala Branch for an amount of Rs 42,38,667.57 (Rupees Forty Two Lakhs Thirty eight Thousand Six Hundred Sixty Seven and Fifty Seven paise only) as on 30.06.2022 plus interest thereon.

The Borrowers attention is invited to provisions of Sub-section 8 of section 13 of the Act, in respect of time available, to redeem the Secured Assets.

**DESCRIPTION OF THE IMMOVABLE PROPERTY.** 

Room No C/16 admeasuring 30 sq mtrs builtup area at Versova Andheri Sunder Bhavan Cooperative Society Ltd situate at Plot No CD-39 RSC 19 SVP Nagar Versova Mhada Andheri West Mumbai 400053 on the land bearing survey no. 120 (part) CTS No. 1374/B of village Versova Taluka Andheri Mumbai Surban District

Sunil Kumar ,Chief Manager **Authorised Office** 

REGD.A/D/DASTI/AFFIXATION/BEAT OF DRUM & EXH. 123 PUBLICATION/NOTICE BOARD OF DRT

**SALE PROCLAMATION OFFICE OF THE RECOVERY OFFICER-I** 

**DEBTS RECOVERY TRIBUNAL-II, MUMBAI** MTNL Bhavan, 3<sup>rd</sup> Floor, Colaba Market, Colaba, Mumbai R.P. No. 310/2017 DATED: 07.09.2022 PROCLAMATION OF SALE UNDER RULES 38, 52(2) OF SECOND

SCHEDULE TO THE INCOME TAX ACT, 1961 READ WITH THE RECOVERY OF DEBTS AND BANKRUPTCY ACT, 1993. Central Bank of India, Andheri (E) Branch ]... Certificate Holders

M/s. MAPS International & Ors ]... Certificate Debtors CD-1: M/s. Maps International, 37 Abdul Rehman Building, N C Kelkar Road, Next to Shivaji Mandir, Dadar (West), Mumbai 400 028.

CD-2: Mr. Milind Waman Bhide, 37 Abdul Rehman Building, NC Kelkar Road, Next to Shivaji Mandir, Dadar (West), Mumbai 400 028.

CD-3: Mr Milind Waman Bhide, HUF, , 37 Abdul Rehman Building, NC Kelka Road, Next to Shivaii Mandir, Dadar (West), Mumbai 400 028 Yashodhan Builders & Developers, 37 Abdul Rehman Building, NC

 $Kelkar\,Road,\,Next\,to\,Shivaji\,Mandir,\,Dadar\,(West),\,Mumbai\,400\,028.$ CD-5: Mr Waman Dattaray Bhide, 82 Mayur, 92 Bandra Reclamation, Bandra (West), Mumbai 400 050.

CD-6: Mr Pradip L Murugukar, A-1/21 Drug Employees Housing Society Ltd, Pokran Road No.2, Opp J K Gram, Thane, Whereas Hon'ble Presiding Officer, Debts Recovery Tribunal No. III Mumbai has drawn up the Recovery Certificate in **Original Application No. 252 of 2001** for recovery of **Rs.20,00,000.00** with interest and cost from the Certificate Debtors and a sum of Rs.1,01,50,596.00 (upto 09.09.2022) is recoverable together with

rurther interest and charges as per the Recovery Certificate Decree And whereas the undersigned has ordered the sale of property mention n the Schedule below in satisfaction of the said certificate.

And whereas a sum of Rs. 20,00,000.00 along with pendent-lite and further interest @ 13% pa. from the date of filing of application i.e. 01.04.1994 till payment and/or realization from Cds.

Notice is hereby given that in absence of any order of postponement, the property shall be sold on 9.11.2022 between 02:00 PM to 03:00 P.M. (with auto extension clause in case of bid in last 5 minutes before closing, if required) by e-auction and bidding shall take place through "On line Electronic Bidding" through the website of M/s. C1 India Pvt Ltd., Plot No. 301, Udyog Vihar, phase-2, Gurgaon, Haryana-122015 [Support Help Desk No. +91-124-4302020 / 21 / 22/23/24. Mobile No-7291981124/25/26; Contact Person: Mr. Hareesh Gowda-9594597555 For further details contact: Mr Abhishek Kumar Sinha, Chief Manager Mobile: 8197401733.

The sale will be of the property of the C.D above named as mentioned in the schedule below and the liabilities and claims attaching to the said property, so far as they have been ascertained, are those specified in the schedule against each lot/property.

The property will be put up for the sale in the lots specified in the schedule. If the amount to be realized is satisfied by the sale of a portion of the property, the sale shall be immediately stopped with respect to the remainder. The sale also be stopped if, before any lot is knocked down, the arrears mentioned in the said certificate, interest costs (including cost of the sale) are tendered to the officer conducting the sale or proof is given to his satisfaction that the amount of such certificate, interest and costs have been paid to the undersigned.

No officer or other person, having any duty to perform in connection with sale, either directly or indirectly bid for, acquire or attempt to acquire any interest in the property sold. The sale shall be subject to the conditions prescribed in Second Schedule of the Income Tax Act, 1961 and the rules made there under and to the further following conditions.

The particulars specified in the annexed schedule have been stated to the best of the information of the undersigned, but the undersigned shall not be

answerable for any error, mis-statement or omission in this proclamation.

I. The reserve price below which the property shall not be sold is Rs,51,20,000/-(Rs. Fifty One Lakh Twenty Thousand Only) 2. The amount by which the bid is to be increased shall be Rs.30,000/- (Rupees

**Thirty Thousand only).** In the event of any dispute arising as to the amount of bid, or as to the bidder, the lot shall at once be again put up to auction. 3. The highest bidder shall be declared to be the purchaser of any lot. It shall be in the discretion of the undersigned to decline/acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable The public at large is hereby invited to bid in the said E-Auction. The offers in

a sealed envelope along with demand draft / pay order of any Nationalized Bank / Scheduled Bank along with **EMD Amount Rs. 5,12,000/- (Rupees** Five Lakhs Twelve Thousand only) should be deposited with the undersigned not later than by 4.30 p.m. on 03.11.2022. The demand draft / pay order should be drawn in favour of the "Recovery Officer, DRT-II, Mumbai in R.P. No. 310 of 2017. The above amount/demand draft/pay order shall be refunded to the unsuccessful bidders after due verification/submission of KYC documents. Attested photocopy of TAN/PAN card, Address Proof, Demand Draft/ Pay Order shall be uploaded with the online offer. The last date for submission of online offers alongwith EMD and the other information/ details is 03.11.2022 by 4.30 p.m. The Physical inspection of the properties may be taken between 10.00 a.m. and 5.00 p.m. w.e.f. 01.11.2022 at the property site.

The copy of PAN card, Address proof and identity proof, E-mail ID, Mobile No. and declaration if they are bidding on their own behalf or on behalf of their principals. In the latter case, they shall be required to deposit their authority and in default their bids shall be rejected. In case of the company copy of resolution passed by the board members of the company or any other document confirming representation /attorney of the company and the receipt/counter foil of such deposit should reach to the said service provider or CH Bank by e-mail or otherwise by the said date and hard copy shall be submitted before the Recovery Officer-II, DRT-II, Mumbai on 03.11.2022 upto 4.30 p.m. In case of failure, bid shall not be considered.

The successful bidder shall have to deposit 25% of his final bid amount after adjustment of EMD by next bank working day i.e. by 4.30 P.M. in the form of demand draft / pay order in favour of the "Recovery Officer, DRT-II, Mumbai in R.P No. 310 of 2017 or directly by way of RTGS/NEFT in the Account No. 30043253890 with State Bank of India, Fort Market Branch. Mumbai, IFSC Code No: SBIN0005347 of Recovery Officer, DRT-II, at

Once the bid is submitted it is mandatory for the bidder (s) to participate in the bidding process of the e-auction by logging in on the e-auction agency portal, failing which the EMD shall be forfeited to the Government, if the undersigned thinks fit.

The purchaser shall deposit the balance 75% of final bid amount on or before 15<sup>th</sup> day from the date of sale of the property. If the 15<sup>th</sup> day is Sunday or other Holiday, then on the first bank working day after the 15th day by prescribed mode as stated in para 6 above. In addition to the above, the purchaser shall also deposit poundage fee with Recovery Officer-II, DRT-II @ 2% upto Rs.1,000/- and @ 1% of the excess of said amount of Rs.1,000/-through DD in favour of Registrar, DRT-II, Mumbai. In case of default of payment within the prescribed period, the deposit, after defraying the expenses of the sale, may, if the undersigned thinks fit, be forfeited to the Government and the defaulting purchaser shall forfeit all claims to the property or the amount deposited. The property shall be resold, after the issue of fresh proclamation of sale. Further the purchaser shall also be liable to make good of any shortfall or difference between his final bid amount and the price for which it is subsequently sold.

The property is being sold on "AS IS WHERE IS BASIS" AND "AS IS WHAT

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

No. of lots	Description of the property to be sold with the names of the co-owners where the property belongs to defaulter and any other person as co-owners.		other	Claims, if any, which have been put forward to the property and any other known particulars bearing on its nature and value	
1	2	3	4	5	
1	Plot No. 22, Village Kapsal, Taluka Chiplun, Dist: Ratnagiri, bearing Survey No. 149, Hissa No.1.	Not Available	Mortgaged Property	Not Available	

Given under my hand and seal on this 07th Day of September,2022 Sd/-



S K Sharma Recovery Officer DRT-II, Mumbai