

Public Notice For E-Auction Cum Sale (Appendix - IV A) (Rule 8(6))
Sale of Immovable property mortgaged to IIFL Home Finance Limited (Formerly known as India Infoline Housing Finance Ltd.) (IIFL-HFL) Corporate Office at Plot No.98, Udyog Vihar, Phase-IV, Gurgaon-122015 (Haryana) and Branch Office at:- Shop No. 105,106,107, First Floor, Vikas Galaxy, Sanawadi, Badliapur (East) - 4215037 "IIFL House, Sun Inotech Park Road No. 16V, Plot No.B-23, Thane Industrial Area, Wagle Estate, Thane - 400604 (Maharashtra) and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter "Act").

NKGSB CO-OP. BANK LTD.
Recovery Dept : Laxmi Sadan, 361, V. P. Road, Girgaum, Mumbai-400004
T : (022) 67545020/21/25/40/48/73/98; E : recovery@nkgsb-bank.com
APPENDIX IV (RULE 8 (1))
POSSESSION NOTICE (FOR IMMOVABLE PROPERTY)
WHEREAS, The undersigned being the Authorised Officer of NKGSB Co-op. Bank Ltd. under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest (Enforcement) Act, 2002 (SARFAESI) and in exercise of powers conferred under Section 13(1)(2) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued demand notice on 10/02/2020 calling upon the following borrowers to repay the amount mentioned in the notice within 60 days from the date of the receipt of said notice.

www.navshakti.co.in
नवशक्ति
www.navshakti.co.in

OFFICE OF SPECIAL RECOVERY & SALES OFFICER
Aravali Business Center (Phool Mahal), Sodawala School Lane, Ramdas Sutrale Marg, Borivli West, Mumbai 400092., Telephone No. 022- 69037941/42/43/44/45/46. (Attached to Janaseva Sahakari Bank (Borivli) Limited)

PUBLIC NOTICE
FOR SALE THROUGH PUBLIC AUCTION OF UNDER NOTED PROPERTIES

Pursuant to taking possession of the Secured Assets by Special Recovery & Sales Officer under the provisions of the Rule 107 of the MCS Rules, 1961 and the undersigned, being the Special Recovery & Sales Officer attached to Janaseva Sahakari Bank (Borivli) Ltd. invites participation/ applications from prospective bidders for purchase of Secured Assets (immovable properties) as stated herein under:

Table with columns: Name of the Borrower & owner of the Property, A/C No., Loan O/s Amount as on 31.12.2023, Date of Demand Notice and Possession, Reserve Price & EMD amt. (Rs), Description of Property. Includes details for M/s. Tirupati Chains and M/s. Kiran Manohar Mehta.

Loan A/c No. T.L./1139/450 (152/319) Rs. 8,66,06,614.73 + cost of proceedings +future interest @15% p.a.

Important Dates: Sale of Tender Application Form From 29th January, 2024 to 19th February, 2024 between 11.00 am to 4.30 p.m. (Except Sundays and Holidays)

Terms and Conditions :- 1. The interested bidders shall submit their Bids along with Tender application form of Rs. 1000/- plus applicable GST (non-refundable), EMD & KYC documents (PAN Card/ Passport and Aadhaar Card) to the Special Recovery & Sales Officer (C/O. Janaseva Sahakari Bank (Borivli) Ltd at Aravali Business Center (Phool Mahal), Sodawala School Lane, Ramdas Sutrale Marg, Borivli West, Mumbai 400092 as mentioned herein above.

1. For participating in e-auction, intending bidders required to register their details with the Service Provider https://www.iiflhome.com well in advance and has to create the login account, login id and password. Intending bidders have to submit / send their "Tender FORM" with the payment details towards EMD, copy of the KYC and PAN card at the above mentioned Branch Office. The bidders shall improve their offer in multiple of amount mentioned in the column "Bid Increase Amount". In case bid is placed in the last 5 minutes of the closing time of the auction, the closing time will automatically get extended for 5 minutes.

TERMS AND CONDITIONS- 1. For participating in e-auction, intending bidders required to register their details with the Service Provider https://www.iiflhome.com well in advance and has to create the login account, login id and password. Intending bidders have to submit / send their "Tender FORM" with the payment details towards EMD, copy of the KYC and PAN card at the above mentioned Branch Office.

KOTAK MAHINDRA BANK LIMITED
Registered Office: 27 BKC, C 27 G Block, Bandra Kurla Complex, Bandra (E), Mumbai - 400 051.
Regional Office: Admas Plaza, 4th Floor, 166/16, CST Road, Kolverly Village, Kunchi Kurve Nagar, Bandra (West), Mumbai - 400058.

PUBLIC NOTICE FOR E-AUCTION CUM SALE
Please treat this as a fresh notice which is hereby given to the public in general and in particular to the Borrower/Co-Borrower/Guarantor that the below described immovable property mortgaged to the Authorised Officer of Kotak Mahindra Bank Ltd., the Physical Possession of which has been taken by the Authorised Officer of Kotak Mahindra Bank Ltd. will be sold on "AS IS WHERE IS" "AS IS WHAT IS" and "WHATEVER THERE IS" basis. Offers are invited to submit online through the Web Portal of our e-Auction Service Partner, M/s. C1 India Pvt Ltd i.e. www.c1india.com by the undersigned for sale of the immovable property of which particulars are given below:-

Table with columns: Name of the Borrower(s) / Guarantor(s) / Mortgagee(s), Demand Notice Date and Amount, Description of the Immovable properties, Reserve Price, Earnest Money Deposit (EMD), Date of Inspection of Immovable Properties, Date of Auction.

Last Date for Submission of Offers / EMD:- 03.03.2024 till 5.00 p.m. Bid Incremental Amount: Rs. 1,00,000/- (Rupees One Lakh Only)

Important Terms & Conditions of Sale: (1) The Auction is conducted as per the further Terms and Conditions of the Bid document and as per the procedure set out therein. Bidders may go through the website of our e-Auction Service Provider, M/s. C1 India Pvt. Ltd. i.e. https://www.bankauctions.com/ for bid documents, the details of the secured asset put up for e-Auction and the Bid Form which will be submitted online; (2) All the intending purchasers/bidders are required to register their name in the Web Portal mentioned above as https://www.bankauctions.com and generate their User ID and Password in free of cost of their own to participate in the e-Auction on the date and time aforesaid; (3) For any enquiry, information, support, procedure and online training on e-Auction, the prospective bidders may contact the M/s C1 India Pvt Ltd Department of our e-Auction Service Partner M/s. Vinod Chauhan, through Tel. No. +91 7291971124, 25, 26, Mobile No.: 9813887931 & E-mail ID: delhi@c1india.com & support@bankauctions.com; (4) To the best of knowledge and information of the Authorised Officer of Kotak Mahindra Bank Ltd., there is no encumbrance in the properties. However, the intending bidders may inspect the property and its documents as mentioned above or any other date & time with prior appointment and they should make their own independent inquiries regarding the encumbrance, title of properties/ies put on e-Auction and claims/rights/dues/affecting the property prior to submitting their bid. The e-Auction advertisement does not constitute any commitment or any representation of KMBL. The property is being sold with all the existing and future encumbrances whether known or unknown to KMBL. The Authorised Officer/Secured Creditor shall not be responsible in any way for any third party claims/rights/dues; (5) For participating in the e-Auction, intending purchasers/bidders will have to submit/upload in the Web Portal (https://www.bankauctions.com) the details of payment of interest-free refundable Earnest Money Deposit (EMD) of the secured asset as mentioned above by way of Demand Draft in favour of Kotak Mahindra Bank Limited payable at Mumbai along with self-attested copies of the PAN Card, Aadhaar Card, Residence Address Proof, Board Resolutions in case of company and Address Proof as specified above.

REGD. A/DASTI/AFFIXATION/BEAT OF DRUM AND PUBLICATION/NOTICE BOARD OF DRX. No. 25
OFFICE OF THE RECOVERY OFFICER-I, MUMBAI DEBTS RECOVERY TRIBUNAL NO. 1
MTNL Bhavan, 2nd Floor, Telephone Bhavan, Strand Road, Colaba Market, Colaba, Mumbai - 400005. DATED: 24.01.2024
PROCLAMATION OF SALE UNDER RULES 38, 52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961 READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL INSTITUTIONS ACT, 1993
UNION BANK OF INDIA
Applicant/ Certificate Holder
ROHIT DINESH UTTEKAR & Anr.
Defendants / Certificate Debtors
1. Rohit Dinesh Uttekar, Residing at :- A/601, Sagar Drishti Building, Near Old petrol Pump, Mira Bhandar Road, Thane - 401107. And also at :- Flat No. 304, 3rd Floor, Vaishnav Heights, Masjiwada, Thane (West) - 400 601.
2. Vivek S. Mane, Residing at :- C/204, Angan Apartment, Tuling Road, Nallasopara (E).

सेंट्रल बैंक ऑफ इंडिया Central Bank of India
1911 से आपसे लिए 'केबिन' 'CENTRAL' TO YOU SINCE 1911

Regional Office : Aurangabad, 1St Floor, Oberoi Malpani Tower, Opp. Govt. Milk Dairy, Jaina Road, Aurangabad
SALE CUM E-AUCTION NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision of Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that below described immovable properties mortgaged / charges to the Secured Creditor, the Physical / Symbolic Possession of which has been taken by the Authorised Officer of Central Bank of India. (Secured Creditor), will be sold on "As is where is", "As is what is" and whatever there is basis on 20/02/2024 through online webportal (https://www.mstcecommerce.com/auctionhome/ibapi/index.jsp), for recovery of below mentioned amount due to the Central Bank of India. Secured Creditor from the below mentioned Borrower(s) and Guarantor / Mortgagee . The Reserve Price & EMD and other details are as below table. For Detailed terms and conditions of the Sale, please refer to the link provided in secured creditor's web site : www.centralbankofindia.co.in

Table with columns: SR NO, Name of the Branch & Borrower/ Guarantors & Type of Possession, Amount Due, Description of the Properties, Reserve Price, Earnest Money Deposit, Min. Bid Increment by the Bid is to be increased. Includes details for Industrial Area Jalna Branch and Aurangabad Branch.

This may also be treated as notice under Rule 8(6) Rule 9(1) of Security (Enforcement) Rules, 2002 to the Borrower / and Guarantor/s of the said loan about the holding of e-auction sale on the above date. For participating in the E-Auction sale, the intending bidders should register their details with the service provider https://mstcecommerce.com/auctionhome/ibapi/index.jsp well in advance and shall be get user ID & Password. Intending bidder advised to change only the password. Bidder may visit https://mstcecommerce.com/auctionhome/ibapi/index.jsp for educational videos. For detailed terms and conditions of sale, please refer to the link provided Bank's website : www.centralbankofindia.co.in

Bidder will register on website https://mstcecommerce.com/auctionhome/ibapi/index.jsp and upload KYC documents and after verification of KYC documents by the service provider, EMD to be deposited in Global EMD wallet through NEFT / transfer (after generation for Challan from https://mstcecommerce.com/auctionhome/ibapi/index.jsp. For further details contact Concerned Branch. The Terms and Conditions shall be strictly as per the provisions of the security interest Rules (Enforcement) Rule, 2002.

STATUTORY 15 DAYS SALE NOTICE UNDER RULE 8(6) RULE 9(1) OF SECURITY INTEREST (ENFORCEMENT) RULE 2002 FOR PROPERTIES
Date : 29.01.2024
Place : Aurangabad

PUBLIC NOTICE
TAKE NOTICE THAT, we are instructed and authorized by our client, to investigate the unencumbered right, title and interest of Niranjan Tech Park Construction Private Limited ("Owner"), with respect to the Said Property (as more particularly described in the Schedule hereunder written) in pursuance to the negotiations for sale of the Said Property between the Owner and our client.

ANY PERSON/ENTITY having any claim, right, title, benefit, interest, objections and/or demand in respect of the Said Property or any part thereof, by way of inheritance, share, sale, mortgage, assignment, exchange, lien, license, deposit of title deeds, pledge, gift, occupation, possession, tenancy, sub-tenancy, leave and license, lease, sub-lease, transfer of title or beneficial interest under any trust, maintenance, bequest, succession, family arrangement/ settlement, litigation, Decree or Court Order, Award of any Court of Law or encumbrance howsoever or otherwise is hereby required to intimate to the undersigned in writing within 14 (Fourteen) days (both days inclusive) from the date of publication of this Notice of his/her/its such claim and/or objection, if any, with all supporting documents duly certified in that regard; failing which the Title of the Owner with respect to the Said Property shall be deemed to be unencumbered and the claim(s) and/or objections, if any, of such person/entity shall be treated as waived.

Kindly note that in writing and supported by documents (duly notarized as true copies) and addressed to us vide Registered Post A. D. and only then such objection(s)/claim(s) shall be entertained.

SCHEDULE (Said Property)
Commercial Premises being:

Table with columns: SR. NO., OFFICE NO., CARPET AREA (SQUARE FEET), CAR PARKING NOS. Includes details for 1, 2, 3, 4, 5, 6, 7, 8.

All of which Offices are situated on the 06th Floor of the E-Wing of the Building known as "Times Square" along with proportionate undivided right, title and interest in the common areas and facilities and the limited/restricted common areas and facilities; which is situated at CTS No. 758A, 758C 759A and 759D, Andheri-Kurla Road, Near Sakinaka Junction, Opposite Mittal Industrial Estates, Andheri (East), Mumbai - 400 059.

Dated this 29th January 2024
Sd/- Advocate Ajit N Makhijani
M M Legal Associates
Advocates & Consultants
Chamber: Landmark Platinium, Office No. 1101, 11th Floor, Junction of 34th Road & S. V. Road, Bandra (West), Mumbai - 400 050, India.
Tel.: +91 8454881007 +91 8454841007
E-mail: ajit.nmia@gmail.com

Table with columns: No. of Lots, Description of the Property to be sold, Date of Inspection, Reserve Price (Amount in Rupees), EMD (Amount in Rupees), Incremental amount in Rupees / Bid. Includes details for Flat No. 304, on the 3rd Floor, Vaishnav Heights.

SCHEDULE
Table with columns: No. of Lots, Description of Property with the name of Owners, Tax assessed on the Property, Known Encumbrances on the Property, Claims, if any which have been put for Ward to the property, and any other known particulars hearing on its nature and value.

Given under my hand and seal of this Tribunal at Mumbai on this 24th day of January, 2024.
Sd/- (Ajeet Tripathi) Recovery Officer, Mumbai DRT-I