

## PUBLIC NOTICE

(Under Section 102 of the Insolvency and Bankruptcy Code, 2016)  
**FOR THE ATTENTION OF THE CREDITORS OF MRS. KANAKLATABEN THAKKAR (PERSONAL GUARANTOR FOR M/S DHARMADEV INFRASTRUCTURE LIMITED)**

Notice is hereby given that the Hon'ble National Company Law Tribunal, Ahmedabad, Division Bench (Court-I) ("Hon'ble NCLT") under Section 100 of the Insolvency and Bankruptcy Code, 2016 ("the Code"), has ordered the commencement of Personal Insolvency Resolution Process vide Order dated 04.08.2026 of Mrs. Kanaklataben Thakkar (Personal Guarantor to M/s DHARMADEV INFRASTRUCTURE LIMITED), residing at: Vivan Karma Bungalow, Behind Vidyanagar Flat, Near Himmatlal Park BRTS Stop, 132 Ft. Ring Road, Satellite, Ahmedabad- 380015. (Copy of the order is uploaded on the website of the Hon'ble NCLT).

The Creditors of Mrs. Kanaklataben Thakkar are hereby called upon to submit their claims with proof on or before 21 days from the date of issue of the notice i.e., by or before 27.08.2026, to the undersigned Resolution Professional appointed by the Hon'ble NCLT vide order dated 04.08.2026 under the provisions of the Code having its office at House No. 399, Sector 12-A, Panchkula, 134112, email id for correspondence- pnp.kanaklataben@gmail.com.

The Creditors have to submit their claims to the Resolution Professional as prescribed under Regulation 7 of the Insolvency and Bankruptcy Board of India (Insolvency Resolution Process for Personal Guarantors to the Corporate Debtors) Regulations, 2019. The Last Date for submission of claims of creditors is - 27.08.2026 (21 days from the date of issue of notice). The creditors may submit their claims by way of electronic communication, or through speed post or registered post.

The prescribed form for submission of claims can be downloaded from following link: <https://ibbi.gov.in/en/home/downloads>.

Note: Submission of false or misleading claims with proof shall attract penalties or imprisonment in accordance with the provisions of the Insolvency and Bankruptcy Code, 2016 and any other applicable laws.

**Kindly mention the active contact details in the claim form so that any query regarding claim can be resolved immediately.**

Khushvinder Singhal  
 Resolution Professional in the matter of Kanaklataben Thakkar  
 Regn No: IBBI/IPA002/IP-N00888/2019-20/12833  
 AFA Valid upto: 31.12.2026  
 Address: House No. 399, Sector 12-A, Panchkula, 134112  
 Email For Correspondence- pnp.kanaklataben@gmail.com  
 Contact No.: 99140-30030

Date: 05.08.2026  
 Place: Chandigarh

**SBI STATE BANK OF INDIA**  
**Stressed Assets Management Branch, 4th Floor Old SBI LHO Building,**  
**Ganesh Vasudev Mavani Road, Bhadra, Lal Darwaja, Ahmedabad- 380001.**  
 Contact No.: Co. No. 7600039214, CLO-990838240, E-mail: sbi.04199@sbi.co.in

## [Rule-8(1)]

## POSSESSION NOTICE (For immovable property)

Whereas: The undersigned being the Authorised Officer of **State Bank of India, Stressed Assets Management Branch - Ahmedabad** under the Securitisation 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 a Demand Notice dated **28.03.2025** under section 13(2) of the said Act calling upon the borrower/directors/guarantors **M/s RAJESHWARI COTSPIN LIMITED, Maheshbhai Bachubhai Patel (Chairman & MD), Bhavikkumar Kantilal Patel (Director/Guarantor), Hareeshbhai Mansukhbhai Dalariya (Director/Guarantor), Pravinbhai Nagjibhai Khunt (Director/Guarantor), Bhavnaben Maheshbhai Patel (Personal Guarantor), Geetaben Rameshbhai Patel (Personal Guarantor), Pareeshbhai Vitthalbhai Kotadiya (Personal Guarantor), Rameshbhai Naranbhai Patel (Personal Guarantor), Success Hydro Parts Private Limited (Corporate Guarantor)** to repay the amount mentioned in the notice being total of **Rs. 15, 90, 16,003.22 (Rupees Fifteen Crore Ninety Lacs Sixteen Thousand three and paisea Twenty two only)** as on **26.03.2025** plus future interest and incidental expenses, costs, charges, etc. - Less Recovery, if any, within 60 days from the date of receipt of the said notice.

That After issuance of notice under section 13(2), **Mehsana Urban Cooperative Bank Limited (other consortium member)** has conferred the right under section 13(9) upon **Authorised Officer of State Bank of India** to initiate action under section 13(4) of the Act against the captioned company and its Directors, Mortgagees, Guarantors and for enforcing security interest.

The borrower/directors/guarantors having failed to repay the dues of **Consortium led by (State Bank of India)** amount **Rs. 29,40,78,415.22 (Rupees Twenty Nine Crore Forty Lakhs Seventy Eight Thousand Four Hundred Fifteen and paisea Twenty Two only)** (Consortium dues of (SBI) as on 26.03.2025 Rs. 15, 90, 16,003.22 (Rupees Fifteen Crore Ninety Lacs Sixteen Thousand three and paisea Twenty two only) and Mehnsana Urban Cooperative Bank Limited as on 01.05.2025 as per demand notice u/s 13(2) dated 09.05.2025 Rs. 13,50,65,412.00 (Rupees Thirteen Crore Fifty Lacs Sixty five Thousand Four hundred twelve only) + interest thereon, cost and expenses etc. thereafter, notice is hereby given to the borrower/directors/guarantors in particular and the public in general that the Court Commissioner has taken **PHYSICAL POSSESSION** of the property described herein below in compliance to order CRMA No. 751/2025 dated 09.06.2026 issued by the Principal Senior Civil Judge and Additional Chief Judicial Magistrate, Amreli under Section 14 of the SARFAESI Act 2002 and handed over the Possession to the Authorised Officer of the Bank and on that the undersigned has taken Physical Possession of the property described herein below in exercise of powers conferred on him under section 13(4) of the said Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 on this **3rd August of the year 2026**.

The borrower/directors/guarantors in particular and the public in general are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the Consortium as mentioned above, with future interest and incidental expenses, costs, charges, etc. as mentioned in the notice (less recovery made after issuance of the said demand notice).

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.

Description of property  
(Description of entire immovable properties)

All those pieces and parcels of immovable property being Plot No. 139, Plot area measuring 88-20 Sq.Mtrs. i.e. 105-49 Sq-Yards with construction thereon admeasuring 104.88 Sq.Mtrs. in Scheme known as "Dwarkesh Residency-A", bearing Survey No. 140/1, Paiki 3 of Babra At & Ta. Babra, Dist. Amreli. Standing in the Name of Mr. Pravinbhai Nagjibhai Khunt.

**East by:-** 7-50 Mtrs. **Road West by:-** Plot No.86 **North by:-** Plot No. 138 **South by:-** Plot No. 140  
**Date : 03.08.2026** **Authorised Officer**  
**Place : Amreli** **State Bank of India,**  
**SAMB Ahmedabad**

## PUBLIC NOTICE

At the request and instruction from our client this is to inform the public at large that All that piece and parcel of immovable property in the Registration District Vadodara, Sub-District Vadodara at **Mouje : GOTRI, Non-agricultural land bearing R.S. No. 630 paiki, City Survey No. 927/B,** as per approved map organized scheme known as **"LALITANAGAR DUPLEX" paiki Plot No. A/1 admeasuring 214.61 Sq. Mt. of Plot Area, Undivided proportionate land admeasuring 22.66 Sq. Mt. consisting Ground Floor admeasuring 85.15 Sq. Mt. and First Floor admeasuring 88.43 Sq. Mt. construction thereon, is under absolute possession and ownership of its current holder, **Upadhyay Hiral Pranav.** The last two pages of Original Sale Deed registered under Sr. No. 18389 dated 11-11-1993 and Original Registration Receipt of said Sale Deed are lost or cannot be found. The owners of said property have informed that title of said Property is clear, absolute and marketable. Hence, we are requested for a Title Clearance Certificate for said property to avail a loan from the bank. Hence, hereby through this PUBLIC NOTICE, it is notified to the Public at large that if any person, business, entity, institution has any objection, right, share, interest, claim, lien, charge or encumbrance whatsoever in respect of title of said property are to contact us in writing at our below-mentioned address with substantial legal proof of their claims or objections, **within 7 (Seven) days** of publication of this notice. If no claims or objections along with substantial proof is received during this period then it would be construed that the title of said property is clear, absolute, marketable and free from all claims, objection, right, share, interest, lien, charge or encumbrance whatsoever and/or that those persons or institute/s have voluntarily relinquished the same in respect of said property and that thereafter no claims or objections shall be entertained. And we shall further proceed to issued a Title Clearance Certificate in respect of said property. Dt. 06-08-2026.**

**304, 4th Floor, Upscale Building,**  
**C-Square Park, Lions Hall Road,**  
**Diwalipura, Vadodara - 39007.** **Riteshkumar M. Suthar**  
**Mo. 88498 98199 (Advocate)**



**Karnataka Bank Ltd.**  
 Your Family Bank Across India.

**ARMB - Ahmedabad,**  
 "The First" B-705, Behind Keshavbaug  
 Party Plot, Off. 132 Ft. Road,  
 Vastrapur, Ahmedabad - 380015  
**Phone:** 079-29702793  
**E-Mail :** arm.ahd@ktbkbank.com  
**Website:** www.karnatakabankbank.com  
**CIN:** L85110KA1924PLC001128

## POSSESSION NOTICE (For Immovable Property)

WHEREAS, the Authorized Officer of **KARNATAKA BANK LTD.,** under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as the "said act") and in exercise of powers conferred under Section 13(12) of the said act, read with Rule 3 of Security Interest (Enforcement) Rules, 2002, issued the Demand Notice dated **August 19, 2024** under Section 13(2) of the said Act, calling upon (1)M/s Saif Oil Traders represented by its Proprietor- Mr. Anansi Sablu Haiderali having Reg. Office No. A-107, First Floor, Shiva Blessing G2, Opposite Municipal Corporation, Bhavnagar, Gujarat 364001 as borrower, (2) Mr. Anansi Sablu Haiderali S/o Haiderali Karamat Anansi Residing at B/201, Aman Apartment, Near Old RTO, Navapara, Bhavnagar, Gujarat- 364001 and (3) Mr. Anansi Rukhsana Sablu W/o Anansi Sablu Haiderali Residing at B/201, Aman Apartment, Near Old RTO, Navapara, Bhavnagar, Gujarat- 364001 as co-obligant/guarantor, to repay the amount mentioned in the Demand Notice being **Rs. 1,05,39,280.70/- (Rupees One Crore Five Lakhs Thirty Nine Thousand Two Hundred and Eighty and seventy paisea only)** along with cost and 12.17% of interest rate compounded monthly from 01.08.2024.

The borrower having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned being the **Authorised Officer has taken constructive possession of the property** 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 this **1st of August 2026**. 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.

The borrowers/co-obligants/guarantors in particular and the public in general are hereby cautioned not to deal with the property and any dealings with this property will be subject to the charge of **KARNATAKA BANK LTD., Bhavnagar Branch** for an amount being **Rs. 1,37,55,290.93/- (Rupees One Crore Thirty Seven Lakh Fifty Five Thousand Two Hundred Ninety and Ninety Three Paisea only)** in PSDO A/c No.9417006000001101 along with plus future interest and costs to be computed from 01.07.2026.

## Description of the Immoveable Properties

**Item No. 1** All that part and parcel of commercial property admeasuring Carpet area 23.04 Sq. Mts. and built up area 24.41 Sq. Mts. Situated at office No. A-107, First Floor, Shiva Blessing-2, Opposite BMC, Shri Mangalsinhji Road, Bhavnagar CTS, Ward No.7, Amalgamated CTS No. 208 Paiky, Sheet No. 152, Bhavnagar, Gujarat- 364001, together with all rights attached thereto belonging to Mr. Anansi Sablu Haiderali **Bounded by:-** North- Office No. A106, South- Office No. A, 108, East- OTS- West- Entrance Passage  
**Item No. 2** All that part and parcel of Residential property admeasuring Carpet area 52.06 Sq. Mts. and built up area 59.06 Sq. Mts. situated at Flat No. B-201, Second floor of B-Wing at Arman Apartments, Opposite Rajput Gati Wadi Nr., Old RTO, Navapara, Bhavnagar CTS, Ward No.7, constructed on land bearing CTS No. 404, 408 and 409, Paiky, Sheet No. 152, Bhavnagar, Gujarat- 364001, together with rights over common areas & other amenities, belonging to Mr. Anansi Sablu Haiderali **Bounded by:-** North- Margin Space & Entry, South- Staircase and passage, East- Flat No. 202, West - Margin Space.

**Item No. 3** All that part and parcel of Residential property admeasuring Carpet area 52.06 Sq. Mts. and built up area 59.06 Sq. Mts. at Flat No. B-401 on fourth floor of B- Wing at Arman Apartment, Opposite Rajput Gati Wadi Nr., Old RTO, Navapara, CTS Ward No.7, constructed on land bearing CTS No. 404, 408 and 409, Paiky, Sheet No. 152, Bhavnagar, Gujarat- 364001, together with rights over common areas & other amenities, belonging to Mrs. Anansi Rukhsana Sablu **Bounded by:-** North- Margin Space & Entry, South- Staircase and Passage, East- Flat No. 402, West - Margin Space .

**Date : 01.08.2026** **For Karnataka Bank Ltd.**  
**Place : Bhavnagar** **Chief Manager & Authorised Officer**

## PUBLIC NOTICE

Below by giving a public notice on the title clearance of the description and details of the property as mentioned in the name of the property **Rajvi Dhaval Sheth, Dhaval Harishkumar Sheth, Harishkumar Jekisandas Sheth and Rekhaben Harishkumar Sheth (Owner)**, the Title Deed of the property Since giving the certificate of title, the documents mentioned in the schedule-A, which are not included in the property, are not available for any reason, the objection to any objection, any objection against any person, in the foreclosure or sale of any property, in case of obstruction, detention or damages, charges, liens or liens, the **day-7** may be registered at our following address if there is no objection to any of the above mentioned objections in the above tenure, then the title clearance certificate of the respected property will be issued in respect of which they have lost all their rights, and no later any other objections will be taken so that all should take note of it.

## :- SHCEDULE – A :- Details of Lost Documents

- 01.02.2002 (Old No. 1848 on dtd. 29.03.2001).**
- 01.02.2002 (Old No. 1848 on dtd. 29.03.2001).**

## :- SHCEDULE – B :- Property Description

All the piece and parcel of the immovable property known as **Plot No. 55** admeasuring area 130.62 sq. yard i.e. equivalent to 109.21 sq. mtrs alongwith Construction made thereon admeasuring 94.00 sq. mtrs of the Society known as **"China Town"** alongwith undivided proportionate share in common open plot and road - rasta of the said society of the land bearing Final Plot No. 41 & 42, T. P. Scheme No. 36 (Althan); Revenue Survey No. 84+85, 85/2; Block No. 102/2 & 103 situated at 501: Sogji, Althan; Sub-District: Surat City(At Present: Majura); District: Surat.

**Address : 501, 5th floor,**  
**Anjani Complex, Near Kailsah Sweets,**  
**Timaliyawad, Nanpara, Surat – 395001.** **Jimi D. Manjarawala**  
**Mo. No. 97129 - 05604** **Advocate**

## PUBLIC NOTICE

(Under Section 102 of the Insolvency and Bankruptcy Code, 2016)  
**FOR THE ATTENTION OF THE CREDITORS OF MR. UMANG THAKKAR (PERSONAL GUARANTOR FOR M/S DHARMADEV INFRASTRUCTURE LIMITED)**

Notice is hereby given that the Hon'ble National Company Law Tribunal, Ahmedabad, Division Bench (Court-I) ("Hon'ble NCLT") under Section 100 of the Insolvency and Bankruptcy Code, 2016 ("the Code"), has ordered the commencement of Personal Insolvency Resolution Process vide Order dated 04.08.2026 of Mr. Umang Thakkar (Personal Guarantor to M/s DHARMADEV INFRASTRUCTURE LIMITED), Residing at: 6, Vivan Karma Bungalow, Behind Vidyanagar Flat, Near Himmatlal Park BRTS Stop, 132 Ft. Ring Road, Satellite, Ahmedabad-380015. (Copy of the order is uploaded on the website of the Hon'ble NCLT).

The Creditors of Mr. Umang Thakkar are hereby called upon to submit their claims with proof on or before 21 days from the date of issue of the notice i.e., by or before 27.08.2026, to the undersigned Resolution Professional appointed by the Hon'ble NCLT vide order dated 04.08.2026 under the provisions of the Code having its office at House No. 399, Sector 12-A, Panchkula, 134112, email id for correspondence - pnp.umangthakkar@gmail.com.

The Creditors have to submit their claims to the Resolution Professional as prescribed under Regulation 7 of the Insolvency and Bankruptcy Board of India (Insolvency Resolution Process for Personal Guarantors to the Corporate Debtors) Regulations, 2019. The Last Date for submission of claims of creditors is - 27.08.2026 (21 days from the date of issue of notice). The creditors may submit their claims by way of electronic communication, or through speed post or registered post.

The prescribed form for submission of claims can be downloaded from following link: <https://ibbi.gov.in/en/home/downloads>.

Note: Submission of false or misleading claims with proof shall attract penalties or imprisonment in accordance with the provisions of the Insolvency and Bankruptcy Code, 2016 and any other applicable laws.

**Kindly mention the active contact details in the claim form so that any query regarding claim can be resolved immediately.**

Khushvinder Singhal  
 Resolution Professional in the matter of Umang Thakkar  
 Regn No: IBBI/IPA002/IP-N00888/2019-20/12833  
 AFA Valid upto: 31.12.2026  
 Address: House No. 399, Sector 12-A, Panchkula, 134112  
 Email For Correspondence- pnp.umangthakkar@gmail.com  
 Contact No.: 99140-30030

Date: 05.08.2026  
 Place: Chandigarh



**Home First Finance Company India Limited**

**CIN: L65990MH2010PLC240703, Website: homefirstindia.com**

**Phone No.: 180030008425 Email ID: loanfirst@homefirstindia.com**

## DEMAND NOTICE

**U/s 13(2)**

You the below mentioned borrower has availed loan by mortgaging the schedule mentioned property and you the below mentioned has stood as borrower/co-borrower guarantor for the loan agreement. Consequent to the defaults committed by you, your loan account has been classified as non-performing asset on **04-07-2026** under the provisions of the Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (in short SARFAESI Act). We Home First Finance Company India Limited have issued Demand Notice u/s 13(2) read with section 13(13) of the SARFAESI Act to the address furnished by you. The said notices are issued as on **03-08-2026** and these notices state that you have committed default in payment of the various loans sanctioned to you. Therefore, the present publication carried out to serve the notice as the provision of Section 13(2) of SARFAESI Act and in terms of provision to the rule 3(1) of the Security Interest (Enforcement) Rules, 2002:

| Sr. No. | Name and Address of the Account, Borrower(s) & Guarantor(s) | Details of the security to be enforced                                                                                                                                                                                                                                                                   | Total Outstanding as on date of Demand Notice plus further interest and other expenses (In Rs.) |
|---------|-------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------|
| 1.      | Divyesh Niranjani, Sonalben Niranjani                       | Flat-1303, C, RUDA EWS 2 Site no 4 Munjka, TP no 17, Plot no 80, Beside Field Marshal Wadi, Behind Iskon mandir, Kalawad road, Munjka, Rajkot, Gujarat-360005. Bounded By-North: Building B is located, South: The lift is located, East: Flat No. C-1302 is located, West: The society road is located. | 5,73,277                                                                                        |

You are hereby called upon to pay Home First Finance Company India Limited within the period of 60 days from the date of publication of this Notice the aforesaid amount with interest and cost falling which Home First Finance Company India Limited will take necessary action under the Provisions of the said Act against all or any one or more of the secured assets including taking possession of secured assets of the borrowers, mortgagees and the guarantors. The power available to the Home First Finance Company India Limited under the said act include (1) Power to take possession of the secured assets of the borrowers/guarantors including the rights to transfer by way of lease, assignment of sale for releasing secured assets (2) Take over management of the secured assets including rights to transfer by ways of lease, assignment or sale and realize the secured assets and any transfer as of secured assets by Home First Finance Company India Limited shall vest in all the rights and relation to the secured assets transferred as if the transfer has been made by you.

In terms of the Provisions of the Section 13(13) of the said act, you are hereby prohibited from transferring, either by way of sale, lease or otherwise (other than in the normal course of your business), any of the secured assets as referred to above and hypothecated/mortgaged to the Home First Finance Company India Limited without prior consent of the Home First Finance Company India Limited.

Place: Gujarat  
 Date: 06-08-2026

Signed by: AUTHORISED OFFICER, Home First Finance Company India Limited

**Bank of Baroda, Saraspur Branch, Saraspur Char Rasta,**  
 Ahmedabad-380018, Gujarat State, India.  
**Tele Phone, 079-22920248, E-mail : sarasp@bankofbaroda.com**

## Sale Notice (30 DAYS) For Sale of Immovable Properties

"APPENDIX- IV-A (See proviso to Rule 6 (2) & 8 (6))"

## E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 6 (2) &amp; 8 (6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor (s) that the below described immovable properties mortgaged/charged/ hypothecated to Bank of Baroda, the Secured Creditor, the **Symbolic possession** of which has been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" without recourse basis on **08.09.2026** for recovery of below mentioned account/s. The details of Borrower/s/ Guarantor/s/Secured Asset/s/Dues/Reserve Price/-Auction date & Time, EMD and Bid Increase Amount are mentioned below –

| Sr/ No. | Name & add. of Borrower/s/ Guarantor/s                                                                                                      | Description of Properties                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | Total dues                                                                                                                                                      | Reserve Price EMD & Bid Increase Amount                                                |
|---------|---------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------|
| 1       | Mr. Nitinkumar Himmatbhai Ghoghari, Mrs Kinjalben Nitinbhai Ghoghari & M/s Meet Glass and its proprietor Mr. Nitinkumar Himmatbhai Ghoghari | All that piece and parcel of immovable property bearing Flat No. C-702, Block No. C, on 7th floor, admeasuring 85.91 Sq. Mtrs. and 7.64 Sq. Mtrs. Balcony with Total admeasuring 93.55 Sq. Mtrs. (Carpet Area as per approved Plan) and having undivided share in land 36.231 Sq. Mtrs. in the scheme known as "Santia Residency-2" situated land bearing Survey No. 408/3/2, T. P. Scheme No. 110, Final Plot No. 33/32, admeasuring 3633 Sq. Mtrs. land residential purpose and 500 Sq. Mtrs. land commercial purpose with total land admeasuring about 4133 Sq. Mtrs. situated at Mouje: Nikol, Taluka: Asarwa, District: Ahmedabad and Registration Sub District: Ahmedabad-12 (Nikol) <b>Said property is bounded as under: On or towards East: 12 Mtrs T. P. Road On or towards West: Flat No. C-703 On or towards North: Flat No C-701 On or towards South: Society Road.</b> | <b>Rs. 74,32,979.70/- as on 12.05.2026</b> together with further interest thereon at the contractual rate plus costs, charges and expenses till date of payment | <b>Reserve Price: Rs. 74,30,000/- EMD: Rs. 74,90,000/- Bid inc. Amount: Rs. 50,000</b> |

## E-Auction Date : 08.09.2026 and E-Auction Time: 02:00 PM to 06:00 PM (unlimited extension of 10 minutes) • Status of Possession : SYMBOLIC

For detailed terms and conditions of sale, please refer to the link provided in <https://bankofbaroda.bank.in/e-auction> and <https://baanknet.com> Also, prospective bidders may contact the **Branch head Mo.: 98394 62090 & Recovery Head Manoj Kumar Gupta- 9024338042 (GS7/TDS as per Government Rules applicable shall be payable by purchaser on sale of Movable/ Immoveable Assets.)**

## AS PER SARFAESI ACT, STATUTORY -30-DAYS SALE NOTICE TO THE BORROWER /GUARANTOR/ MORTGAGOR

The above mentioned borrower /s/ is/ are hereby notified to pay the sum as mentioned in section 13(2) Notice in full before the date of auction, failing which property will be auctioned/ sold and balance dues if any will be recovered with interest and cost from borrowers/ guarantors /mortgagor.

**Date : 05.08.2026 | Place : Ahmedabad** **Sd/- Authorized Officer, BANK OF BARODA**

## UNIPARTS INDIA LIMITED

Regd Office : Gripwel House, Block-5, Sector C 6 & 7 Vasant Kunj New Delhi 110070

Corporate Office: 1st Floor, B 208, A1 & A2, Phase-II, Noida-201305, (U.P.), India

CIN : L74899DL1994PLC061753, Ph No -91 120 458 1400

Email : [compliance.officer@unipartsgroup.com](mailto:compliance.officer@unipartsgroup.com); Website : [www.unipartsgroup.com](http://www.unipartsgroup.com)

**Extract of Standalone and Consolidated Unaudited financial results for the quarter ended 30th June 2026**

(INR in Millions)

| Sr. No. | Particular                                                                                 | STANDALONE    |            |            |            |
|---------|--------------------------------------------------------------------------------------------|---------------|------------|------------|------------|
|         |                                                                                            | Quarter Ended |            | Year Ended |            |
|         |                                                                                            | 30-06-2026    | 31-03-2026 | 30-06-2025 | 31-03-2026 |
|         |                                                                                            | Unaudited     | Audited    | Unaudited  | Audited    |
| 1       | Total Income from operations                                                               | 1,999.89      | 2,215.40   | 1,674.81   | 8,205.18   |
| 2       | Net Profit/(Loss) for the period (Before Tax, Exceptional and/or Extraordinary Items)      | 305.07        | 475.34     | 196.78     | 1,761.43   |
| 3       | Net Profit/(Loss) for the period before Tax (After Exceptional and/or Extraordinary Items) | 305.07        | 475.34     | 196.78     | 1,733.38   |
| 4       | Net Profit/(Loss) for the period after tax (After Exceptional and/or Extraordinary Items)  | 230.01        | 413.29     | 146.26     | 1,502.26   |
| 5       | Total Comprehensive income for the period                                                  | 241.48        | 394.46     | 130.59     | 1,449.77   |
| 6       | Paid-up Equity Share Capital (face value)of Rs.10 per share)                               | 451.43        | 451.43     | 451.34     | 451.43     |
| 7       | Reserve excluding Revaluation Reserves as at Balance Sheet date                            |               |            |            | 5,054.65   |
| 8       | EARNINGS PER EQUITY SHARE OF FACE VALUE OF Rs. 10 EACH                                     |               |            |            |            |
|         | Basic Earning Per Share (EPS) (In Rs.) (*Not annualised)                                   | 5.09*         | 16.92*     | 3.24*      | 33.28      |
|         | Diluted Earning Per Share (EPS) (In Rs.) (*Not annualised)                                 | 5.08*         | 16.89*     | 3.24*      | 33.25      |

## CONSOLIDATED (INR in Millions)

| Sr. No. | Particular                   | Quarter Ended |            |            |            |
|---------|------------------------------|---------------|------------|------------|------------|
|         |                              | 30-06-2026    | 31-03-2026 | 30-06-2025 | 31-03-2026 |
|         |                              | Unaudited     | Audited    | Unaudited  | Audited    |
| 1       | Total Income from operations | 3,551.92      | 3,394.34   | 2,791.50   | 11,88      |