PHYSICAL POSSESSION NOTICE

ICICI Bank Branch Office: ICICI Bank Ltd. Office Number 201-B, 2nd Floor, Road No. 1 Plot No. B3, WIFI IT Park, Wagle Industrial Estate, Thane (West)- 400604.

The Authorised ICICI Bank Officer under the Securitisation, Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the powers conferred under section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules 2002, issued Demand Notices to the borrower(s) mentioned below, to repay the amount mentioned in the Notice within 60 days from the date of receipt of the said Notice.

Having failed to repay the amount, the Notice is issued to the borrower and the public in general that the undersigned has taken possession of the property described below, by exercising powers conferred on him/her under Section 13(4) of the said Act read with Rule 8 of the said rules on the below-mentioned dates. The borrower in particular and the public in general are hereby cautioned not to deal with the property. Any dealings with the property will be subject to charges of ICICI Bank Limited.

Sr. No.	Name of the Borrower(s)/ Loan Account Number	Description of Property/ Date of Physical Possession	Date of Demand Notice/ Amount in Demand Notice (Rs)	Name of Branch
1.	Ashok Zinak Kanojiya/ Dinanath Zinak Kanojiya/ LBMUM00005354969	Flat No 202, 2nd Floor, Bulding No. 6, Wing "C", Sector No 5, Township To Be Known As, "Mahalaxmi Nagar", Village Nere, Panvel Navi Mumbai- 410206. / 20th Aug 26	December 08, 2025 Rs. 1,73,438.37/-	Navi Mumbai
2.	Ashok Zinak Kanojiya/ Dinanath Zinak Kanojiya/ (LBMUM00004765988/ LBMUM00004765991/ LBMUM00005056222)	Flat No. 202, 2nd Floor, Bulding No. 6, Wing "c", Sector No 5, Township To Be Known As, "Mahalaxmi Nagar", Village Nere, Panvel Navi Mumbai- 410206./ 20th Aug 26	December 08, 2025 Rs. 33,82,545.11/-	Navi Mumbai

The above-mentioned borrowers(s)/guarantors(s) is/are hereby issued a 30 day Notice to repay the amount, else the mortgaged properties will be sold after 30 days from the date of publishing this Notice, as per the provisions under Rules 8 and 9 of Security Interest (Enforcement) Rules 2002.

Date: August 26, 2026 Place: Navi Mumbai Sincerely Authorised Officer, For ICICI Bank Ltd.

MUMBAI SLUM IMPROVEMENT BOARD

A REGIONAL UNIT OF (MAHARASHTRA HOUSING AND AREA DEVELOPMENT AUTHORITY)

म्हाडा MHADA

Tel. No. 022-66405432, E-mail - eewest.msib@mhada.gov.in

Ref. no. EE/West/MSIB /e-Tender / 101 / 2026-27

e-TENDER NOTICE No. 101

Executive Engineer (West) Division, Mumbai Slum Improvement Board, (Unit of MHADA) Room No. 537, 4th Floor, Griha Nirman Bhavan, Bandra (East), Mumbai-400051 Phone Number (022) 66405432 is inviting Open Tender / Regular e-Tender for the 1 number of work in the form of B1 (Percentage Rate) from the contractors registered with PWD / MHADA / CPWD / CIDCO / MES / MJP / MIDC / Indian Railway / BPT / MCGM in the corresponding appropriate class of contractor or any Govt. / Semi Govt. organization, vai online e-tendering system.. The detailed Tender Documents shall be available & can be downloaded from Government of Maharashtra portal https://mahatenders.gov.in, Bidding documents can be loaded on the website. The tender schedule as follows.

Sr. No.	Stage Dese.	Date of time Period	Sr. No.	Stage Dese.	Date of time Period
1	Documents sale start	31-08-2026 10.30 am.	2	Pre Bid meeting	02-09-2026 3.30 pm.
3	Documents sale end	07-09-2026 3.00 pm.	4	Technical bid opening	08-09-2026 3.05 pm. onward
5	Price bid opening	09-09-2026 10.30 am. onward			

The Competent Authority reserves the right to reject any or all the tenders without assigning any reason thereof Conditional offers will not be accepted.

Note. 1 Please refer detailed tender notice on website.

Note. 2 Corrigendum / Amendments if any could be published only on the website.

MHADA - Leading Housing Authority in the Nation
CPRO/A/660

Follow us: @mhadaofficial

Sd/-
Executive Engineer (W)
M S I B Board, Mumbai

Possession Notice

Whereas, IIFL-HFL, under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) ("said Act") and in exercise of powers conferred under Section 13 (12) of the said Act read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 ("said Rules") issued a demand notice calling upon the borrower/co-borrower, guarantors, mortgagors to repay the amount, details of which are mentioned in the table below. And whereas subsequently, IIFL-HFL has vide Assignment Agreement dated **30-11-2025** assigned all its rights, title, interest and benefits in respect of the debts due and payable by the borrower/guarantor(s)/mortgagor(s) arising out of the facilities advanced by IIFL-HFL, Bank to borrower/ guarantor(s) alongwith the underlying Immovable Property to Asset Reconstruction Company (India) Limited acting in its capacity as Trustee of **Arcil - Trust -2026 - 015** for the benefit of the holders of Security Receipts. Therefore, in view of the said assignment, Arcil now stands substituted in the place of IIFL-HFL and Arcil shall be entitled to institute/continue all and any proceedings against the borrower/ guarantor(s)/mortgagor(s) and to enforce the rights and benefits under the financial documents including the enforcement of guarantee and security interest executed and created by the borrower/guarantor(s)/mortgagor(s) for the financial facilities availed by them. The borrower/ guarantor(s)/ mortgagor(s) having failed to repay the said amounts, notice is hereby given to the borrower/guarantor(s)/mortgagor(s) in particular and the public in general that the undersigned being the Authorized Officer of Arcil has taken possession of the underlying Immovable Property described herein below in exercise of powers conferred on him/her under Sub-Section (4) of Section 13 of the said Act read with Rule 8 of the said Rules on "AS IS WHERE IS & WHATEVER THERE IS BASIS" on the date mentioned below.

Name of the Borrower (s) /Co-Borrower(s)	Description of the Secured Asset (Immovable Property)	Total Outstanding Dues (IN R.s)	Date of Demand Notice	Date of Possession
Mr. Ajay Balkrushna Wachkal, Mrs. Asmita Ajay Wachkal **(Prospect No IL10193248)**	All that piece and parcel of: Flat No 402, Floor No. 4, Building Type A, Neelaya, Plot No.B On 393/1(P) + 393/2(P) Attalegaon Dabhade, Pune 410506. Area Admeasuring (IN SQ. FT.): Property Type: Saleable_Area, Carpet_Area Property Area: 562.00, 416.00.	**Rs.1825401.35** (Rupees Eighteen Lakh Twenty Five Thousand Four Hundred One & Thirty Five Paise Only)	05-01-2026	21-08-2026
Mr. Swapnil Bhima Bhangre Mrs. Shital Swapnil Bhangare **(Prospect No 982011)**	All that piece and parcel of Flat N0. 901, 9th Floor, A Bldg, Ayush Park Phase Iii, Gat No. 140, 141, Village Katvi, Tal. Maval, Pune - 410506 Area Admeasuring (IN SQ. FT.): Property Type: Saleable_Area, Carpet_Area Property Area: 850.00, 468.00	**Rs.3201330.36/-** Rupees Thirty Two Lakh One Thousand Three Hundred Thirty & paise Thirty six Only	05-01-2026	21-08-2026
Miss. Glory Prabhakar Swarge Mr. Prabhakar Manohar Swarge Mrs. Asha Prabhakar Swarge **(Prospect No IL10158384)**	All that piece and parcel of Flat No 112, Floor No. 1, Building B2, Xrbia Jambhul, Gat No. 240 Village Jambhul Taluka District Pune. 412106 Area Admeasuring (In Sq. Ft.): Property Type: Saleable_Area, Carpet_Area Property Area: 417.00, 321.00	**Rs.677955.17/-** Rupees Six Lakh Seventy Seven Thousand Nine Hundred Fifty Five & paise seventeen only	02-01-2026	21-08-2026
Mr. Mahendra Chavhan Mrs. Sweety Mahendra Chavan **(Prospect No IL10254971)**	All that piece and parcel of: Flatno.403,4th floor,Wing A,Jeevan Deep, Plot no.50, CTS no.1755,new sr.no.62(old sr.51),Vdya vihar colony Village Talegaon Dabhade, Tal. Maval, Dist. Pune 412110. Area Admeasuring (IN SQ. FT.): Property Type: Super_Built_Up_Area Property Area: 585.	**Rs.2599699.79** (Rupees Twenty Five Lakh Ninety Nine Thousand Six Hundred Ninety Nine and Seventy Nine Paise Only)	05-01-2026	21-08-2026

The borrower/guarantor(s)/mortgagor(s) in particular and the public in general are hereby cautioned that Arcil is in the lawful possession of the Immovable Property mentioned above and under Section 13(13) of the SARFAESI Act, 2002, the borrower/guarantor(s)/mortgagor(s) or any person whatsoever, shall after receipt of this notice not transfer by way of sale, lease or otherwise deal with/ alienate the Immovable Property, without prior written consent of Arcil and any dealings with the Immovable Property will be subject to the charge of Arcil for the amount as mentioned above along with future interest at the contractual rate on the aforesaid amount together with incidental expenses, cost, charges etc. The borrowers'/guarantors'/mortgagors' attention is invited to the provisions of the Sub-Section (8) of Section 13 of the said Act, in respect of time available to redeem the above-mentioned Immovable Property.

Place: Thane, Date: 26-08-2026 **Sd/- Authorised Officer, Asset Reconstruction Company (India) Ltd (In capacity as Trustee)**

ASSET RECONSTRUCTION COMPANY (INDIA) LTD. CIN No.-U65999MH2002PLC134884

Registered Office: The Ruby, 10th Floor, 29 Senapati Bapat Marg, Dadar (West), Mumbai-400028. **Tel: +91 2266581300.** Website: www.arcil.co.in

The Company of Master Mariners of India

CMMI

Tel: +91 98195 33239 | E-mail: office@cmmi.co.in | Website: www.cmmi.co.in

PUBLIC NOTICE- 69TH ANNUAL GENERAL MEETING

NOTICE is hereby given that the Sixty-Ninth Annual General Meeting (AGM) of the Company of Master Mariners of India (CMMI) will be convened on Saturday, 19th September 2026 at 1100 hrs (IST).

Members may either attend the meeting physically at the Colonial Hall, "The Club", 197 D. N. Nagar, Andheri (West), Mumbai 400053, or through video conferencing (VC)/ Other Audio-Visual Means (OAVM).

The Notice of the Meeting setting out the business to be transacted together with the Audited Financial Statements, Report of the Board of Directors and the Auditors thereon for the financial year ended 31st March, 2026 (collectively the Annual Report) will be sent through electronic mode to those members who have registered their e-mail IDs with the Company in accordance with the circular 09/2024 dated September 19, 2024 read with General Circular No. 20/2020 dated May 05, 2020 read with other relevant circulars including General Circular No. 03/2025 dated September 22, 2025 issued by the Ministry of Corporate Affairs (MCA Circulars).

The Notice and the Annual Report has been uploaded on the website of the Company at www.cmmi.co.in. The details for participating in the AGM physically or through VC/ OAVM facility are provided by the Company in the Notice of the meeting.

The attendance of Members participating in the AGM either physically or through VC/ OAVM will be counted for the purpose of ascertaining the quorum under Sec 103 of the Act.

Members who need any technical assistance before or during the AGM can contact Capt. V. R. Krishnan, CEO, CMMI, Mobile no. 97691 39228, E-mail: ceo@cmmi.co.in

Saraswat Bank

Saraswat Co-operative Bank Ltd.
(Scheduled Bank)

Recovery Department (eNICBL): A. V. Nagvekar Marg, Babasaheb Worlikar Chowk, Prabhadevi, Mumbai - 400 025 Mobile : +9198208 81735

POSSESSION NOTICE

COMMON SYMBOLIC POSSESSION NOTICE [UNDER RULE 8(1)] SARFAESI ACT-2002. (for immovable property)

As per the Scheme of Amalgamation passed by the Reserve Bank of India vide its directives Ref. No. DoR.MAM/SO/04/09-16-90/2025-2026 dated July 31st, 2025 the erstwhile New India Co-operative Bank Ltd., Mumbai (eNICBL) has been merged with The Saraswat Co-operative Bank Ltd. on 04.08.2025. Accordingly, all their financial assets along with underlying securities, interest, title, right have been acquired by The Saraswat Co-operative Bank Ltd. In this connection, we have to state as under **:-**

WHEREAS the undersigned being the Authorised officer of the **Saraswat Co-operative Bank Ltd.** under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest (Second) Act 2002 (Act 54 of 2002) and in exercise of powers conferred under Section 13 (12) read with rule 9 of the Security Interest (Enforcement)Rules, 2002 issued **Demand Notice/s on the dates mentioned against each account** calling upon the respective b**orrower/s, guarantor/s and mortgagor/s** to repay the amount mentioned against each account within **60 days** from the date of receipt of the said Notice.

The Borrower/s having failed to repay the amount, notice is hereby given to the Borrowers/Sureties/Mortgagors and the public in general that the undersigned has **taken 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 Security Interest (Enforcement) Act 2002.

The Borrower/Sureties/Mortgagors 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 **Saraswat Co-operative Bank Ltd.(eNICBL)** for the amount outstanding along with the interest and charges.

Sr. No	Account No. / Branch/Name of the Borrower/ Co-borrower/ Guarantor/s	Details of Mortgaged Property/Type of Mortgage	Date of Demand Notice & Date of Symbolic Possession	Outstanding Amount as per Demand Notice
1	018140110000026 Majiwade,Thane Branch. Mr. Ashok Bhagwan Waghchoure, (Borrower) Mr.Vinay Ashok Patil / Mr. Chandran Gopalan Thaiparampath (Sureties)	Equitable Mortgage Charge on Flat No.102, Matoshree Apts., situated at Plot No.62,Sector-44, Nerul, Navi Mumbai -400 706 owned by Mr.Ashok Bhagwan Waghchoure	17.05.2025 21.08.2026	Rs.3,72,707.90 (Rupees Three Lakh Seventy Two Thousand Seven Hundred Seven & Paise Ninety only) with future interest @12.50% p.a compounded on monthly rest w.e.f. 07.05.2025 and penal interest @2% p.a on simple rate of interest.
2	026140110000063 Mahavir Nagar, Branch. Mr. Ramphool Bohara, (Borrower)	Equitable Mortgage charge on purchase of Flat No. 407, admeasuring 36.35 sq. mtrs. carpet area on 4th Floor in B Wing in the Building No. 19 known as "Vinay Unique Corner" constructed of land bearing Survey No. 31(135) Hissa No. 2, Survey No. 31(135) Hissa No. 5A, Survey No. 31(135) Hissa No. 5B, Survey No. 31(135) Hissa No. 8 of Sector – 7, situated at Village – Dongare (Old Village Naringi), Near Global City, Virar West, Taluka – Vasai, Dist. – Palghar, State – Maharashtra – 401 303 owned by Mr. Ramphool Bohara.	13.05.2025 24.08.2026	Rs.17,33,522.80 (Rupees Seventeen Lakh Thirty Three Thousand Five Hundred Twenty Two and Paise Eighty only) with future interest @9% p.a compounded on monthly rest w.e.f. 17.04.2025 and penal interest @2% p.a on simple rate of interest.
3	0171401100000205 Shanti Nagar, Mira Road Branch. Mr.PravinKumar Shyambihari Singh, (Borrower) Mrs.Hemlata Pravinkumar Singh (Co-Borrower)/ Mr.Om Prakash Ramnath Singh & Mr. Ashish Laxmiprasad Singh (Sureties)	Equitable Mortgage Charge on Flat No.402, 4th Floor, New Sai Vasundhara CHS Ltd., Vijay Park, Near Jangid Estate, Mira Road (E)- 401 107. adm 376 sq.ft Built up Area equivalent to 34.94 sq.mtrs owned by Mr. Pravinkumar Shyambihari Singh and Mrs. Hemlata Pravinkumar Singh.	30.06.2025 24.08.2026	Rs.17,25,259.00 (Rupees Seventeen Lakh Twenty Five Thousand Two Hundred Fifty Nine only) with future interest @8.75% p.a compounded on monthly rest w.e.f. 11.06.2025 and penal interest @2% p.a on simple rate of interest.
4	009140110000045 Andheri East Branch Mrs. Vahida Banu Shaikh (Borrower)/ Mr. Mangesh Avdhesh Mishra (Surety)	Equitable mortgage charge on Flat No.502, adm about 500 sq.fts, i.e. 46.46 sq.mtrs, (built up area) situated on the 5th floor, in " B" Wing of the Building known as " Vora Township – I", of the society known as " Vora Township Co – operative Housing Society Limited " situated on Plot of land bearing Survey No.88, Hissa No.1/1, Survey No.89, Hissa No.1 & 3, at Village Ghodbunder, Hatkesh Udyog Road, Mira Bhayander Road, Mira Road East, Dist Thane-401107 owned by Mrs. Vahida Banu Shaikh.	08.04.2026 24.08.2026	Rs.16,76,880.40 (Rupees Sixteen Lakh Seventy Six Thousand Eight Hundred Eighty and Paise Forty Only) with future interest @8.50% p.a compounded on monthly rest w.e.f. 20.01.2026 and penal interest @2% p.a on

Date : 26.08.2026
Place : Mumbai

Sd/-
Authorised Officer
SARASWAT CO-OPERATIVE BANK LTD.

MUMBAI DEBTS RECOVERY TRIBUNAL NO-3

MINISTRY OF FINANCE, GOVERNMENT OF INDIA,
SECTOR 30A, NEXT TO RAGHULEELA MALL,
NEAR VASHI RAILWAY STATION, VASHI, NAVI MUMBAI-400703

R.P. No. 368 OF 2019

MAHARASHTRA GRAMIN BANK **Certificate Holder**
V/s
MS. KARTIKA ISPAT PVT LTD. & ORS **Certificate Debtor**

NOTICE FOR SETTLING THE SALE PROCLAMATION

To,

CD-1. M/S. KARTIKA ISPAT PVT. LTD.
Gat No. 172 Behind T I Cycle Near Wadhawa Rolling Mills Adj Malegaon MIDC Indl Estate Malegaon, Tal. Sinnar, Dist. Nashik-421113,

CD-2. SMT. LAXMI DAYAKISHAN ARYA (WIFE)
House No.606/0214/30/24, Village Deolali, Nashik Road, Nashik, Maharashtra-422101

CD-3. MRS. KAVITA ANIL SINGAL (DAUGHTER)
101/102, B Wing, Eden Gardens, Chembur, Mumbai, Maharashtra-400088

CD-4. SHRI. MANISH DAYAKISHAN ARYA
A-2, Pride Monach, Behind Mhasoba Mandir, Nashik Road, Nashik, Maharashtra-422101

CD-4. MS. LAXMI DAYAKISHAN ARYA
House No.606/0214/30/24, Village Deolali, Nashik Road, Nashik, Maharashtra-422101

CD-5. M/S. ROHAN ISPAT PVT. LTD.
A-2, Pride Monach, Behind Mhasoba Mandir, Nashik Road, Nashik, Maharashtra-422101

Whereas the Hon'ble Presiding Officer has issued Recovery Certificate in **O.A. No. 1535 of 2016** to pay the Applicant Bank(s) / Financial Institution (s) a sum of **Rs.14,87,11,269.00 (Rupees Fourteen Crore Eighty Seven Lakh Eleven Thousand Two Hundred Sixty Nine Only)** along with interest and cost, and

Whereas you the CD's have not paid the amount and the undersigned has attached the under mentioned property and ordered its sale.

Therefore you are hereby informed that the **30.09.2026** has been fixed for drawing up the proclamation of sale and settling the terms thereof. You are hereby called upon to participate in the settlement of the terms of proclamation and to bring tho the notice of the undersigned any encumbrances, charges, claims or liabilities attaching to the said properties or any portion thereof.

SCHEDULE OF IMMOVABLE / MOVABLE PROPERTY

1) FACTORY LAND AND BUILDING AT GAT NO.172, BEHIND T.I. CYCLE, NEAR WADHAWA ROLLING MILLS, ADJOINING MIDC, MALEGAON, TAL. SINNAR, DIST. NASHIK-421113.

2) ALL THOSE PIECE AND PARCEL OF NON AGRICULTURAL LAND AMD 28,000 SQ.MT. I.E. 2 H. 80R., FROM AND OUT OF GAT NO. 391, ADM. 9H. 68R+ POT KHARABA 24.91 R TOTALLY AD. 12H.59 R SITUTATED ANY LYING AND BEING AT VILLAGE DESHWANDI, TAL. SINNAR, DIST. NASHIK.

Given under my hand and seal of this Tribunal on : **11/08/2026**

Seal of the Tribunal

(MUKESH CHAND MEENA)
Recovery Officer-I
Debts Recovery Tribunal-III

Possession Notice (For Immovable Property) Rule 8-(1)

Whereas, the undersigned being the Authorized Officer of **IIFL Home Finance Limited** (Formerly known as India Infoline Housing Finance Ltd.) **(IIFL-HFL)** 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, a Demand Notice was issued by the Authorised Officer of the company to the Borrower/Co-Borrowers mentioned herein below to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has **taken possession** of the property described herein below in exercise of powers conferred on him under Section 13(4) of the said Rules. The borrower 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 **IIFL HFL** for an amount as mentioned herein under with interest thereon. "The borrower's attention is invited to provisions of sub-section (8) of section 13 of the Act, If the borrower clears the dues of the **"IIFL HFL"** together with all costs, charges and expenses incurred, at any time before the date fixed for sale or transfer, the secured assets shall not be sold or transferred by **"IIFL HFL"** and no further step shall be taken by **"IIFL HFL"** for transfer or sale of the secured assets.

Name of the Borrower (s)/ Co-Borrower(s)	Description of the Secured Asset	Total Outstanding Dues	Date of Demand Notice	Date of Possession
Mr. Nigappa Gurunath Birajdar Mrs. Anbika Nigappa Birajdar Birajdar Milk Deary **(Prospect No IL10663418)**	H. No. 74, Area Admeasuring 1302 Sq.Ft, Situated At Devsinga, Tuljapur, Dharashiv, Maharashtra 413601 Area Admeasuring (In Sq. Ft.): Property Type: Land_ Area, Built_Up_Area Property Area: 1302.00, 1000.00	**Rs. 677145/-**Rupees Six Lakh Seventy Seven Thousand One Hundred And Forty Five Rupees Only	10-02-2026	22-08-2026
Mr. Santosh Tukaram Markwar Mrs. Usha Santosh Markavar Jai Bhole Chinese Center **(Prospect No IL10803828)**	Property Bearing Milkat No. 179/1, Situated At Village Vagar (Khurd), Taluka Darvha, District Yavatmal, Maharashtra, 445110 Area Adm. (In Sq. Ft.): Property Type: Area_Adm. Property Area: 375	**Rs. 528604/-**Rupees Five Lakh Twenty Eight Thousand Six Hundred And Four Rupees Only	09-03-2026	22-08-2026
Mr. Gurunath Nagnath Birajdar Mr.Nagnath Mrs. Nagnath Basanna Birajdar Shri Samarth Sports **(Prospect No IL10721664)**	Survey No.33/2/2., Old Survey No-238/2/2, Plot No. 16, Mahalaxmi Park, Situated At Vill. - Majrekwadi, Taluka & Distt.- Solapur., M.H India-413004. Area Adm. (In Sq. Ft.): Property Type: Land_Area, Built_Up_Area, Carpet_Area Property Area: 1123.00, 1180.50,944.40	**Rs. 869470/-** Rupees Eight Lakh Sixty Nine Thousand Four Hundred And Seventy Rupees Only	23-10-2025	22-08-2026

For, further details please contact to Authorised Officer at **Branch Office:** IIFL House, Sun Infotech Park Road No. 16V, Plot No.B-23 , Thane Industrial Area, Wagle Estate, Thane - 400604 or **Corporate Office:** Plot No.98, Phase-IV, Udyog Vihar, Gurgaon, Haryana.

Place: Maharashtra Date: 26.08.2026 **Sd/- Authorised Officer, For IIFL Home Finance Ltd.**

नि:ष्पक्ष आणि निर्भिड दैनिक

www.navshakti.co.in

APPENDIX -IV-A - E-AUCTION-PUBLIC SALE NOTICE of IMMOVABLE PROPERTY/IES

pnb Housing Finance Limited — 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)

Reg. Off.:- 9th Floor, Antriksh Bhawan, 22 Kasturba Gandhi Marg, New Delhi–110001, Phones:-011-23357171, 23357172, 23705414, Web:-www.pnbhousing.com

B.O. MUMBAI: No 2 & 3, GF, Baba House Sir, Sir Mathuradas Vasanji Rd, S B Singh Colony, J B Nagar, Andheri East, Mumbai, Maharashtra-400093, B.O.BORIVALI: 203 & 204-A, Second Floor Western Edge-I,Near WE Highway, Magathane, Borivali (East), Mumbai, Maharashtra – 400066, B.O. NAVI MUMBAI: 5th Floor, Flat No. 508-509, Persipolis Building, Sector -17, Vashi, Navi Mumbai, Maharashtra – 400703

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. www.pnbhousing.com.**

Loan No. Name of the Borrower/ Co- Borrower/Guarantor/Legal heirs(A)	Demanded Amount & Date (B)	Nature of possession (C)	Description of the Properties mortgaged (D)	Reserve Price (RP) (E)	EMD (10% of RP) (F)	Last Date of Submision of Bid (G)	Bid Incremental Rate (H)	Inspection Date & Time (I)	Date of Auction & Time (J)	Known Encumbrances/Court Case if any (K)
HOU/MUM/0617/394946, Rakesh Kumar Chakravarty / Manorama Chakravarthy, B.O.: MUMBAI	**Rs. 4,18,94,128.48 & 21-05-2018**	Physical Possession	Flat No. 202, 2nd Floor, Plot No. 32, Bandra Sea Heaven CHSL, Pali Hill, 31st Perry Cross Road, Bandra (W), Mumbai, Maharashtra-400050, India.	**Rs. 4,74,61,000**	**Rs. 4,746,100**	28/09/2026	**Rs. 2,00,000**	08-09-2026 12:00pm to 04:00pm	29-09-2026 2PM to 03:00PM	NOT KNOWN
HOU/BRVL/0221/864333, Pooja B Agarwal / Arvind Brijesh Agarwal, B.O.: BORIVALI	**Rs. 1,73,91,413.44 & 11-08-2025**	Symbolic Possession	Flat No 806, 8th Floor, Building No B, Oberoi Springs Chsl, Oshiwara Link Road Near Monginis Cake Factory, Andheri West, Mumbai Maharashtra, 400053, India	**Rs. 3,85,70,000**	**Rs. 38,57,000**	28/09/2026	**Rs. 2,00,000**	09-09-2026 12:00pm to 04:00pm	29-09-2026 2PM to 03:00PM	NOT KNOWN
HOU/BRVL/1117/451123, Deepali Dilip Pawar / Dilip Ragharao Pawar / Leela Pawar, B.O.: BORIVALI	**Rs. 82,57,951.86 & 05-04-2024**	Physical Possession	B 101 1st Flr, B Wing, Princeton B, Hiranandani Estate Complex, Princeton Chsl, Thane West, Near Hiranandani Cir, Off G.B. Road, Thane, Maharashtra, 400601, India.	**Rs. 1,28,75,000**	**Rs. 12,87,500**	28/09/2026	**Rs. 1,00,000**	10-09-2026 12:00pm to 04:00pm	29-09-2026 2PM to 03:00PM	NOT KNOWN
HOU/NAV/1220/840620, Sagar Vasta Van / Vastabhai Harjibhai Van/Kankuben Vastabhai Van, B.O.: NAVI MUMBAI	**Rs. 31,23,187.27 & 24-05-2024**	Physical Possession	Flat No 302, 3 Rd Floor, S P Saichatra, Village Mamdapur, Karjat, Raigarh (MH), Raigarh (MH), Maharashtra, 410206, India.	**Rs. 25,90,000**	**Rs. 2,59,000**	28/09/2026	**Rs. 10,000**	11-09-2026 12:00pm to 04:00pm	29-09-2026 2PM to 03:00PM	NOT KNOWN

***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/ claims 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/bidder at his/her end. The prospective 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 immovable properties/secured assets and status is mentioned in column no-K **(2.)** The prospective purchaser/bidder and interested parties may independently take the inspection of the pleading in 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 satisfy themselves in all respects prior to submitting tender/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.)** Please note that in terms 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 earnest 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 s sale consideration amount has to be deposited by the purchaser within 15 days' from the date of acknowledgement 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 expiry 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.) M/s C1 India Private Limited would be assisting the Authorised officer in conducting sale through an e-Auction having its Corporate office at Plot No. 68, 3rd Floor, Sector 44, Gurgaon, Haryana 122003 Website -www.bankeauctions.com For any assistance related to inspection of the property or obtaining the Bid Documents and for any other query or for registration, you have to co-ordinate with Anwar Mulani / Prakash Mali, Toll Free No. - 1800 120 8800, E-Mail: auction@pnbhousing.com, is authorised Person of PNBHFL or refer to www.pnbhousing.com.**

PLACE : MUMBAI **DATE :- 26.08.2026** **SD/-AUTHORIZED OFFICER, PNB HOUSING FINANCE LIMITED**

PUBLIC NOTICE

Notice is hereby given to the general public that Mr. Mahesh Vishindas Chandwani, the present owner of the properties described in the Schedule hereunder, has represented and assured our clients that he is the lawful owner of the said properties and is in possession and enjoyment thereof, having valid, marketable and transferable title thereto, and that the said properties are free from all encumbrances. The said present owner has agreed and confirmed to sell the said properties absolutely and permanently in favour of our clients. Therefore, if any person has or claims to have any right, title, interest, claim, charge or encumbrance of any nature whatsoever in respect of the said properties, including by way of mortgage, gift, lease, lien, gift deed, Will, maintenance claim, court proceedings, earnest-money receipt, agreement for sale, sale deed, oral agreement/ arrangement, or any other manner whatsoever, such person is hereby called upon to approach our office at the address mentioned below, within 21 days from the date of publication of this Notice, excluding holidays, along with the original documents supporting such right, title, interest or claim, and lodge his/her/their objection in writing. If no objection is received within the aforesaid stipulated period, it shall be presumed that the said properties are free from all claims, charges and encumbrances, have clear and marketable title, and that the title to the said properties is clear and defect-free. Thereafter, no objection or claim whatsoever shall be entertained or considered.It shall further be presumed that any person having any right, title, interest or claim in respect of the said properties has knowingly and voluntarily waived and relinquished the same, and thereafter our clients shall proceed with and complete the proposed transaction in respect of the said properties. It is specifically brought to the notice of all concerned that objections published in any newspaper or submitted at any place other than our office shall not be considered or taken into account.

SCHEDULE OF THE PROPERTY

All those pieces and parcels of land situated within the jurisdiction of the Sub-Registrar, Karjat, within the limits of Group Gram Panchayat, Village Ambivali Budruk, Panchayat Samiti Karjat, District Raigad, and within the jurisdiction of MMRDA, standing in the name of Mr. Mahesh Vishindas Chandwani, bearing the following Survey/Gat Numbers, the boundaries whereof are as shown in the village map:

Sr No	Survey No	Area	Potkharaba	Total Area	Cess
1	41/1	0.38.20	0.00	0.38.20	0.3
2	41/2	0.55.50	0.00	0.55.50	0.42
3	41/3/A	01.25.30	0.00	01.25.30	0.95
4	41/3/B	0.39.00	0.00	0.39.00	0.3
5	41/4/A	0.22.80	0.36.70	0.59.50	0.17
6	41/4/C	0.23.00	0.36.80	0.59.80	0.17
7	41/4/D	0.23.70	0.37.00	0.60.70	0.18
8	41/4/B	0.22.80	0.36.40	0.59.20	0.17
9	45/1	0.14.00	0.13.00	0.27.00	0.22
10	45/2	0.85.90	0.12.20	0.98.10	4.5
11	46/1/A	0.51.40	0.10.00	0.61.40	5.2
12	46/1/B	0.45.00	0.07.00	0.52.00	5.24
13	46/2	0.27.00	0.19.00	0.46.00	0.34
14	46/3	0.35.00	0.02.60	0.37.60	3.5
15	46/4	0.74.50	0.00.60	.0.75.10	0.91
16	47/2/A	0.42.00	0.07.10	0.49.10	5.38
17	48/1	0.20.70	0.01.90	0.22.60	3.12
18	48/3	0.05.40	0.00.50	0.05.90	0.83
19	53/2/B	0.21.00	0.02.00	0.23.00	0.19
20	53/3	01.69.00	0.06.00	01.75.00	2.06
21	222	53/6	0.05.00	0.00	0.05.00
0.06	53/7/A	0.63.00	0.00	0.63.00	0.81
23	53/8/A	0.15.00	0.01.00	0.16.00	0.25
24	53/8/B	0.15.00	0.00	0.15.00	0.25
25	55/1/C	0.18.00	0.01.30	0.19.30	1.07
26	55/4	0.10.00	0.02.00	0.12.00	0.09
27	56/2	0.41.70	0.05.10	0.46.80	2.25
28	59/1	0.76.00	0.02.00	0.78.00	1.12
29	59/5	0.23.00	0.00	0.23.00	0.33
30	59/6	0.05.00	0.00	0.05.00	0.06
31	60/5	0.32.50	0.01.50	0.34.00	0.41
Total		12.45.40	2.41.70	14.87.10	40.85

Total Area: 14.87.10 1487.10 Guntha (37.17 Acres)

The said lands are inclusive of all rights of ingress and egress, easementary rights and all other appurtenant rights attached thereto.

Sd/-
Adv-Milind Kulkarni
Advocate & Notary
Bungalow No. 5, Dr. Coyajee Road Camp,
Pune-411001 Cell -9822006852, 8484890339

The Mogaveera Co-operative Bank Ltd.

ESTD 1946

Regd. & Administrative Office :
5th Floor, Mogaveera Bhavan, M.V.M. Educational Campus Marg, Off. Veera Desai Road, Andheri (West), Mumbai-400058
Contact for Details : 9833220680 / 9819132445 / 9821872846 / 8451980198 / 9702362456, Email - recovery@mogaveerabank.com

PUBLIC NOTICE FOR SALE

In exercise of powers conferred under Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 & Security Interest (Enforcement) Rules, 2002 and pursuant to the possession of the secured assets of the borrower(s)/ mortgagor(s) mentioned herein-under, the public and all concerned including the concerned borrower(s)/ mortgagor(s), their legal heirs/ representatives, as the case may be are hereby informed that the Sealed Offers/ Tenders along-with the Demand-Draft or Pay-Order towards Earnest Money Deposit are invited by the Bank for sale of the following Immovable Property on "as is where is basis" and on "as is what is basis", in terms of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with the Security Interest (Enforcement) Rules, 2002.

Description of Immovable Asset/s/Properties	Reserve Price (In Rs.)	Earnest Money Deposit (In Rs.)	Inspection of the Property	Date and time of opening the tenders :	Name of the Borrower/ Mortgagor	Outstanding Loan Amount :	Name & Address of the Secured Creditors :	Date, time and place of Submission of Tenders/Offers :
1) Flat No. 803, A Wing, 8th Floor, Zain Heights CHS Ltd., Survey No. 11, Hissa No. 6, Village Samelpada, Nallasopara West, Dist. Palghar-401203 admeasuring 660 sq.ft. (Built Up Area)	Rs. 18,00,000/-	Rs. 1,00,000/-	04/09/2026 From 11 a.m to 4 p.m.	07/09/2026 From 11 a.m onwards	Mr. Saidul Mohd Sagir Shaikh Mrs. Shabana Saidul Shaikh - Borrowers Mr. Jitendra Asrafi Thakur Mr. Sanjay Kumar G. Maurya - Sureties	Rs. 22,44,636/- (Rupees Twenty Two Lakh Forty Four Thousand Six Hundred Thirty Six Only) as on 03.02.2020 plus further interest from 04.02.2020.	**The Mogaveera Co-operative Bank Ltd.** 5th Floor, Mogaveera Bhavan, M.V.M. Educational Campus Marg, Off. Veera Desai Road, Andheri (West), Mumbai-400058. Contact nos. - 9833220680/ 9819132445 / 9821872846/ 8451980198 / 9702362456	**Sealed Tenders/Offers along-with the Demand-Draft or Pay-Order towards Earnest Money Deposit shall be submitted to the Authorised Officer on or before 05/09/2026 upto 4 p.m.** at Administrative Office 5th Floor, Mogaveera Bhavan M.V.M. Educational Campus Marg, Off. Veera Desai Road, Andheri (West), Mumbai-400058.
2) Flat No. 102, C Wing, 1st Floor, Shakuntala Pride CHSL, Near Lodha Heaven, Village Nilje, Kalyan-Shilphata Road, Dombivali (East), Dist. Thane-421201 admeasuring 550 sq.ft. (Built Up)	Rs. 20,24,000/-	Rs. 1,00,000/-	08/09/2026 From 11 a.m to 4 p.m.	10/09/2026 From 11 a.m onwards.	Mrs. Sharda Sanjay Sawant - Wife and Legal heir of Late Mr. Sanjay Pandurang Sawant, Proprietor of **M/s. Indian Guard Force & Internal Services** - Borrower & Mortgagor Ms. Neha Sanjay Sawant Ms. Chaitali Sanjay Sawant - Daughter & Legal Heir of Late Mr. Sanjay Pandurang Sawant, Proprietor of M/s. Indian Guard Force & Internal Services - Borrower & Mortgagor	Rs. 54,93,173.78 (Rupees Fifty Four Lakh Ninety Three Thousand One Hundred Seventy Three and paise Seventy Eight only) as on 31/10/2023 with further interest from 01/11/2023		**Sealed Tenders/Offers along-with the Demand-Draft or Pay-Order towards Earnest Money Deposit shall be submitted to the Authorised Officer on or before 09/09/2026 upto 4 p.m.** at Administrative Office 5th Floor, Mogaveera Bhavan M.V.M. Educational Campus Marg, Off. Veera Desai Road, Andheri (West), Mumbai-400058.

1. The purchaser shall bear all the applicable Stamp Duty/additional Stamp Duty, Registration Charges, Transfer Charges, fees etc., and also all the statutory/non-statutory dues, Taxes, assessment charges, fees etc., and rates both existing and future relating to the property. The Sale Certificate will be issued in the name of the successful bidder only and its registration with the respective Sub-registrar office shall be the sole responsibility of the Auction buyer.
2. The Authorised Officer Reserves the right to accept or reject any bids and/or adjourn/postpone/cancel the sale/modify any terms and conditions of the sale without any prior notice & without assigning any reason.
3. Mortgagor/borrower may bring prospective bidder/offerer and may also remain present while opening the tender on the date mentioned herein-above.
4. Intending bidders should inspect the property on specified date for inspection before submitting their bids. Bidders are advised to get themselves satisfied about the title of the properties as well as about any dues in arrears in respect of the said properties before participating in the auction.
5. The successful bidders/offerers should deposit 25% of the bid amount immediately i.e. on the same day or not later than next working day and balance 75% within 15 days of acceptance of bid.
6. If the successful bidders fail to pay the balance 75% of the bid amount within 15 days from date of acceptance of bid, the deposited amount shall be forfeited.
7. **Tenders quoted below the "Reserve Price" will not be considered.**

STATUTORY NOTICE UNDER RULE 8(6) of the Security Interest (Enforcement) Rules, 2002 : This publication is an intimation to the Borrowers/Guarantors/ Mortgagors, as contemplated in the Act & Rule 8(6) & 9 of the Security Interest (Enforcement) Rules, 2002 about holding of Auction/Sale by inviting sealed tenders from the public in general for sale of secured asset/s on above mentioned date/s.

NOTE : THE ABOVE SAID MORTGAGED PROPERTY/IES IS/ARE IN THE CUSTODY OF AUTHORISED OFFICER, WHO IS THE ONLY PERSON AUTHORISED TO DEAL FOR AUCTION/SALE OF THE SAME. THE PUBLIC/INTENDING BIDDERS ARE HEREBY CAUTIONED NOT TO DEAL THROUGH ANY OTHER UNAUTHORISED PERSONS/AGENTS.

Date : 25/08/2026
Place : Mumbai

Authorised Officer