## FEDERAL BANK

YOUR PERFECT BANKING PARTNER

Loan Collection & Recovery Department - Mumbai Division The Federal Bank Ltd. Loan Collection & Recovery Department -Mumbai Division, 134, 13th Floor, Joly Maker Chamber II, Nariman Point, Mumbai-400 021 E-mail: mumlcrd@federalbank.co.in Phone: 022-22022548 / 22028427

CIN: L65191KL1931PLC000368, Website: www.federalbank.co.in

Sale Notice for Sale of Movable Assets Under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act. 2002 (hereinafter referred to as Act) read with

provision to 8 (6) of the Security Interest (Enforcement) Rules, 2002 Notice is hereby given to the public in general and in particular to the borrowers and Guarantors that the below described movable properties hypothecated/charged to the Federal Bank Limited (Secured Creditor), the physical possession of which has been taken by the Authorized Officer of The Federal Bank Limited (Secured Creditor), will be sold on "As is where is", "As is what is", and "Whatever there is" basis on 17/08/2024, for recovery of Rs. 68,11,519 /- (Rupees Sixty-Eight Lakhs Eleven Thousand Five Hundred and Nineteen Only) as on 17/08/2024 along with further interest, charges and cost thereon due to The Federal Bank Limited (secured creditor) till realization from M/s Prince Trans Solutions Private Limited, Mr. Rajesh Bal Singh & Mrs Shashiprabha Rajesh Singh. The Reserve price for hypothecated vehicle will be Rs. 16,20,000/- (Rupees Sixteen Lakhs Twenty Thousand Only) and the earnest money deposit for hypothecated vehicle will be Rs. 1,62,000/- (Rupees One Lakh Sixty-Two Thousand Only).

**Description of Hypothecated Movable Properties** 

Hypothecation of Tata Signa 4018 S BSVI having Chassis No MAT503083N2E11650, Engine No. B56B6A1800D02122-E63906761, 2022 Model, Diesel, Titanium White Colour bearing Registration No. MH 46 BU 3604.

For detailed terms and conditions of the sale, please refer to the link provided in the website of The Federal Bank Ltd i.e. https://www.federalbank.co.in/web/guest/tender-notices

> For, The Federal Bank Ltd. Deputy Vice President-I & Division Head

Date: 09/07/2024

INDIAN OVERSEAS BANK

(APPENDIX IV) POSSESSION NOTICE (PHYSICAL) (For immovable properties) [(Rule 8(1)]

Whereas, The undersigned being the Authorised Officer of the Indian Overseas Bank 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 13.08.2015 calling upon the borrowers / guarantors / mortgagors: M/s DB Shapriya Construction Limited,Guarantors Mr. Dhiren Pratapmal Bhandari, Mrs. Meena Dhiren Bhandari, Mr. Kishor Dhanji Shapriya Self and Legal Heir of Late Mrs. Jayaben Dhanjibhai Shapriya), Mrs. Mridula Kishor Shapriya, Mr. Amish Kishor Shapriya and the Mortgagors M/s DB Shapriya Construction Limited, Mr. Dhiren Pratapmal Bhandari, Mrs. Meena Snaprya Construction Limited, Mr. Dinfen Pratapmai Bhandari, Mrs. Meena Dhiren Bhandari, Mr. Kishor Dhanji Shapriya (Self and Legal Heir of Late Mrs. Jayaben Dhanjibhai Shapriya), Mrs. Mridula Kishor Shapriya (hereinafter referred as "borrowers") to repay the amount mentioned in the notice being Rs.13,47,73,366/-(Rupees Thirteen crores forty seven lakhs seventy three thousand three hundred sixty six only) as on 13.08.2015 with further interest at contractual rates and rests, charges etc. till date of realization within 60 days from the date of receipt of the said notice.

The borrowers having failed to repay the amount, notice is hereby given to the porrowers and the public in general that the understinged has taken physical. porrowers and the public in general that the undersigned has taken **physical cossession** of the properties described herein below in exercise of powers conferred on him/ her under Section 13(4) of the said Act read with Rule 8 of the said Rules **on** 

his 8th day of July of the year 2024. this 8th day of July of the year 2024. The borrowers in particular and the public in general are hereby cautioned not to deal with the properties and any dealings with the properties will be subject to the charge of Indian Overseas Bank for an amount of Rs. 45,03,76,010.21 (Rupees Forty five crores three lakhs seventy six thousand ten and paise twenty one only) as on 08.07.2024 with interest thereon at contractual rates & rests as agreed, charges etc., from the aforesaid date mentioned in the demand notice till date of payment less repayments, if any, made after issuance of Demand Notice. The dues payable as on the date of taking Physical Possession is Rs.45,03,76,010.21 (Rupees Forty five crores three lakhs

seventy six thousand ten and paise twenty one only) as on 08.07.2024 payable with further interest at contractual rates & rests, charges etc., till date of payment.

The borrower's attention is invited to provisions of Sub-section(8) of the Section13 of the Act, in respect of time available to them, to redeem the secured assets

**DESCRIPTION OF THE IMMOVABLE PROPERTIES** Residential Flat No.901, Ninth floor along with Open Terrace & stilt car parking slot no. 5-F, Prataik Co-operative society Ltd. (Society Regn. No. NBOM/CIDCO/HSG(OH)/511/JTR/97-98), Plot No.38, Sector 42, Near Dr. B. R. Ambedkar Park, Off. Jairam Tukaram Tandel Road

Seawood, Village-Nerul, Taluka-Thane, District-Thane, Navi Mumbai, Maharashtra - 400706 in the name of Shri Dhiren Pratapmal Bhandari and Mrs. Meena Dhiren Bhandari. Super built-up area of 774 Sq. ft. and attached terrace of 340 Sq. ft. Date: 08/07/2024 Sd/- Authorised Officer

(Authorised Officer under SARFAESI Act) Place : Mumbai Indian Overseas Bank

PICICI Bank

Regd office: ICICI Bank Limited, ICICI Bank Tower, Near Chakli Circle, Old Padra Road, Vadodara, Gujarat, Pin- 390 007. Corporate/Branch Office: ICICI Bank Limited, ICICI Bank Towers, Bandra Kurla Complex, Bandra (East), Mumbai-400 051,

PUBLIC NOTICE - TENDER CUM E-AUCTION FOR SALE OF SECURED ASSET [See proviso to rule 8(6)] Notice for sale of immovable assets

Mr. Lecin C

E-Auction cum Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act (SARFAESI Act), 2002 read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002 (SARFAESI Rules), is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below mentioned immovable property(ies) (Secured Assets) mortgaged/charged to the ICICI Bank Limited (Secured Creditor/Bank), the Physical possessionof which has been taken by the Authorised Officer of the Bank, will be sold on "As is where is", "As is what is", "Whatever there is" and "without any recourse basis" as per the brief particulars given in the table hereunder. Offers are hereby invited from interested persons/buyers, to be submitted in accordance with the terms and conditions mentioned herein below.

Date & Time of E-Auction Reserve Price Earnest Name of Borrower(s)/ Details of the Secured Date and Amount asset(s) with known Time of Property Guarantors/ Mortgagor Money nspection Deposit Multiplier Rs. 9,23,58,979.29/ July 19, 2024 July 31, 2024 @ Perfect Infraengineers Limited (Borrower) Rs. 1,89,00,000/-Mrs. Manisha Mehta Mr. Nimesh Mehta (As on July 05, 2024) 02:00 P.M 11:00 A.M to 04:00 P.M

Flat No. 803, admeasuring 742 sq. ft., on 8th floor in building A situated at Neelkanth Tower Co-Operative Housing Society Limited constructed on all that piece of parcel of land bearing Plot No. 206 of Goradia Nagar Scheme, bearing Survey No. 249, Hissa No. 4 (part) admeasuring 3960 sq. yards equivalent to 3,311.07 sq. mtrs or thereabouts and bearing CTS no. 195/206 of Village at Ghatkopar, in the registration sub-district and district of Bombay City and Bombay Suburban 3:00 P.M. Rs. 1,00,000/ All that piece and parcel of the land known as Lease hold Plot being lot of 1/3 acres of Down Hill Category bearing Revised Plot no. 119 admeasuring about 2167.6 sq. mtrs. or thereabouts carved out of larger land bearing S. No. 35/2 and S. No. 36/4 of Village Dasave, Taluka Mulshi, Dist. Pune known LAVASA project along with Villa admeasuring about 315.4884 Sq. mtrs. i.e. 3396 sq.ft. built up i.e 2470 Sq. ft. Carpet Area. Perfect Infraengineers Limited (Borrower) Mrs. Manisha Mehta. Mr. Nimesh Mehta (Guarantors) Rs. 9,23,58,979.29/- 2,08,00,000/-July 20, 2024 July 31, 2024 @ (As on July 05, 2024) 02:00 P.M Rs. 20,80,000/-11:00 A.M to 04:00 P.M to 03:00 P.M Rs. 1,00,000/

The Borrower, Mortgagors and Noticees are given last chance to repay the total outstanding dues as mentioned in column D above together with further contractual interest thereon. The said dues are required to be paid on or before July 31, 2024 before 11.00 AM to redeem the Secured Assets, failing which the Secured Assets will be sold as per the Table mentioned above.

TERMS & CONDITIONS

1. The e-auction cum sale will strictly be on the terms as mentioned herein and will be conducted through ICICI Bank's approved auction service providers having URL Link https://disposalhub.com under the supervision of the Authorized Officer. For any clarifications with regard to inspection, terms and conditions of the auction or submission of tenders, kindly contact Authorised Officer, Mr. Jignesh Shelani, ICICI Bank Limited at +91.75748 21846 or write at jignesh.shelani@icicibank.com.

2. The E - Auction cum tender documents containing online e-Auction bid form, Declaration, General terms & conditions of online auction sale are available at "https://disposalhub.com" as well as with Authorised officer.

3. EMD by way of Demand Draft favoring "ICICI Bank Limited", payable at Mumbai, Auction Registration cum Bid form and other KYC documents should be submitted at Bank's Branch office situated at ICICI Bank Towers, Bandra Kurla Complex, Bandra (East), Mumbai- 400 051 till July 29, 2024 by 05:00 P.M. Auction Registration cum Bid forms received after the due date/time and without EMD/KYC documents shall be

rejected summarily.

4. After submission of Bids/Offers/EMDs, bidders are not allowed to withdraw the Bid forms/EMD till completion of e-auction. The Authorized Officer has absolute right and discretion to accept or reject any bid or postpone/withdraw the e auction without assigning any reason.

5. In case there is any discrepancy between the publication of sale notice in English & vernacular newspapers, then in such case the English publication will supersede the vernacular publication and it shall be considered as the final copy, thus removing the ambiguity.

Statutory 15 days Sale notice under Rule 8(6) of the Rules The Noticee(s) including the Borrower, Mortgagors once again hereby notified to pay the sum as mentioned above along with up-to-date interest and ancillary expenses before the date of e-auction, failing which the secured asset will be auctioned/sold and balance dues, if any will be recovered with interest and cost. If auction fails due to any reasons whatsoever, the Bank would be at liberty to sell the above secured asset through private treaty or any other means without any further notice to the Noticee(s) including the Mortgagors as per the provisions mandated

under SARFAESI Act and the Rules thereunder

Date: July 10, 2024 Place: Maharashtra

Authorized Officer ICICI Bank Limited

### प्रपत्र सी - १

#### फौजदारी प्रकरणांबाबतचे घोषणापत्र

भावना पुंडलिकराव गवळी उमेदबाराचे नाव व पत्ता

१) रेल्वे फाटा, वार्ड नं. ३,सिव्हील लाईन, वाशीम

२) १/३४. समर्थवाडी. विवेकानंद शाळेच्या मागे यवतमाळ – ४४५००१

राजकीय पक्षाचे नाव

निवडणुकीचे नाव विधानसभा सदस्यांद्वारे होणारी महाराष्ट्र राज्य विधान परिषदेची निवडणुक

मतदारसंघाचे नाव

मी, भावना पुंडलिकराव गवळी वर नमूद केलेल्या निवडणुकीचा उमेदवार असून, माझ्या फौजदारी पूर्व चरित्रवद्दलचा पढील तपशील जनतेच्या माहितीसाठी घोषित करीत आहे :-

	(अ) प्रलंबित फौजदारी प्रकरणे			
अ.क्र.	न्यायालयाचे नाव	प्रकरण क्रमांक व दिनांक	प्रकरणाची सद्यस्थिती संबंधित अधिनियमांचे कलम (अधिनियमांची कलमे) आणि अपरायाचे (अपराधांचे) थोडक्यात वर्णन	
१	वि. न्याय दंडाधिकारी प्रथम श्रेणी न्यायालय मानोरा	3021/2014 력 94/2014	171 (1) भा.द.वि. 36,134 मु.पो.का. 2014 लोकसभा निवडणुकीमध्ये परवानगी न घेता मोटार सायकल रॅली काढणे.	
2	वि. न्याय दंडाधिकारी प्रथम श्रेणी न्यायालय यवतमाळ	3210/2014 व 2784/2014	171, 188 मा.द.वि. 2014 लोकसमा निवडणुकीमध्ये आचार संहितेचे उल्लंघन	
ş	वि. न्याय दंडाधिकारी प्रथम श्रेणी न्यायालय यवतमाळ	651/2020 च 2549/2021	143, 353, 323, व 506 भा.द.वि. सह 135 मु.पो.का , सरकारी कामात अडचळा आणणे.	
R	निरंक	पो. स्टे ३०२८/२०१०	१३५ मपोका, सरकारी कामात अडधळा आणणे	
4	निरंक	एन.सो.नं.७९२०२१	५०६ भादवि , धमकी देणे	

	( ब ) फौजदारी अपराधांसाठी दोषसिद्ध ठरविलेल्या प्रकरणांचा तपशील		
अ.क्र.	न्यायालयाचे नाव व आदेशाचा (आदेशांचे) दिनांक	अपराधाचे (अपराधांचे) वर्णन व ठोठावलेली शिक्षा	
2	निरंक	निरंक	निरंक
5	निरंक	निरंक	निरंक
3	निरंक	निरंक	निरंक
8	निरंक	निरंक	निरंक
4	निरंक	निरंक	निरंक



PUBLIC NOTICE

Take Notice that, our clients i.e. Dotom Ultima Realty LLP are in the process of acquiring development rights from Jumbo Darshan Co-operative Housing Society \_imited, ('Society') which is registered under the provisions of the Maharashtra Co operative Societies Act, 1960 under registration no. BOM/HSG/3268 of 1979 and naving its registered office at Jumbo Darshan, D-1/012, Jiva Mahale Marg, Off Nityanand Marg, Andheri (E), Mumbai - 400069 in respect of their property described in the **Schedule** hereunder written and we are instructed by our clients, to investigate the ociety's title to the said Property.

If any person or persons is/are having any claim to or any interest or disputes in respec of the said Property described in the Schedule hereunder written by way of sale, charge mortgage, exchange, gift, lease, sub-lease, lien, tenancy, development agreement, join enture, inheritance, easements or any boundary disputes or any other rights or otherwise whatsoever, should notify the same in writing to us with supporting documents, if any, at our office at 16, Rajabahadur Mansion (earlier known as Bansilal Mansion), 1st Floor, 11, Homi Modi Street, Fort, Mumbai – 400001 within Fourteen (14) days from the date of publication hereof, failing which it shall be presumed that the said Society is absolutely entitled to the said Property described in the Schedule hereunder written and that the said Property is free from all encumbrances and the matter of ovestigation of title in respect thereof shall be completed without having any reference to such claim, if any, and the same shall be considered as waived and our clients shall proceed to complete the process of acquiring development rights from the said Society.

THE SCHEDULE HEREINABOVE REFERRED TO (Description of the Property)

All that piece and parcel of land admeasuring 3288.95 square metres bearing C.T.S. No 323/B and admeasuring 197.72 bearing C.T.S. No. 327/A (as per their respective current P.R. Cards) and admeasuring in aggregate 3486.67 square metres approximately of village Gundavali, Taluka Andheri and lying, being and situate at Jiva Mahale Marg, Near Regency Hotel, Andheri (East), Mumbai – 400069 in the K (East) ward of Brinhanmumbai Municipal Corporation and in the Registration District o Mumbai and Mumbai Suburban together with the buildings standing thereon.

Court Room No.31 (Mazgaon) IN THE CITY CIVIL COURT, AT BOMBAY
COMMERCIAL SUMMARY SUIT NO. 53 OF 2022

Vivek K. Shiralka

..Defendants

M/s. Shiralkar & Co.,

(Under Order V, Rule 20 (1-A) of the C.P.C., 1908) Plaint Lodged on: 14-01-2022 Plaint Admitted on: 23-02-2022

SUMMONS to answer plaint under O XXXVII, r.2 of the Code of Civil Procedure 1908

M/s. Mannat Steel Versus

M/s Sanket Metal & Alloys and Ors.

ssue Writ of Summons substituted by way of Paper Publication in the Neswspaper "Free Press Journal (English)" to serve publish the the . Nikunj Sanghavi, 3. Nisha Sanghavi, 4. Kokila Sanghavi, 5. Sejal

Jain, 6. Harmish Sanghavi All having address at: Shop No. 11, Shree kutchi Brahmashatriya Panchayat Building, 3 Panjarapole Lane, Mumbai - 400004

And also at Raj Arcade, 12th floor, 1-wing Opp. D mart, Mahavir Nagar Kandivali (West), Mumbai - 400067 Whereas the Plaintiff abovenamed have instituted a suit against you under Order XXXVII of Code of Civil Procedure, 1908 as set out in the

Plaint herein whereof following is a concise statement, viz.-(a) The Hon'ble Court be pleased to pass Decree directing the Defendants to pay Rs 9,39,676/(Rupees Nine Lakh Thirty Nine Thousand Six Hundred and Seventy Six Only) to the Plaintiff as per the particulars of

claim at Exhibit - H (b) The Defendant be ordered and decreed to pay interest at the rate of 24% per annum on Rs.9,39,676/-(Rupees Nine Lakh Thirty Nine Thousand Six Hundred and Seventy Six Only) from the date of filing of the

suit till the realization of the amount (c) Cost of the suit be awarded to the Plaintiff.

(d) Any other and further relief, as this Hon'ble Court deems fit and proper be granted in favour of the Plainitff You are hereby summoned to cause an appearance in person of

Vakalatnama to be entered for you in this Court within ten days from this service/Publish of Writ of Summons hereof, upon you, in default whereof the Plaintiffs will be entitled at any time after expiration of such ten days to obtain a decree for a sum of Rs. 9,39,676/-(Rupees Nine Lakh Thirty Nine Thousand Six Hundred and Seventy Six Only) and the such sum as prayed for and for costs, together with such interest, if any, as the Honourable Court may onder. f you cause an appearance to be entered for you. The Plaintiff's will

thereafter serve upon you a Summons for Judgment at the hearing of which you will be entitled to ask the Honourable Court for leave to defend the suit.

Leave to defend may be obtained if you satisfy the Honourable Court by affidavit or otherwise that there is a defence to the suit or the merits or that t is reasonable that you should be allowed to defend the suit. Given under my hand and the seal of this Hon'ble Court

Dated this 25th Day of June, 2024 For Registrar City Civil Court, Bombay

L. H. Hingu & Co., Advocates for the Plaintiff 2nd Floor, Machinery House this 25th day of June, 2024 11, Burjorji Bharucha Marg, Kalaghoda,

Note: Next date in Suit is 30-07-2024, please check the status and next/further date of this Suit on the official website of the City Civil & Sessions Court, Gr. Bombay

FORM A

#### **PUBLIC ANNOUNCEMENT**

(Under Regulation 6 of the Insolvency and Bankruptcy Board of India (Insolvency Resolution Process for Corporate Persons) Regulations (2016) FOR THE ATTENTION OF THE CREDITORS OF

EDRISHTI MOVIES PRIVATE LIMITED				
	RELEVANT PA	ARTICULARS		
1	Name of corporate debtor	EDRISHTI MOVIES PRIVATE LIMITED		
2	Date of incorporation of corporate debtor	12/11/2018		
3	Authority under which corporate debtor is incorporated / registered	Registrar of Companies - Mumbai		
4	Corporate Identity No. / Limited Liability Identification No. of corporate debtor	U22300MH2018PTC316955		
5	Address of the registered office and principal office (if any) of corporate debtor	Manek Mahal, 6th Floor, 90 Vee Nariman Road, Churchgate, Mumbai Maharashtra, India, 400020		
6	Insolvency commencement date in respect of corporate debtor	July 09, 2024 NCLT, Mumbai Benct passed Order dated July 08, 2024 in CP(IB)/111(MB)/2024. Order received by Interim Resolution Professional or July 09, 2024.		
7	Estimated date of closure of insolvency resolution process	January 05, 2025 (180 days from the date of commencement of CIRF i.e. July 09, 2024		
8	Name and registration number of the insolvency professional acting as interim resolution professional	Truue IPE Private Limited IBBI/IPE-0151/IPA-1/2023-24/50052 AFA Valid Till 30/06/2025		
9	Address and e-mail of the interim resolution professional, as registered with the Board	D-501, Ganesh Meridian, Opp. Higi Court, S. G. Road, Ahmedabad - 380060. Email : cirp.edrishti@gmail.com jain_cp@yahoo.com;		
10	Address and e-mail to be used for correspondence with the interim resolution professional	D-501, Ganesh Meridian, Opp. Higl Court, S. G. Road, Ahmedabad 380060. Email:cirp.edrishti@gmail.com; jain_cp@yahoo.com		
11	Last date for submission of claims	July 23, 2024 i.e., 14 days from appointment date of CIRP order received on July 09, 2024.		
12	Classes of creditors, if any, under clause (b) of sub-section (6A) of section 21, ascertained by the interim resolution professional	Not applicable at present		
13	Names of Insolvency Professionals	Not applicable at present		

representatives are available at : Not Applicable Notice is hereby given that the National Company Law Tribunal has ordered the commencement of a Corporate Insolvency Resolution Process of the Edrishti Movies Private Limited on July 08, 2024. The order received by Interim Resolution

in point 10 and

jain\_cp@yahoo.com iv) website at : www.truueipe.com

) Weblink : www.ibbi.gov.in/home/downloads ) Physical Address: same as mentioned

iii) Email IRP at : cirp.edrishti@gmail.com;

dentified to act as Authorised epresentative of creditors in a clas-Three names for each class) (a) Relevant Forms and

(b) Details of authorized

Professional on July 09, 2024.

Place : Mumbai

Date: 10.07.2024

The creditors of Edrishti Movies Private Limited are hereby called upon to submit their claims with proof on or before July 23, 2024 to the Interim Resolution Professional at the address mentioned against entry No. 10.

The financial creditors shall submit their claims with proof by electronic means only. All other creditors may submit the claims with proof in person, by post or by electronic A financial creditor belonging to a class, as listed against the entry No. 12, shall

indicate its choice of authorised representative from among the three insolvency professionals listed against entry No.13 to act as authorised representative of the class [None at present] in Form CA.

Submission of false or misleading proofs of claim shall attract penalties. Chandra Prakash Jain Whole Time Director

For, M/s Truue IPE Pvt Ltd, Interim Resolution Professional of Edrishti Movies Private Limited IBBI No. IBBI/IPE-0151/IPA-1/2023-24/50052 AFA Valid till 30.06.2025 **PUBLIC NOTICE** 

NOTICE is hereby given that Macrotech Developers Limited, having their registered office at 412, Floor-4, 17G Vardhaman Chamber Cawasji Patel Road, Horniman Circle, Fort, Mumbai-400001, have negotiated with our client to sell Residential Unit No. 2301 in the "A" Wingof the building known as "Lodha Malabar - Palaces by the Sea", being constructed on land more particularly described in the Schedule written (hereinafter referred to as the "Premises").

All persons having or claiming any right, title, estate or interest by way of an agreement, demand, inheritance, share, sale, mortgage, transfer, lease, sub-lease, transfer, tenancy, sub-tenancy, lien, charge, trust, maintenance easement, gift, license, demise, bequest, partition, suit, decree, attachment, injunction order, acquisition, requisition, development right, lis-pendens exchange, possession or encumbrance or otherwise, howsoever, into or upon the Premises or part thereof described above are hereby required to give notice thereof in writing along with complete documentary proof to M/S. PURNANAND & CO., ADVOCATES AND SOLICITORS, 2nd Floor, Fort Chambers 'C', 65 Tamarind Lane, Fort, Mumbai-400023 within 10 days of publication hereof, failing which any such right or claim if any shall be deemed to have been waived and/or abandoned and not binding on our clients and our clients will complete the proposed transaction. SCHEDULE

Residential Units No. 2301, admeasuring 8119 square feet, along with exclusive balcony/verandah/open terrace admeasuring 1427 square feet, on the 23rd floor in the "A" Wing of the building named/known as Lodha Malabar Palaces by the Sea along with 6 car parks, being constructed on land or ground bearing (i) All that piece and parcel of land or ground at Malabar Hill Road, also called Walkeshwar Road, in the City and Registration Sub-District of Bombay admeasuring 5376 square yards or thereabouts but according to Cadastral Survey Register 5251.58 square yard and on actual survey 5329 square yards or thereabouts bearing Collector's old No. 323, New No. 2127, Old Survey No. 13 and New Survey No. 1/7292 and Cadastral Survey No. 311 of Malabar Hill Division and assessed by the Municipality under (1) D Ward No. 2488(1) Street No. 64-E-Walkeshwar Road ( 2) D Ward No. 2488 (2) and Ward Nos. 2484 to 2487, Street Nos. 64-B & 64-C Walkeshwar Road (3) D Ward No. 2488(3) Street No. 64-A-Walkeshwar Road, (4) D Ward No. 2489(1) Street No. 64-D-Walkeshwar Road, (5) D Ward No. 2489(1A & 2) Street No. 60 Walkeshwar Road, (6) D Ward No. 2489(5) Street Nos. 64-D-64E-Walkeshwar Road and (7) D Ward Nos. 2485-2487, 62-62A and D-308-Walkeshwar Road; and (ii) All that piece or parcel of land or ground situate on the North side of Walkeshwar Road containing by admeasuring 2689 square yards equivalent to 2248.34 sq.mtrs. or thereabouts as per the Deed of Settlement dated 6th April 1954 but as per the Property Register Card admeasuring 2267.57 sq.mtrs., in the registration sub-district of Bombay registered in the books of the Collector of Land revenue under Old No. 323 New No. A1/2127 old Survey No. 13 and New Survey No. 2A /7292 bearing Cadastral Survey No. 310 of Malabar and Cumballa Hill Division.

Dated this 10th day of July 2024

For M/S. PURNANAND & CO. Manish Parekh Partner Advocates and Solicitors

2nd Floor Fort Chambers 'C'

65 Tamarind Lane, Fort, Mumbai-400023

**69** kotak°

#### **KOTAK MAHINDRA BANK LIMITED**

Registered Office: 27 BKC, C-27, G Block, Bandra Kurla Complex, Bandra (East), Mumbai-400 051, Maharasht Branch Office: 4th Floor, Adamas Plaza, 166/16, Kolivery Village, Kunchi Kurve Nagar, Behind Hare Krishna Hotel CST Road, Kalina, Santacruz (East), Mumbai-400 098, Maharashtra

WITHOUT PREJUDICE

# POSSESSION NOTICE (For immovable pro (As per Appendix IV read with Rule 8 (1) of the Security Interest (Enforcement) Ru Loan account Name: Shree Jewel House Pvt. Ltd. & Ors.

oan A/c. No.: 1386FL0100000001&505044011125, CRN-36030818.

WHEREAS, The undersigned being the Authorised Officer of the Kotak Mahindra Bank Ltd. a banking company within the meaning of the Banking Regulation Act 949 having it's Registered Office at 27BKC, C 27, G Block, Bandra-Kurla Complex andra (E), Mumbai-400 051 and Branch office at 4th Floor, Admas Plaza, 166/16 ST Road, Kolivery Village Kunchi Kurve Nagar, Kalina Santacruz (E), Mumbai-400 198 under Securitisation and Reconstruction of Financial Assets and Enforcement o security Interest Act, 2002 ("SARFAESI Act") and in exercise of the powers conferred nder sections 13 (2) and 13 (12) read with Rule 8 (1) of the Security Interes Enforcement) Rules, 2002 issued a Demand Notice dated 02.11.2021 which was sued to 1) Shree Jewel House Pvt. Ltd. Through its Director Mr. Jeevan Jain Borrower / Mortgager) & 2) Mrs. Sangeeta Jeevan Jain (Co-Borrower), 3) Mrs. Kalavat Mahendra Jain (Co-Borrower) all having address at :- 303, 3rd Floor, Kakad Market Office and Buisness CHSL., Kalbadevi Road, Mumbai-400 002 and also at Flat No. 1203, 12th Floor, Sumer Tower No. 2, CHSL. 108 Seth Motisha Road, Mazgao 1203, 12." Floor, Sumer Tower No. 2, CHSL. 108 Seth Motisha Road, Mazgaon, Mumbai-400 010; to repay the amount mentioned in the notice being ₹ 5,84,58,525/-(Rs. Five Crore Eighty Four Lakh(s) Fifty Eight Thousand Five Hundred Twenty Five Only) as on 29.10.2021 and for Loan A/c. No. 1386FL0100000001 ₹ 12,26,186,95 (Rs. Twelve Lakh(s) Twenty Six Thousand One Hundred Eighty Six & Paise Ninety Five Only) as on 29.10.2021 together with further interest and othe charges thereon at the contractual rates upon the footing of compound interest form 30.10.2021 till it's actual realization ("outstanding amount") within 60 days from the date of publication of the said Demand Notice. The aforementioned Borrower / Co-Borrower having failed to repay the amount, notice is hereby given to the Borrower / Co Borrower and the **public in general** that the undersigned has taken **Physical Possession** of the property described herein below in exercise of powers conferred on him / her under Section 13(4) of the SARFAESI Act read with Rule 8 and in execution of order under Section 14 dated 10th of August, 2023 passed by the Additional Chief Metropolitan Magistrate, Esplanade, Mumbai of the above said

Rules on this 5th Day of July of the year 2024.
The Borrower / Co Borrower mentioned hereinabove in particular and the publ n general is hereby cautioned not to deal with the property and any dealings with ne property will be subject to the charge of the **Kotak Mahindra Bank Limited** aving **branch address at** 4<sup>th</sup> Floor, Admas Plaza,166/16, CST Road, Kolivery fillage: Kunchi Kurve Nagar, Kalina Santacruz (E), Mumbai-400 098 for an amoun 5,84,58,525/- (Rs. Five Crore Eighty Four Lakh(s) Fifty Eight Thousand Five Hundred Twenty Five Only) as on 29.10.2021 and for Loan A/c. No. 1386FL0100000001 ₹ 12,26,186.95 (Rs. Twelve Lakh(s) Twenty Six Thousand One Hundred Eighty Six & Paise Ninety Five Only) as on 29.10.2021 together with further interest and other charges thereon at the contractual rates upon the footing o compound interest form 30.10.2021 till it's actual realization. The Borrowers Attention is invited to the Provisions of Sub Section (8) of Sec 13 of

the Act, in respect of time available, to redeem the secured asset DESCRIPTION OF THE IMMOVABLE PROPERTY

MORTGAGE OVER FOLLOWING PROPERTIES: Flat No. 1203, 12th floor, Sumer Tower No. 2, CHSL.,108 Seth Motisha Road

Mazgaon, Mumbai-400 010

(Authorised Officer : 05.07.2024 (Mrs. Shweta Kamath, Associate Vice President-Lega Kotak Mahindra Bank Ltd.

#### POSSESSION NOTICE Whereas, the authorized officer of Jana Small Finance Bank Limited (Formerly known

as Janalakshmi Financial Services Limited), 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 notices** to the borrower(s)/ Co-borrowers(s) calling upon the borrowers to repay the amount mentioned against the respective names together with interest thereon at the applicable rates as mentioned in the said notices within **60 days** from the receipt of the said notices, along with future interest as applicable incidental expenses, costs, charges etc. incurred till the date of payment and/or realisation. Sr. Loan No. Borrower/ 13(2) Notice Date/ Date/ Time
Co-Borrower/ Outstanding Due 2 Type of

ı	No.	Loan No.	Guarantor/ Mortgagor	(in Rs.) as on	Possession
	1	33979630000957	1) Sohan Ravindra Gangavane, 2) Kartika Ravindra Gangavane	18.04.2024 Rs.4,56,686.01 (Rupees Four Lakhs Fifty Six Thousand Six Hundred Eighty Six and One paisa Only) as of 14.04.2024	Date: 06-07-2024 Time: 02:11 P.M. Symbolic Possession
		<u>Description of Secured Asset:</u> All that piece and parcel of the immovable proper being land admeasuring 864 Sq.ft. being and situate at Grampanchayat Milki			

Property Tax No.39, Villege Thugao Bahul, Tal. Khed, Dist. Pune-410501. On or towards: Towards East by: Property belonging Kartika Gangawane, Towards West by: Open Land, Towards South by: Property belonging Mr. Chindhu Maruti Gangawane, Towards North by: Property belonging Mr. Girish Sudam Gangawane. 08.04.2024 30439430000058 1) Praladrao Munjaji Rs.9,30,522.03 (Rupees 09.07.2024

& 30439970000031	2) Godavari	Nine Lakhs Thirty Thousand Five Hundred Twenty Two and Three Paisa Only) as of 08.04.2024	
Description of Secured Asset: All that piece and parcel of the immoval property being land admeasuring 2178 Sq.ft. i.e. 202.41 Sq.mtr. being and situe at Grampanchayat Milket No 100 Mauie Sangayi Khurd Tal Ardhanur Die			

	1) Vijay Choukhaji	07.05.2024 Rs.2,33,835.02 (Rupees	Date: 09.07.2024
at Grampanchaya Nanded-431704.	at Milkat No.100, Mau On or towards: Towar naji Mule, Towards Sou	q.ft. i.e. 202.41 Sq.mtr. bein je Sangavi Khurd, Tal. An rds East by: Road, Towar th by: Property of Ashvin M	dhapur, Dist.

30439630000125	Paikrao,	Iwo Lakhs Thirty Three	l ime:		
30439030000123	2) Maya Vijay	Thousand Eight Hundred	11:25 AM		
	Paikrao	Thirty Five and Two Paisa	Symbolic		
	Faikiau	Only) as of 06.05.2024	Possession		
Description of Secured Asset: All that piece and parcel of the immovable					
property being land admeasuring 600 Sq.ft., 55.76 Sq.mtr. being and situate at Plot					
No.25, Gat No.271, Mauje Taroda BK, Tal. & Dist. Nanded-431605. On or towards:					
Towards East by: Plot No.16. Towards West by: 20 feet wide Road. Towards					

South by: Remaining Part of Plot, Towards North by: Plot No.26. Whereas, the Borrowers/ Co-borrowers/ Guarantors/ Mortgagors, mentioned herein above have failed to repay the amounts due, notice is hereby is given to the Borrowers

mentioned herein above in particular and to the Public in general that the authorized officer of Jana Small Finance Bank Limited has taken Symbolic possession of the properties/ secured assets described herein above in exercise of powers conferred on im under section 13 (4) of the said Act read with Rule 8 of the said rules on the dates mentioned above. The Borrowers/ Co-borrowers/ Guarantors/ Mortgagors, mentioned above in particular and the Public in general are hereby cautioned not to dea with the aforesaid properties/ Secured Assets and any dealings with the said properties. Secured Assets will be subject to the charge of **Jana Small Finance Bank Limited**.

Place: Pune/ Nanded/ Maharashtra Sd/- Authorised Officer, Jana Small Finance Bank Limited

JANA SMALL FINANCE BANK

Registered Office: The Fairway, Ground & First Floor, Survey No.10/1, 11/2 & 12/2B, Off Domlur, Koramangla Inner Ring Road, Next to EGL Business Park,

Challaghatta, Bangalore-560071. <u>Branch Office:</u> Office No.704/705, Modi Plaza, Opp. Laxminarayan Theatre, Mukund Nagar, Satara Road, Pune-411037