14 THE FREE PRESS JOURNAL Mumbai, Wednesday, April 16, 2025

कार्यपालक अभियंता का कार्यालय भवन निर्माण विभाग, भवन प्रमंडल,देवधर

<u>शुद्धि–पत्र</u>

एतद् द्वारा सूचित किया जाता है कि भवन प्रमंडल देवघर द्वारा प्रकाशित ई–टेन्डर रेफरेन्स न0–BCD/EE/11/ DEOGHAR /2024-25 जिसका पी0 आर0 संख्या-349402 Building (24-25)#D के निविदा में निम्नांकित आंशिक संशोधन किया जाता है

क्रमांक	पूर्व में वेबसाईट पर निविदा प्रकाशन की तिथि	संशोधित वेबसाईट पर निविदा प्रकाशन की तिथि			
1	08.04.2025 11:00 बजे	16.04.2025 11:00 बजे			
2	पूर्व में बिड प्राप्ति के लिए अन्तिम तिथि⁄समय	संशोधित बिड प्राप्ति के लिए अन्तिम तिथि⁄समय			
2 (क)	21.04.2025 11:00 बजे	24.04.2025 11:00 बजे			
3	पूर्व में निविदा खोलने की तिथि⁄समय एवं स्थान	संशोधित निविदा खोलने की तिथि⁄समय एवं स्थान			
3 (क)		25.04.2025 11:00 बजे नोडल पदाधिकारी, ई0 प्रोक्यूरमेंट सेल, मुख्य अभियंता का कार्यालय, भवन निर्माण विभाग, लाईन टैंक रोड, झारखण्ड, रॉची।			
	सभी शर्ते यथावत् रहेगी।				
	PR NO 350409 Building(2	25-26):D कार्यपालक अभियंता भवन प्रमंडल देवघर			

MUMBAI NORTH ZONAL OFFICE:-"Yashomangal Bldg", Plot No 632, बैंक ऑफ महाराष्ट्र Gandhi Nagar, Bandra East, Mumbai - 400 051, Tel: 022-26400038 Bank of Mahara e-mail: legal_msz@mahabank.co.in. एक परिवार एक बैंक

WITHOUT PREJUDICE

A notice is hereby given that the following Borrower 1. Mrs. ANITA VINOD TIWARI (Applicant) 2. Mr. ASHOK BHABUTLAL JOSHI (GUARANTOR) have defaulted in the repayment of principal and interest of the loans facility obtained by them from the Bank and the loans have been classified as Non-Performing Assets (NPA). The notices were issued to them under Section 13(2) of Securitization & Re-construction of Financial Assets & Enforcement of Security Interest Act 2002 on their last known addresses, but they have been returned unserved and as such they are hereby informed by way of this public notice

Name of the Borrower	Nature of Credit Facilities	Details of Hypothecated Property	Date of Demand Notice	Amount Outstanding
	A/C Number		Date of NPA	
1. Mrs. ANITA	Housing Loan	FLAT NO 507 5TH FLOOR A WING	25.03.2025	Rs. 40,63,024.00
VINOD TIWARI	60406350298	SHIVKRUPA, SRA CHS GAURISHANKAR		plus interest thereor
(Applicant)		WADI NO PANTNAGAR, GHATKOPAR		@ 9.05% w.e.f.
2. Mr. ASHOK	Personal Loan	400075 being totally admeasuring 225 sq.	23.03.2025	23/03/2025 within
BHABUTLAL		feet in City Survey No.,5670, 5671, 5672 (P),	23.03.2023	60 days from the
JOSHI	60477183936	5694 (P), 5695(P) of Village Ghatkopar Kirol,		date of receipt of
(GUARANTOR)		Taluka Kurla situate at Pantnagar within local		this notice;
II		limits of Ghatkopar East Mumbai		
		bay in full the amount of Rs. 41,86,116.00		
		t of this notice. If the concerned Borrowers/		
Bank of Maharashtra	as aforesaid, then	the Bank of Maharasthra shall be entitled to	proceed against the	e above secured asset

under Section 13(4) of the Act and the applicable Rules entirely at the risks of the concerned Borrowers/ Guarantors as to the costs and consequences. In terms of provisions of SARFAESI ACT, the Concerned Borrowers/Guarantors are prohibited from transferring the above said assets, in any manner, whether by way of sale, lease or otherwise without the prior written consent of Bank of

Maharashtra Any contravention of the said provisions will render the concerned persons liable for punishment and /or penaltheter in accordance with the SARFAESI Act The borrower's attention is invited to the provisions of sub-section 8 of Sec 13 of the Act, in respect of time available, t redeem the secured assets.

Date:- 25.03.2025 Place:- Mumbai

AX65/SARFAESI 13/2 ANITA/2024-25

Authorized Officer, Mumbai North Zone Annexure -13 FORM NO. 22

[See Regulation 37(1)] BY ALL PERMISSIBLE MODE

For Bank of Maharashtra

DATE: 25.03.2025



OFFICE OF THE RECOVERY OFFICER DEBTS RECOVERY TRIBUNAL MUMBAI (DRT 3)

1st Floor, MTNL Telephone Exchange Building, Sector-30 A, Vashi, Navi Mumbai- 400703 RC No. 198/2016 Date of Auction Sale: 20/05/2025

PROCLAMATION OF SALE: IMMOVABLE PROPERTY

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

STATE BANK OF INDIA VS RAMSHARAN SWAMISHARAN PATHAK & ANR To.

(CD-1) Ramsharan Swamisharan Pathak, Dc 2/302 Madhav Shristi Barave Village Khadagpada Kalyan Westthane, Maharashtra

Whereas Recovery Certificate No. RC NO. 198 OF 2016 in O.A NO. 501 of 2012 was drawn up by the Hon'ble Presiding Oficer, DEBTS RECOVERY TRIBUNAL MUMBAI (DRT 3) for therecovery of the sum of Rs. 13,24,244.47 (In Words Rs Thirteen Lakhs Twenty Four Thousand Two Hundred Forty Four And Paise Four Seven Only) along with interest and the costs from the CD, and you, the CD, failed to repay the dues of the Certificate Holder Park(a) (Einappiel Destitution) Bank(s)/Financial Institution(s).

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

Notice is hereby given that in absence of any order of postponement, the said vectovery certificate. Notice is hereby given that in absence of any order of postponement, the said property(s) shall be sold on 20/05/2025 between 1: 00: PM to 2:00 PM by auction and bidding shall take place through Online through the website: https://www.bankeauctions.com. The details of authorised contact person for auction service provider is, Name MR, BHAVIK PANDYA C1 India Pvt Itd, Mobile No.-8866682937, Email-support@bankeauctions.com

The details of authorised bank officer for auction service provider is Name: MR. C.D. KAMBLE, Mobile No 7875551560 Email:-sbi.11697@sbi.co.in

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

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

officer or other person, having any duty to perform in connection with this sale shall, however, either directly or indirectly bid for, acquire or attempt to acquire any interest in the properties sold

The sale shall be subject to conditions prescribed in the second schedule to the Income Tax Act, 1961 and the rules made thereunder and to the following further conditions-The particulars specified in the annexed schedule have been stated to the best of the information of the undersigned but the undersigned shall not be answerable for any error. misstatement or omission in the proclamation.

- II. The Reserve Price below which the property shall not be sold is as mentioned in the schedule.
- III. The amount by which the bidding is to be increased. In the event of any dispute arising as to the amount bid or as to
- the bidder the lot shall at once be again put up for auction or may be cancelled. IV. The highest bidder shall be declared to be the purchaser of any lot provided always that he/she/they are legally qualified to bid and provided further the amount bid by him/her/them is not less than the reserve price. It shall be in

NOTICE OF SALE THROUGH PRIVATE TREATY SALE OF IMMOVABLE ASSETS CHARGED TO THE PMB HOUSING FINANCE UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF Security interest act 2002 (Sarfaesi Act). ົອ**ດປ** Housing TITIN S JAWALE/SHITAL MADHUKAR SHILVANT, FLAT NO 303, 3 RD FLOOR, D WING, SHAKUNTALA SANKALP, NILJE LODHA HEAVEN, ALYAN, THANE, MAHARASHTRA-412205, THANE, INDIA. AN: HOU/NAV/0720/80800 DDRESS OF THE BRANCH: PNB HOUSING FINANCE LIMITED, 5TH FLOOR, FLAT NO. 508-509, PERSIPOLIS BUILDING, SECTOR -17, ASHI, NAVI MUMBAI, MAHARASHTRA - 400703, AUTHORIZED OFFICER'S DETAILS: NAME: VINAY YADAV HONE NOS. OF BRANCH: E-MAIL ID: VINAYYADAV@PNBHOUSING.COM, MOBILE NO: 3865390710, PRIVATE TREATY TO BE EXECUTED ON 30th APRIL 2025

PURCHASER IDENTIFIED

PURCHASER IDENTIFIED The undersigned as Authorized Officer of PNB Housing Finance Ltd. has taken over possession of the schedule property(ies) u/s 13(4) of the SARFAESI Act. 2002. all previous attempt to auction through inviting public bid failed. Hence, Public at large is being informed that the secured property as mentioned in the Schedule is available for sale, through Private Treaty as per the terms agreeable to the PNB Housing Finance Ltd. tor realisation of dues on "As IS WHERE IS BASIS" and "AS IS WHAT IS BASIS". Standard terms & conditions for sale of property through Private Treaty are as under: 1. Sale through Private Treaty will be on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS". Thus, no public bid shall be invited. 2. Such purchaser shall be required to deposit 25% of the sale consideration on the next working day of receipt of acceptance of offer for purchase of property and the remaining amount within 15 days thereafter. 3. The purchaser pas to deposit 10% of the offered amount along with application which will be adjusted against 25% of the deposit to be made as per clause (2) above. 4. Failure to remit the amount as required under clause (2) above, will cause forfeiture of amount already used is the terms and the terms and the terms at the terms and the terms at the terms at the term of the terms at the terms at the terms at the term of the terms at the term of terms at the terms at the term of the terms at the term of terms at the term of terms at the terms at terms at the term of terms at terms at the ter

- paid along with application. In case of non-acceptance of offer of purchase by the PNB Housing Finance , the amount of 10% paid along with the application will be
- In Case of non-acceptance of offer of purchase by the Pho nousing manue, the amount of tote paid along want the approaced man be refunded without any interest. The property is being sold with all the existing and future encumbrances whether known or unknown to the PNB Housing Finance. The Authorized Officer/ Secured Creditor shall not be responsible in any way for any third-party claims/ rights/ dues. The purchaser should conduct due diligence on all aspects related to the property (under sale through private treaty) to his satisfaction. The purchaser shall not be entitled to make any claim against the Authorized Officer/ Secured Creditor in this regard at a later date. The PNBHE, reserves the right to reject any offer of purchase withiout assigning any reason. In case of more than one offer, the PNBHE, will accept the highest offer. The interested parties may contact the Authorized Officer for turther details/ clarifications and for submitting their application. The purchaser has to be ar stamp duty, registration fee, and other expenses, taxes, duties in respect of purchase of the property. Sale shall be in accordance with the provisions of SARFAESI Act/ Rules.

SCHEDULE:- Reserve Price (Rs.) (Below which the properties will not be sold), Rs. 18,58,000/ - (only) DESCRIPTION OF THE PROPERTY(IES):-FLAT NO 303,3 RD FLOOR, D WING, SHAKUNTALA SANKALP, NILJE LOOHA HEAVEN, KALYAN, Thane, MAHARASHTRA-412205, Thane, India. LAN:- HOU/NAV/0720/800800, Total Rs. 18,58,000/ - (Rupees Eighteen Lakhs Fifty-Eight Thousand only) Data: 45 04 0405, PLACE, NAVI, MURANALE AND ALL SANKALP, ALL DATA ALL SANKALP, NILJE LOOHA HEAVEN, KALYAN, DATA: 45 0405, PLACE, NAVI, MURANALP, ALL DATA ALL SANKALP, NILJE LOOHA HEAVEN, KALYAN, DATA: 45 0405, PLACE, NAVI, MURANALP, NILJE (SANKALP, NILJE), PLACE ALL SANKALP, NILJE, SANKALP

DATE : 15.04.2025, PLACE: NAVI MUMBAI FOR PNB HOUSING FINANCE (AUTHORISED OFFICER)

MUMBAI SLUM IMPROVEMENT BOARD A REGIONAL UNIT OF

(MAHARASHTRA HOUSING AND AREA DEVELOPMENT AUTHORITY)

Tel no. - 022-66405432, E-mail -eewest.msib@mhada.gov.in Ref no. EE/West/MSIB /e-Tender / 26 / 2025-26

E-TENDER NOTICE No. 26

Executive Engineer (West) Division, Mumbai Slum Improvement Board, (Unit of MHADA) Room No. 537, 4th floor, Griha Nirman Bhavan, Bandra (East), Mumbai 400 051 Phone Number (022) 66405432 is inviting Open Tender / Regular e-Tender for the 12 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 Maharashtra portal https://mahatenders.gov.in, Bidding documents can be loaded on the website. The tender schedule as follows.

Sr. No.	Stage	Date of time period	Sr. No.	Stage	Date of time period
1	Documents sale start	17/04/2025 10.30 am.	2	Documents sale end	24/04/2025 02.30 a.m.
3	Technical bid opening	25/04/2025 03.05 pm. onward	4	Price bid opening	28/04/2025 10.30 am. onword

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.

C kotak

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

Sd/-Follow us:mhadaofficial MHADA - Leading Housing Authority in the Nation Executive Engineer G/S Divn. 000000 CPRO/A/297



KOTAK MAHINDRA BANK LIMITED Regd office: 27BKC, C 27, G Block, Bandra Kurla Complex, Bandra (E), Mumbai – 400 051 Corporate office: Kotak Infiniti, Bldg No 21, Infinity Park, General AK Vaidya Marg, Malad (E

ibai – 400 097 www.kotak.com AUCTION NOTICE

That the below mentioned Borrower/s had availed gold loan facility against security of the gold ornaments tems, as specified below. The Borrower/s defaulted in due repayment of the installments and outstanding dues and as a result of which the Bank was constrained to issue notices calling upon the Borrower/s to repay the outstanding amounts. However, the Borrower/s has failed to repay/clear his outstanding dues thereb compelling the Bank to auction the gold ornaments pledged in favour of the Bank. The open auction of the above mentioned gold ornaments would be held on/after at :-

Date: 23-Apr-2025 Time: 11:00 AM Place: Respective Sub Locations/E-Auction

ApplApac	Party Name	State	Location	Sub Location	Gross Wgt
GLN3501355	Irshad Khan	MAHARASHTRA	CTRLMUMBAI	ANDSVROAD	48.65
GLN3512585	Irshad Khan	MAHARASHTRA	CTRLMUMBAI	ANDSVROAD	22.56
GLN3670830	Mamta Shrawankumar Rajpurohit	MAHARASHTRA	CTRLMUMBAI	ANTARLI	73.40
GLN3588522	Zainab Mohammad Jamdar Ansari	MAHARASHTRA	CTRLMUMBAI	CHANDIVALI	57.97
GLN3487025	Rushikesh Laxman Mestry	MAHARASHTRA	CTRLMUMBAI	DOMBIVALI	24.84
GLN3671995	Viral Devchand Pasad	MAHARASHTRA	CTRLMUMBAI	GHATKOPARE	46.15
GLN3148691	Sahanwaz Mohammad Ismail Idrisi	MAHARASHTRA	CTRLMUMBAI	GHATKOPARE	15.00
GLN3088775	Sunil Baban Kamble	MAHARASHTRA	CTRLMUMBAI	GHATKOPARE	21.59
GLN3678819	Asma Mohd Salim Divecha	MAHARASHTRA	CTRLMUMBAI	KALHER	129.9
GLN3276018	Ramesh Laxminath Rayasam	MAHARASHTRA	CTRLMUMBAI	KALYAN	18.85
GLN3567395	Ramesh Laxminath Rayasam	MAHARASHTRA	CTRLMUMBAI	KALYAN	17.90
GLN3663358	Shumail Rashid Maniyar	MAHARASHTRA	CTRLMUMBAI	KALYAN	64.47
GLN3333057	Sagar Dilip Joshi	MAHARASHTRA	CTRLMUMBAI	MULUND	67.72
GLN3333211	Sagar Dilip Joshi	MAHARASHTRA	CTRLMUMBAI	MULUND	67.03
GLN3648039	Sagar Dilip Joshi	MAHARASHTRA	CTRLMUMBAI	MULUND	163.3
GLN3664233	Dnyanoba Dhondiba Shinde	MAHARASHTRA	CTRLMUMBAI	POKHRAN	67.0
GLN3617570	Dnyanoba Dhondiba Shinde	MAHARASHTRA	CTRLMUMBAI	POKHRAN	68.62
GLN3673664	Sapna S Sawant	MAHARASHTRA	CTRLMUMBAI	THANE	56.73
GLN3673703	Sapna S Sawant	MAHARASHTRA	CTRLMUMBAI	THANE	33.77
GLN3355300	Mangla Ramesh Patel	MAHARASHTRA	CTRLMUMBAI	THANE_MEAD	60.03
GLN3416121	Prakash Arjun Sable	MAHARASHTRA	CTRLMUMBAI	THANE_MEAD	10.49
GLN3416937	Dineshkumar Noratanmal Jangid	MAHARASHTRA	CTRLMUMBAI	THANE_MEAD	87.4
GLN3325148	Tryambak Shrimant Bhande	MAHARASHTRA	CTRLMUMBAI	THANE_MEAD	50.52
GLN3536975	Sanjeeda Faizan Shaikh	MAHARASHTRA	CTRLMUMBAI	VIKHROLI	91.9

priginal for verification together with two recent photographs at Sub Location. Also individual bidder should be present to handover the documents. The Bank reserves the right to change the venue/date/time of auction or cancel the auction / finalise the highest bid without any notice to bidders.

The cost of the auction process will be debited to the customer account. Bank reserves the right to recove the balance amount from the customer if the bid amount is insufficient to meet the pavo



E-Tender Notice for Bid No. 2025_MCGM_1170212_1

The Municipal Commissioner, Brihanmumbai Municipal Corporation, is hereby inviting the E-tenders for 'Providing the Services of Swimming Lifeguards and Instuctors for Training Camp at Mahatma Gandhi Memorial Olympic Swimming Pool, Dadar on or before 23 April 2025.

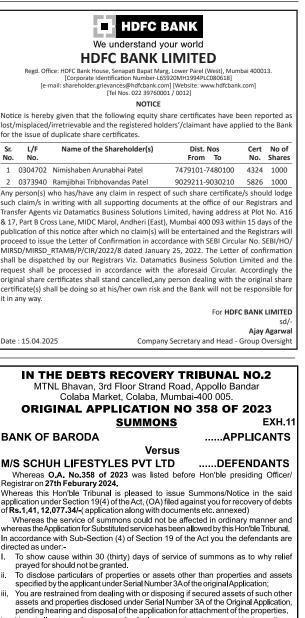
More information is available on the website https://mahatenders.gov.in/nicgep/app

Sd/- 15.04.2025 Administrative Officer (City-II) Sports & Entertainment

www.freepressjournalin

PRO/123/ADV/2025-26 **Avoid Self Medication**

म्हाडा



- iv. You shall not transfer by way of sale, lease or otherwise, except in the ordinary course of his business any of the assets over which security interest is created and/or other asset and properties specified or disclosed under Serial Number 3A of the original application without the prior approval of the Tribunal.
- You shall be liable to account for the sale proceeds realized by sale of secured asset or other assets and properties in the ordinary course of business and deposit such sale proceeds in the account maintained with bank financial institutions holding security interest over such assets.

You are also directed to file written statement with a copy thereof furnished to the applicant and to appear before DRT-II on 29/05/2025 at 11:00 a.m. failing which the application shall be heard and decided in your abser Given under my hand and seal of this Tribunal on this 25th Day of March 2025



Name & address of all the Defendants

M/S Schuh Lifestyles Pvt Ltd:- Gala No.109,C-2, 1% Floor Jai Jalaram comple Pimplas, Bhiwandi Thane- 421302 Also having 2nd address at :-Gala No.6. & 7s G-2, Jai Jalaram Complex, Pimplas, Bhiwandi Thane-421302

- MR. MOHAMMAD FURQUAN ALI:- Guarantor/director To M/s Schuh Lifestyles Pvt Ltd Having its address at C-2, Jai Jalaram Complex, 18 Floor Gala No. 109 Pimplas Bhiwandi Thane-431302 And also having 2nd address: Flat No. 404, 4th Floor Anjan Complex New Purulia Road, Mango, Jamshedpur, Jharkhand -834001.
- I, MRS, SHABINA ALI W/0 MR GHAZANFAR ALI, Guarantor to M/S SCHUH LIFESTYLES PVT LTD :-Having address at Flat No. 901, B wing Hakina R & Rabina Majiwada, Junction Thane- 400606.

& 17, Part B Cross Lane, MIDC Marol, Andheri (East), Mumbai 400 093 within 15 days of the publication of this notice after which no claim(s) will be entertained and the Registrars wil proceed to issue the Letter of Confirmation in accordance with SEBI Circular No. SEBI/HO/ MIRSD/MIRSD_RTAMB/P/CIR/2022/8 dated January 25, 2022. The Letter of confirmation shall be dispatched by our Registrars Viz. Datamatics Business Solution Limited and the request shall be processed in accordance with the aforesaid Circular. Accordingly the original share certificates shall stand cancelled, any person dealing with the original share certificate(s) shall be doing so at his/her own risk and the Bank will not be responsible fo it in any way.

Date : 15.04.2025	Company Secretary and Head - Group Oversigh
IN THE DEBTS I	RECOVERY TRIBUNAL NO.2
MTNL Bhavan, 3rd	Floor Strand Road, Appollo Bandar
Colaba Mark	et Colaba Mumbai-400.005

the discretion of the undersigned to decline acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so.

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

The Earnest Money Deposit(EMD), Reserve Price and Bid Increase, be fixed as follows:					
Sr. No	Details Of Property	EMD Amount (Amount In Rs)	Reserve Price Amount (In Rs)	Bid Increase in the Multiple of(In Rs)	
1	Flat No. 303, Area Admeasuring Area About 592 Sq. Ft On 3rd Floor Of Building Wing-C Building Known As "Kutir Kesari Co-op Hsg Soc Ltd., Lal Chowki, Agra Road, Near Silver Residency, Kalyan (w) 421 301 Situated Land Bearing Survey No. 4 Hissa No.4 And 11.		29,30,000/-	10,000/-	

MD) December Drive and Did Income to fine days fall

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

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

The successful bidder shall have to pay 25% of the sale proceeds after adjustment of EMD on being knocked down by next day in the said account/Demand draft/Banker Cheque/Pay order as per detail mentioned above. If the next day is Holiday or Sunday, then on next first office day. The purchaser shall deposit the balance 75% of the sale proceeds on or before 15th day from the date of sale of the property, exclusive of such day, or if the 15th day be Sunday or other Holiday then on the first office day after the 15th day by prescribed mode as stated above. In addition to the above the purchaser shall also deposit Poundage fee with Recovery Officer, DEBTS RECOVERY TRIBUNAL MUMBAI (DRT 3) @2% upto Rs.1,000/- and @1% of the excess of the said amount of Rs.1,000/- through DD in favour of Registrar, DEBTS RECOVERY TRIBUNAL MUMBAI (DRT -III). In case of default of payment within the prescribed period, the deposit, after defraying the expenses of the sale, may, if the undersigned thinks fit, shall be forfeited to the Government and the defaulting purchaser shall forfeit all claims to the property or to any part of the sum for which it may subsequently be sold. The property shall be resold, after the issue of fresh proclamation of sale.

Highest bidder shall not have any right/title over the property until the sale is confirmed by the Recovery Officer, DEBTS **RECOVERY TRIBUNAL MUMBAI (DRT 3)**

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

No request for inclusion/substitution in the sale certificate of names of any person(s) other than those mentioned in the E-Auction EMD Form shall be entertained. In case of more than one items of property brought for sale, the sale of such properties will be as per the convenience and it is not obligatory to go serially as mentioned in the sale notice.

NRI Bidders must necessarily enclose a copy of photo page of their passport & route their bid duly endorsed by Indian Miss (Embassy). The movable/immovable property is being sold on "As is where and as is what basis " and is subject to Publication charges, revenue and other Encumbrances as per rules. The undersigned reserves the right to accept or reject any or all bids, if found unreasonable or may postpone the auction at any time without assigning any reason.

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

SCHEDULE OF PROPERTY						
Sr Description of the property to be sold		Revenue assessed upon the property of any part thereof	Details of any other encumbrance to which property is liable	Claims, if any, which have been put forward to the property and any other known particulars bearing on its nature and value		
1	2	3	4	5		
1	Flat No. 303, Area Admeasuring Area About 592 Sq. Ft On 3rd Floor Of Building Wing-C Building Known As "Kutir Kesari Co-op Hsg Soc Ltd., Lal Chowki, Agra Road, Near Silver Residency, Kalyan (w) 421 301 Situated Land Bearing Survey No. 4 Hissa No.4 And 11.	Known	Not Known	Charges of the Three Bank are Considered in this Sale Proclamation		

Note: As on Auction Date i.e. 20/05/2025, The total amount of Rs. 68,08,520.17/- (APPROX) OF State Bank of India Rs. 39.86.681.47 Of Union Bank Of India. Rs 25.10.329 Of Bank Of Maharashtra (APPROX) is outstanding agains the CDs. Date of inspection of the properties as mention above has been fixed as 13/05/2025 between 11AM to 4PM. Last date of uploading of EMD and bid documents been fixed as 16/05/2025 up to 4:30pm.

AL (DEEPA SUBRAMANIAN) RECOVERY OFFICER-I DEBTS RECOVERY TRIBUNAL MUMBAI (DRT 3)

Given under my hand and seal of the date: 01.04.2025 SEAL For any further details/assistance/clarification regarding the terms and conditions of the auction, you are required to contact Mr.Affan Parkar-9769893241



E-Auction Sale Notice for the sale of immovable asset(s) under the Securitisation and Reconstruction of Financia Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of the Security Interes (Enforcement) Rules, 2002.

This notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of ICICI Bank Limited will be sold on 'As is where is', 'As is what is' and 'Whatever there is' as per the brief particulars given hereunder;

Sr. No.	Name of Borrower(s)/ Co-Borrowers/ Guarantors/ Loan Account No.	Details of the Secured asset(s) with known encumbrances, if any	Amount Outstanding	Price Earnest	Date and Time of Property Inspection	Date & Time of E-Auction
(A)	(B)	(C)	(D)	(E)	(F)	(G)
1.	Mr. Ajaybhai Dalpatbhai Bhagat (Borrower) Mr. Prakash Dalpatbhai Bhagat (Co-Borrower) Loan Account No. TBMUM00006618996	Flat No. 001, Ground Floor, Wing G, Kusum Kunj Complex, Near Pipe Company, Old Satpati Road, Gut No. 208, Village Dhansar, Palghar West, Palghar-401404 Admeasuring An Area of Admeasuring About 33,90sq Mtrs Builtup Area	Rs. 24,39,671/- As On April 30, 2025	Rs 12,20, 000/- Rs 1,22, 000/-	May 06, 2025 From 11.00 Am To 02.00 PM	May 23, 2025 from 11:00 AM onward
2.	Mrs. Suman Prabhash Choudhary (Borrower) Mr. Prabhash S Choudhari (Co- Borrower) Lan No. LBVRR00004835542	Flat No. 004, Ground Floor, B Wing, "Olive", Building No. 6, "Olive (Ameya) Yashwant Nagar Co- operative Housing Society Ltd", "yashwant Nagar", Survey No. 343, 344, 345, Bolinj, Virar West, Vasai, Palghar 401303 Admeasuring An Area Of 291 Sq.ft. I.e., 27.04 Sq Mtrs Carpet Area	Rs. 21,13,155/- As On April 30, 2025	Rs. 17,30, 000/- Rs.1,73, 000/-	May 07, 2025 From 11.00 Am To 02.00 PM	May 23, 2025 from 11:00 AM onward
3.	Mr. Ashish Mahendra Gupta (Borrower)/ Mrs,Shrimati (Co- Borrower) Lan No - TBVRR00006447966 TBVRR00006447967 LBVRR00006481215	Flat No. 201, 2nd Floor, Wing No. 5, Building No. 2, "shree Township", Near Eklaya School, Near Color City & Tata Project, Survey No. 58/1 & 10, Village Kambalgaon, Tal-Boisar, Boisar East, Palghar-401501, Admeasuring An Area Of Admeasuring About 460.18 Sq Fts Carpet Area	Rs. 25,58,044/- As On April 30, 2025	Rs 14,31, 000/- Rs 1,43, 100/-	May 07, 2025 From 02.00 PM to 05.00 Pm	May 23, 2025 from 11:00 AM onward
4.	Mrs. Jugita Sinha (Borrower)/ Mr. Jogesh Sinha (Co- Borrower) Lan No. TBVRR00006466511 LBVRR00006492199 LBVRR00006475505	Flat No. A/103, 1st Floor, Padmavati Nagar, S2/B3, Sector 2, Co-operative Housing Society Ltd, Survey No.13, 387-B, 22, Hissa No. 1,2 4, Village Bolinj, Taluka Vasai, Palghar-401303 Admeasuring Ah Area of Admeasuring Ahout 320 Sq Ft Le. 29,73 Sq Mtr Super Built Up Area	Rs. 16,97,255/- As On April 30, 2025	Rs. 11,80, 000/- Rs.1,18, 000/-	May 08, 2025 From 02.00 PM to 05.00 Pm	May 23, 2025 from 11:00 AM onward

The online auction will be conducted on the website (URL Link-https://disposalhub.com) of our auction agency M/s NexXen Solutions Private Limited. The Mortgagors/ Noticees are given a last chance to pay the total dues with further interest by May 22, 2025 before 05:00 PM else the secured asset(s) will be sold as per schedule.

The prospective bidder(s) must submit the Earnest Money Deposit (EMD) Demand Draft (DD) (Refer Column E) at ICICI Bank Limited, Level 3-5, 74 Techno Park, Opp SEEPZ Gate No. 02, Marol MIDC, Andheri East, Mumbai 400093 on or before May 22, 2025 before 04:00 PM Thereafter, they have to submit their offer through the website mentioned above on or before May 22, 2025 before 05:00 PM along with the scanned image of the Bank acknowledged DD towards proof of payment of EMD. In case the prospective bidder(s) is/ are unable to submit his/ her/ their offer through the website, then the signed copy of tender documents may be submitted at ICICI Bank Limited, Level 3-5, 74 Techno Park, Opp SEEPZ Gate No. 02, Marol MIDC, Andheri East, Mumbai- 400093 on or before May 22, 2025 before 05:00 PM. Earnest Money Deposit DD/PO should be from a Nationalised/ Scheduled Device for the submitted in such as the back.

Bank in favour of ICICI Bank Limited' payable at Mumbai. For any further clarifications in terms of inspection, Terms and Conditions of the E-Auction or submission of tenders, contact ICICI Bank Employee Phone No. 8104548031/9833699013/91686888529.

Please note that Marketing agencies 1. ValueTrust Capital Services Private Limited, 2, Augeo Assets Management Private Limited 3, Matex Net Pvt, Ltd. 4, Finvin Estate Deal Technologies Pvt Ltd 5, Girnarsoft Pvt Ltd 6. Hecta Prop Tech Pvt Ltd 7. Arca Emart Pvt Ltd 8. Novel Asset Service Pvt Ltd 9. Nobroker Technologie have also been engaged for facilitating the sale of this property

The Authorised Officer reserves the right to reject any or all the bids without furnishing any further reasons. For detailed Terms and Conditions of the sale, please visit www.icicibank.com/n4p4s Authorized Officer, ICICI Bank Limi

Date : April 16, 2025, Place: Mumbai

बैंक ऑफ इंडिया BOI 📈 Bank of India BOI	Malad East Branch: "Dwarkesh", Nivetia Road, Rani Sati Marg, Malad (East), Mumbai 400 097. Tel – 28732457 / 2877 3461 Email: MaladE.MumbaiNorth@bankofindia.co.in
Ref.No.MLDE/ADV/2024- To,	25/168 Date: 28-03-2025

Mr. Jimmi Vasanji Gala

iii.

Flat No. 902, 9th Floor, Building No. 02, Madhushree CHSL, Near Pahadi High School & ACME Industrial Estate Goregaon East - 400063 (Borrower-Mortgagor)

NOTICE U/S 13(2) OF THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT 2002

At the request made by you, the Bank has granted to you various credit facilities aggregating to an amount of Rs. 4,80,00,000.00. We give hereunder details of various credit facilities granted by us and the outstanding dues thereunder as on the date of this notice:-

Nature of Facility	Sanctioned Limit	Outstanding Dues
(a) Cash Credit	Rs. 4,60,00,000.00	Rs. 5,47,50,972.69
(b) WCTL II under GECL	Rs. 20,00,000.00	Rs. 12,60,461.42

2. The aforesaid credit facilities granted by the Bank are secured by the following assets / securities (particulars of properties / assets charged to Bank): (a) Flat No. 902, 3th Floor, Building No. 02, Madhushree CHSL, Near Pahadi High School & ACME Industrial Estate, Goregaon East - 400063

- As you have defaulted in repayment of your dues to the Bank under the said credit facilities, we have classified your account as Non-Performing Asset with effect from 27-03-2025 in accordance with the directions / guidelines issued by the Reserve Bank of India
- For the reasons stated above, we hereby give you notice under Section 13(2) of the above noted Act and call upon you to discharge in full your liabilities by paying to the Bank sum of Rs. 5,60,11,434.11 (contractual dues upto the date of notice) with further interest thereon @ 12.51 %p.a. compounded with monthly rests, and all costs, charges and expenses incurred by the Bank, till repayment by you within a period of 60 days from the date of this notice, failing which please note that we will entirely at your risks as to costs and consequences exercise the powers vested with the Bank under Section 13 of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, against the secured assets mentioned above.
- While we call upon you to discharge your liability as above by payment of the entire dues to the Bank together with applicable interest, all costs, charges and expenses incurred by the Bank till repayment and redeem the secured assets, within the period mentioned above, please take important note that as per section 13(8) of the SARFAESIAct, the right of redemption of secured assets will be available to you only till the date of publication of notice for public auction or inviting quotations or tende from public or private treaty for transfer by way of lease, assignment or sale of the secured assets.
- The amounts realized from exercising the powers mentioned above, will firstly be applied in payment of all costs, charges and expenses which are incurred by us and / or any expenses incidental thereto, and secondly in discharge of the Bank's dues as mentioned above with contractual interest from the date of this notice till the date of actual realization and the residue of the money, if any, after the Bank's entire dues (including under any of your other dues to the Bank whether as borrower of guarantor) are fully recovered, shall be paid to you
- If the said dues are not fully recovered from the proceeds realized in the course of exercise of the said powers against the secured assets, we reserve our right to proceed against you and your other assets including by filing legal / recovery actions before Debts Recovery Tribunal / Courts, for recovery of the balance amount due along with all costs etc. incidental thereto from you.
- Please take note that as per Sub-section (13) of the aforesaid Act, after receipt of this notice, you are restrained from transferring or creating any encumbrances on the aforesaid secured assets whether by way of sale, lease, license, gift, mortgage or otherwise.
- The undersigned is a duly authorized officer of the Bank to issue this notice and exercise powers under Section 13 of aforesaid Act.
- 10. Needless to mention that this notice is addressed to you without prejudice to any other right or remedy available to the Bank.

Place: Malad East Date: 28-03-2025

Yours faithfully Authorised Office