

FINANCIAL EXPRESS



PNB Housing Finance Limited
33005, 3rd Floor, B.K. World Tower, Mr. Sheetal Park Bus Stop, 150 Feet Ring Road, Rajkot-360005, B.O. ODHAV-221, 2nd Floor, Mangalam Arcade, BRTS Road, Odhav Gam, Ahmedabad-382415

APPENDIX-IV-A- E-AUCTION-PUBLIC SALE NOTICE OF IMMOVABLE PROPERTY/IES
E-AUCTION-SALE NOTICE FOR SALE OF IMMOVABLE ASSETS UNDER THE SECURITIZATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH PROVISIO TO RULE 8(6) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002

Reg. Office : 19-A, Dhuleshwar Garden, Ajmer Road, Jaipur - 302001 (CIN:136911RJ1996PLC011381)

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-B mortgaged/charged to the Secured Creditor, the constructive/physical possession of which has been taken, as per the details mentioned 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 the borrower(s) mortgagor(s) and guarantor(s) that the below described immovable property (ies) described 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/ Mortgagor/Guarantor (A)	Undemanded Amount (B)	Nature of possession (C)	Description of the Property mortgaged (D)	Reserve Price (Rs.) (E)	CMO (Rs.) (F)	Last date of Bid (G)	Bid receipt Rate (H)	Inspection Date & Time (I)	Date of Auction & Time (J)	Green flag/Prepaid Case (K)
NIH/ARJ/1127/331176 & NIH/JMD/0521/11633/09endra Rameshbhai Chandra / Pujaben Umeshbhai Chandra - B.O. ODHAV	Rs. 78,098.53 & 99,07,202.4	Physical	Flat No 50/2, Khodairesidency, postnol Khodairesidency, Rajputnagar Road, Jamnagar, Gujarat, India, 361001	Rs. 60,7000	Rs. 60,700	19-11-25	Rs. 10000	14-11-2025 12:00pm to 04:30pm	20-11-2025 09:00PM	Not Known
NIH/AHD/0321/867241 Brijmohan Jayprakash Saini / Chandra Saini, B.O. : ODHAV	Rs. 27,664.2 & 40 & 25,09-2924	Physical	Tower A 402 & D 402 D Kalash Enclave-Postnol 3 or Dev Ashok Durgu, 2, Odhav, Vadva, Ahmedabad, Gujarat-382440 India	Rs. 2013000	Rs. 201300	19-11-25	Rs. 10000	10-11-2025 12:00pm to 04:00pm	20-11-2025 09:00PM	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. ** Is 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-4. Further such encumbrances to be catered paid by the successful purchaser/bidder of his/her end. The prospective purchaser/bidder are requested to independently ascertain the veracity of the mentioned encumbrances. (1) If 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-4 (2) The prospective purchaser/bidder and interested parties may independently take the initiative of the pleading in the proceedings/orders passed etc. if any, stated in column no-4, including but not limited to the title of the documents of the title pertaining thereto available with the Plaintiff, 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) who purchase is legally bound to deposit 25% of the amount of sale price, (exclusive 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(3) of the Security Interest (Enforcement) Rules, 2002. The remaining 75% of the 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 be under the power to forfeit the payment of sale consideration amount within 15 days from the date of mandatory period of 15 days mentioned in letter and the property/secured asset shall be resold as per the provisions of Section 47 of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002. (4) M/s PNB Housing Finance Limited would be assisting the Authorized officer in conducting sale through an e-Auction having its Corporate office at Plot No. 68, 3rd Floor, Sector 44, Gurgaon, Haryana 120003 Website: www.auctionson.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 VIK & LODHA Toll Free No. - 1800 120 8800. E-Mail: auction@pnbhousing.com, is authorized Person of PNBHFL or refer to www.pnbhousing.com.**

PLACE :- GUJARAT DATE :- 05-11-2025 SBI-AUTHORIZED OFFICER, PNB HOUSING FINANCE LIMITED



AU SMALL FINANCE BANK LIMITED
A SCHEDULED COMMERCIAL BANK

Regd. Office: 19-A, Dhuleshwar Garden, Ajmer Road, Jaipur - 302001 (CIN:136911RJ1996PLC011381)

APPENDIX IV [SEE RULE 8(II)] POSSESSION NOTICE

Whereas, The undersigned being the Authorized Officer of the AU Small Finance Bank Limited (A Scheduled Commercial Bank) under the "Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest [Act, 2002 (54 of 2002)] and in exercise of powers conferred under section 13 (12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued demand notice on the date as mentioned below calling upon the borrowers to repay the amount mentioned in the said notice within 60 days from the date of receipt of the said notice as per the details given in below table: -

Name of Borrower/Co-Borrower/ Mortgagor/Guarantor/Loan A/c No.	13(2) Notice Date & Amount	Description of Mortgaged Property	Date of Possession Taken
(Loan A/c No.) L9001070129287958, Lakshmbi Nathusingh Devda (Borrower), Nathusingh Kesharsingh Devda (Co-Borrower)	13-Jan-25 Rs. 21,21,083/- Rs. Twenty-One Lac Twenty-One Thousand Eighty-Three Only as on 13-Jan-25	All That Part And Parcel Of Residential/Commercial Property Land / Building / Structure And Fixtures Property Situated At-Survey No.424 Old Survey No 485 Pakli, Plot No 30, Mouje Haroi, Ta- Talod, Dist- Sabarkantha, Gujarat Admeasuring 90.75 Sq.Mtr	31-Oct-25
(Loan A/c No.) L900107012145533, Parthbhai Mahendrabhai Vankar (Borrower), Smt. Kanchanben Vankar (Co-Borrower)	16-Apr-24 Rs. 4,88,083/- Rs. Four Lac Eighty-Eight Thousand Eighty-Three Only as on 15-Apr-24	All That Part And Parcel Of Residential/Commercial Property Land / Building / Structure And Fixtures Property Situated At- Flat No. - O/202, 1st Floor, O Block, Galaxy Flats, Mouje- Chhatrai, Taluka- Kalol, Dist- Gandhinagar, Gujarat. Admeasuring 54.34 Sq.Mtr. East: Margine land, then Flats of Block, West: Flat No- O/201, North: Margine land, South: Stair & Passage	30-Oct-25

The borrower having failed to repay the amount, therefore notice is hereby given to the borrower and the public in general that the undersigned has taken possession of the property described herein above mentioned table in exercise of powers conferred on him/her under section 13(4) of the said Act [Act 2002] read with Rule 8 of the said rule on the date mentioned in the above table. "The borrower's attention is invited to provisions of sub section (8) of section 13 of the Act read with rule 8 (6), in respect of time available, i.e. 30 days from this intimation, to redeem the secured assets."

The borrower 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 the AU Small Finance Bank Limited (A Scheduled Commercial Bank) for the amount and interest thereon mentioned in the above table.

Date : 04/11/2025

Place : Ahmedabad

Authorised Officer AU Small Finance Bank Limited



AU SMALL FINANCE BANK LIMITED
A SCHEDULED COMMERCIAL BANK

Regd. Office: 19-A, Dhuleshwar Garden, Ajmer Road, Jaipur - 302001, Rajasthan, (India). (CIN:136911RJ1996PLC011381)

APPENDIX-IV-A- [See proviso to rule 8(6)] Sale notice for sale of immovable properties

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

Notice is hereby given to the public in general and in particular to the Borrower (s)/ Co-Borrower (s)/Mortgagor (s) and Guarantor (s) (Who has availed the credit facility from Fincare Small Finance Bank Ltd which has now amalgamated with and into AU Small Finance Bank Ltd, w.e.f. 01st April 2024) that the below described immovable properties mortgaged to the Secured Creditor, the constructive/physical possession of which has been taken by the Authorised Officer of AU Small Finance Bank Limited (A Scheduled Commercial Bank), the same shall be referred herein after as AUSFB. The Secured Assets will be sold on "As is where is", "As is what is", and "Whatever there is" basis through E-Auction for recovery of amount mentioned in the table below along with further interest, cost, charges and expenses being due to AUSFB viz. Secured Creditor: It is hereby informed you that we are going to conduct public E-Auction through website <https://sarfaesi.auctiontngier.net>

Loan A/c No./ Name of Borrowers/Co Borrowers/ Mortgagors/Guarantor	Date & Amount of Demand Notice	Date of Possession	Reserve Price For Property	Earnest Money for Property	Date & Time of Auction	Date of Bid Submission	E-Auction Place of Tender Submission	Contact Person & Property Visit Date
(Loan A/c No.) 23630000027699, Zinzuvadiya Dhurubhai Kanjibhai (Borrower), Zinzuvadiya Jayaben Dhurubhai (Co-Borrower)	26-Feb-24 Rs. 14,88,532/- Rs. Fourteen Lac Eighty-Eight Thousand Five Hundred Thirty-Two Only, As On 21-Feb-24	10-Mar-25	Rs. 7,00,000/- Rs. Seven Lac Only.	Rs. 70,000/- Rs. Seventy Thousand Only.	10-Dec-25 2.00 PM to 4.00 PM with unlimited extension of 5 minutes	On or Before 08-Dec-25	AU Small Finance Bank Ltd., Branch Address :- 11/12, 2nd Floor, J9 Centre, Opp New Income Tax Office, Nr. Star Bazar Adajan, Gujarat -395009	Rahul Maurya- 7405553053 / 9773358234 05-Dec-25 auctions@aubank.in

Description of Property

Property Situated At-Plot No. 65 , Royal Park, Revenue Survey No-87, Block No-50, Village Kim-Kathodara, Ta-Olpad City Of Surat, Gujarat. Admeasuring -72 Sq.Yd

Loan A/c No./ Name of Borrowers/Co Borrowers/ Mortgagors/Guarantor	Date & Amount of Demand Notice	Date of Possession	Reserve Price For Property	Earnest Money for Property	Date & Time of Auction	Date of Bid Submission	E-Auction Place of Tender Submission	Contact Person & Property Visit Date
(Loan A/c No.) 1963000001039 & 1963000001419, Vaja Akashdeep Pankajbhai (Borrower), Vaja Ushaben Pankajbhai (Co-Borrower)	30-May-23 Rs. 10,16,183/- Rs. Ten Lac Sixteen Thousand One Hundred Eighty-Three Only, As On 24-May-23	07-Jun-25	Rs. 8,00,000/- Rs. Eight Lac Only.	Rs. 80,000/- Rs. Eighty Thousand Only.	17-Dec-25 2.00 PM to 4.00 PM with unlimited extension of 5 minutes	On or Before 15-Dec-25	AU Small Finance Bank Ltd., Branch Address :- Shop No 11C, Unit C, Kalpavrush Commercial Complex, Zazarad Road, Dist. Junagadh, Gujarat - 362001	Hiren Dodiya- 8980015215 / 9773358234 12-Dec-25 auctions@aubank.in

Description of Property

Property Situated At-Plot No. 65 , Royal Park, Revenue Survey No-87, Block No-50, Village Kim-Kathodara, Ta-Olpad City Of Surat, Gujarat. Admeasuring -72 Sq.Yd

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(Loan A/c No.) 22630000014985, Mitesh Vasanatbhai Jadv (Borrower), Jayshaben Vasanatbhai Jadv (Co-Borrower)	07-Feb-23 Rs. 20,02,335/- Rs. Twenty Lac Two Thousand Three Hundred Thirty-Five Only As On 03-Feb-23	06-Jan-25	Rs. 15,60,000/- Rs. Fifteen Lac Sixty Thousand Only.	Rs. 1,56,000/- Rs. One Lac Fifty-Six Thousand Only.	17-Dec-25 2.00 PM to 4.00 PM with unlimited extension of 5 minutes	On or Before 15-Dec-25	AU Small Finance Bank Ltd., Branch Address :- 11/12, 2nd Floor, J9 Centre, Opp New Income Tax Office, Nr. Star Bazar Adajan, Gujarat -395009	Rahul Maurya- 7405553053 / 9773358234 12-Dec-25 auctions@aubank.in

Description of Property

Property Situated At-Flat No-104, 1st Floor Of 'Royal Park Apartment, Plot No. 10 Of R.S. No. 83 , Keshod Dist -Junagadh, Gujarat. Admeasuring - Built Up Area-68-21-56 Sq.Mts

Loan A/c No./ Name of Borrowers/Co Borrowers/ Mortgagors/Guarantor	Date & Amount of Demand Notice	Date of Possession	Reserve Price For Property	Earnest Money for Property	Date & Time of Auction	Date of Bid Submission	E-Auction Place of Tender Submission	Contact Person & Property Visit Date
(Loan A/c No.) 22630000014985, Mitesh Vasanatbhai Jadv (Borrower), Jayshaben Vasanatbhai Jadv (Co-Borrower)	07-Feb-23 Rs. 20,02,335/- Rs. Twenty Lac Two Thousand Three Hundred Thirty-Five Only As On 03-Feb-23	06-Jan-25	Rs. 15,60,000/- Rs. Fifteen Lac Sixty Thousand Only.	Rs. 1,56,000/- Rs. One Lac Fifty-Six Thousand Only.	17-Dec-25 2.00 PM to 4.00 PM with unlimited extension of 5 minutes	On or Before 15-Dec-25	AU Small Finance Bank Ltd., Branch Address :- 11/12, 2nd Floor, J9 Centre, Opp New Income Tax Office, Nr. Star Bazar Adajan, Gujarat -395009	Rahul Maurya- 7405553053 / 9773358234 12-Dec-25 auctions@aubank.in

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(Loan A/c No.) 22630000014985, Mitesh Vasanatbhai Jadv (Borrower), Jayshaben Vasanatbhai Jadv (Co-Borrower)	07-Feb-23 Rs. 20,02,335/- Rs. Twenty Lac Two Thousand Three Hundred Thirty-Five Only As On 03-Feb-23	06-Jan-25	Rs. 15,60,000/- Rs. Fifteen Lac Sixty Thousand Only.	Rs. 1,56,000/- Rs. One Lac Fifty-Six Thousand Only.	17-Dec-25 2.00 PM to 4.00 PM with unlimited extension of 5 minutes	On or Before 15-Dec-25	AU Small Finance Bank Ltd., Branch Address :- 11/12, 2nd Floor, J9 Centre, Opp New Income Tax Office, Nr. Star Bazar Adajan, Gujarat -395009	Rahul Maurya- 7405553053 / 9773358234 12-Dec-25 auctions@aubank.in

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(Loan A/c No.) 22630000014985, Mitesh Vasanatbhai Jadv (Borrower), Jayshaben Vasanatbhai Jadv (Co-Borrower)	07-Feb-23 Rs. 20,02,335/- Rs. Twenty Lac Two Thousand Three Hundred Thirty-Five Only As On 03-Feb-23	06-Jan-25	Rs. 15,60,000/- Rs. Fifteen Lac Sixty Thousand Only.	Rs. 1,56,000/- Rs. One Lac Fifty-Six Thousand Only.	17-Dec-25 2.00 PM to 4.00 PM with unlimited extension of 5 minutes	On or Before 15-Dec-25	AU Small Finance Bank Ltd., Branch Address :- 11/12, 2nd Floor, J9 Centre, Opp New Income Tax Office, Nr. Star Bazar Adajan, Gujarat -395009	Rahul Maurya- 7405553053 / 9773358234 12-Dec-25 auctions@aubank.in

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(Loan A/c No.) 22630000014985, Mitesh Vasanatbhai Jadv (Borrower), Jayshaben Vasanatbhai Jadv (Co-Borrower)	07-Feb-23 Rs. 20,02,335/- Rs. Twenty Lac Two Thousand Three Hundred Thirty-Five Only As On 03-Feb-23	06-Jan-25	Rs. 15,60,000/- Rs. Fifteen Lac Sixty Thousand Only.	Rs. 1,56,000/- Rs. One Lac Fifty-Six Thousand Only.	17-Dec-25 2.00 PM to 4.00 PM with unlimited extension of 5 minutes	On or Before 15-Dec-25	AU Small Finance Bank Ltd., Branch Address :- 11/12, 2nd Floor, J9 Centre, Opp New Income Tax Office, Nr. Star Bazar Adajan, Gujarat -395009	Rahul Maurya- 7405553053 / 9773358234 12-Dec-25 auctions@aubank.in

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(Loan A/c No.) 22630000014985, Mitesh Vasanatbhai Jadv (Borrower), Jayshaben Vasanatbhai Jadv (Co-Borrower)	07-Feb-23 Rs. 20,02,335/- Rs. Twenty Lac Two Thousand Three Hundred Thirty-Five Only As On 03-Feb-23	06-Jan-25	Rs. 15,60,000/- Rs. Fifteen Lac Sixty Thousand Only.	Rs. 1,56,000/- Rs. One Lac Fifty-Six Thousand Only.	17-Dec-25 2.00 PM to 4.00 PM with unlimited extension of 5 minutes	On or Before 15-Dec-25	AU Small Finance Bank Ltd., Branch Address :- 11/12, 2nd Floor, J9 Centre, Opp New Income Tax Office, Nr. Star Bazar Adajan, Gujarat -395009	Rahul Maurya- 7405553053 / 9773358234 12-Dec-25 auctions@aubank.in

Description of Property

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