

S. No.	Application Number	Name & Address of Applicant	Date of Notice u/sec13(2)	Demand Notice Amount	Property detail	Current due Amount (As on 05-01-2026)	Date & Type of Possession	Reserve Price	EMD (Rs.) (10% of RP)	Date, Time & Place of Auction
A	B	C	D	E	F	G	H	I	J	K
29.	OLPR2402 00000507 9918	LEGAL HEIRS DECEASED (SONU NIRNJAN), RAMSVARUP, C/O RAMSWAROOP, SHIV DHAM COLONY , LALITPUR, Uttar Pradesh -284406	23-12-2024	₹ 5,84,293/-	Property Bearing No. 1602 Gram Panait Tehsil & Dist Lalitpur , Uttar Pradesh - 284403	₹ 7,19,981/-	05-03-2025 (Symbolic)	₹ 11,04,000/-	₹ 1,10,400/-	13-02-2026, 10:00 AM to 4:00 PM, H.No.290/1 New 615, Ground Floor Near Bhawarjal Garden, Opposite Spandan Hospital, Napier Town, JABALPUR M.P. - 482002,

- Note: To the knowledge of the company, there is no encumbrance on the above property.
Terms and conditions of auction sale notice
- PROCEDURE AND TERMS & CONDITIONS OF PUBLIC AUCTION BY INVITING BIDS:**
- The property can be inspected on **11-02-2026, 10:00 AM to 4:00 PM**.
 - Sale is subject to the conditions prescribed in SARFAESI Act/Rules 2002 and the terms and conditions mentioned hereunder as also subject to conditions in the offer/bid documents to be submitted by the intending/participating bidders.
 - The bids shall be submitted in a sealed envelope to the office of undersigned along with a Demand Draft/Pay Order towards the Earnest Money Deposit favouring Shubham Housing Development Finance Company Limited, payable locally. The Earnest money deposit shall not carry any Interest. Along with Bid form the proposed bidder shall also attach his/her identity proof/ KYC norms and proof of residence such as copy of the passport, Aadhar Card, election commission card, ration card, driving license etc. and a copy of the PAN card issued by the Income tax department.
 - Last date to submit the bid along with Earnest Money Deposit is **on or before 12-02-2026, 10:00 AM to 4:00 PM**
 - In no eventually the property would be sold below the reserve price indicated against each of the property.
 - On the date of sale all the, bids so received would be opened and the bid of the highest bidder, provided it is above the reserve price, may be accepted by the company. However the bidders personally present at the auction site shall have the right to further enhance their bid price, subject to a minimum of Rs.5,000/- (Rupees Five Thousand Only) and in the event of higher bid price being offered the company shall have the right to accept the same. Thereafter, the Purchaser will be required to pay deposit of 25% (Twenty-Five percent) of the sale price, after adjusting the earnest money deposit, immediately at the fall of hammer with the undersigned upon receipt of said amount the company will confirm the acceptance of the bid. The request for extension of time may be allowed by the Authorised officer at his sole discretion subject to such terms and conditions as may be deemed fit and proper by him. In the event the highest bidder fails to tender 25% of the bid amount immediately at the fall of hammer then the earnest money deposited by the highest bidder will be forfeited and the property would be offered to the second highest bidder. The balance amount of the purchase price shall be paid by the Purchaser to the undersigned on or before the fifteenth day of confirmation of the sale of the said property or such extended period as maybe agreed upon in writing by the parties. In default of payment & within the time as mentioned above, the company shall be at liberty to forfeit the Earnest Money Deposit and/or any other deposit made by the purchaser and proceed with re-auction of the Property. That defaulting purchaser shall forfeit all claims to the property or to any part of the sum for which may be subsequently sold.
 - All the payments shall be made by the purchaser by means of the Demand Draft/Pay Order favouring **Shubham Housing Development Finance Company Limited**.
 - On receipt of the sale in full, the company shall be issuing a Sale Certificate in favour of the Purchaser and would hand-over the possession of the property to the Purchaser.
 - The said Immovable Property described in the Schedule shall remain and be at the sole risk of the Purchaser in all respects including loss or damage by fire or theft or other accidents, and other risk from the date of the Confirmation of the sale by the undersigned authorised officer. The Purchaser shall not be entitled to annul the sale on any ground whatsoever.
 - The Demand Draft/Pay Order deposited towards the earnest money shall be returned to the unsuccessful bidders.
 - For all the purposes sale of these Properties is strictly on ‘AS IS WHERE IS BASIS’ and ‘AS IS WHAT IS BASIS AND WITHOUT ANY RECOURSE BASIS’. The company is not aware of any encumbrances of any nature whatsoever on the aforesaid properties.
 - All expenses relating to Stamp Duty, Registration Charges, Transfer Charges, Mutation charges and any other charges in respect of the above referred property shall be borne by the Purchaser only.
 - The Authorised officer is not bound to accept the highest offer or any or all offers/bid(s) and the company reserves its right to reject any or all bid(s) without assignment any reasons therefor.
 - No person other than the bidders themselves or their duly authorised representative shall be allowed to participate in the sale proceedings on presentation of authority letter.
 - In case all the dues together with all cost charges and expenses incurred by the company are tendered or settled by the above named borrowers at any time before the date fixed for sale for the property, under Sec13(8) of the Act, then the property will not be sold and all the bids received from the prospective bidders shall be returned to them without any liability /claim against the company.
 - This notice is also a notice to above said Borrowers under Rule 8(6) and APPENDIX IV A of the security Interest Enforcement Rules 2002 to the Customer at their respective address as mentioned in column ‘‘C’’ & ‘‘F’’.
 - For detailed terms and conditions of the sale, please refer to the link provided in Secured Creditor’s website i.e. www.shubham.co.
 - For further information, clarity or any assistance, same can be approached to **Authorised Officer - Umakant Tripathi at Mobile No: 7007998835**

Place : GURUGRAM Date : 12-01-2026	Authorised Officer Shubham Housing Development Finance Company Limited
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ANGEL ONE LIMITED
Regd. Off: 601, 6th Floor, ACKRUTI STAR, CENTRAL ROAD, MIDC, ANDHERI EAST, MUMBAI -400093
Centralized desk : 18001020 Email Id : support@angelone.in
Member of : NSE / BSE / BSE REMISER / MCX / MCX SX / NCDEX
Member IDs: NSE : 12798, BSE : 612, MCX : 12685, NCDEX : 00220 SEBI Registration No: IN2000161534

NOTICE

This is to inform all concerned that we have initiated the process of cancellation of registration of our below mentioned Authorised Person (AP) due to regulatory reasons/concerns.

Name Of Authorised Person	Trade Name of AP	Address of AP	AP Registration No.
HARSHITA HIRALAL TANVAR	HARSHITA HIRALAL TANVAR	4 ANKPAT MARG,MANDI ROAD,UJJAIN , UJJAIN 456006 MADHYA PRADESH	NSE : AP0397346411

Any person dealing with the above-mentioned Authorised Person henceforth shall do so at their own risk. **ANGEL ONE LTD.** shall not be liable for any dealings with the said entity post the issuance of this notice. Investors having any queries or concerns regarding this matter are requested to contact **ANGEL ONE LTD.** within **15 days** from the date of issuing this notice.
Date : 13.01.2026
Place : Madhya Pradesh
For ANGEL ONE LTD
Sd/-, Authorised Signatory

Chola
Enter as India's No.1

CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED
Corporate Office:- "Chola Crest", C54 & C55, Super B-4, Thiru Vi Ka Industrial Estate, Guindy, Chennai-600032, **Indore Branch Office -** Shop Number 603 to 615, 6th Floor, B zone, Business Spaces, Nipania main Road, Dewas Naka, Indore, Madhya Pradesh 452001 **Rewa Branch Office -** No. 12/625, 4th Floor, Geeta Jyoti School Campus, Urrahat Rewa - 486001

POSSESSION NOTICE Under Rule 8 (1)]

Whereas, the undersigned being the Authorised Officer of M/s. Cholamandalam Investment And Finance Company Limited, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 hereinafter called the Act and in exercise of powers conferred under Section 13(12) read with Rules 3 of the Security Interest [Enforcement] Rules, 2002 issued demand notices calling upon the borrowers, whose names have been indicated in Column [B] below on dates specified in Column [C] to repay the outstanding amount indicated in Column [D] below with interest thereon 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 borrowers in particular and the Public in general that the undersigned has taken **Physical possession** of the properties mortgaged with the Company described herein below of the Columns on the respective dates mentioned in Column [E] in exercise of the powers conferred on him under Section 13(4), 13 [12] of the Act read with Rule 8 of the Rules made there under. The borrowers in particular and the Public in general are hereby cautioned not to deal with the properties men-tioned below and any such dealings will be subject to the charge of M/s. Cholamandalam Investment And Finance Company Limited for an amount mentioned in Column [D] along with interest and other charges. Under section 13 [8] of the Securitisation Act, the borrowers can redeem the secured asset by payment of the entire outstanding including all costs, charges and expenses before notification of sale.

Sr. No.	Name and Address of Borrower & Loan A/c No.	Date of Demand Notice	Outstanding Amount	Date of Possession
[A]	[B]	[C]	[D]	[E]
1.	(Loan Account No. HE01IN000000004711) 1. All Legal Heirs Of Late Shree Tarun Sharma Flat No. 203 Gokul Apartment Infront Of, Vallabh Nagar, Indore, Madhya Pradesh - 452003 2. Savita Sharma, 3. Reflexion Hub, 4. Priyanka Sharma 2 To 4 At: Shop No 4 Ginnar Piza Infront Of Mig, Atal Dwar, Indore, Madhya Pradesh - 452001	14/08/2023	Rs. 21,08,514.40/- as on 09-08-2023 and interest and charges thereon.	08-01-2026
2	(Loan Account No. HE01EWA000000027948) 1. Jay Prakash Patel (applicant), 2. Mannu Patel (co-applicant), 1 & 2 At: Ward No. 15 Near Pump House, Sanjay Nagar, Huzur Rewa Madhya Pradesh 486001 2. For Ever Sweet (co-applicant), Sardar Patel Tiraha Saman Naka Rewa Madhya Pradesh 486001 3. Ajay Kumar Patel (co-applicant), 26/2 Dhangana Rewa Alhauwa Rewa Madhya Pradesh 486341	08/04/2025	Rs. 5751788.00/- as on 08/04/2025 with interest thereon	08/01/2026

Description Of The Immovable Property:- Property Situated At Arazi Khasra 29 & 59/1 Situated In Mauza Saman 580, Ward No.15, Teh. Huzur & Dist. Rewa (M.P) Total Area 2416 Sq.ft. **Boundaries As Under:-** East: Land Of Patel, West: Road, North: Land Of Bhushan Chandra Sharma, South: Land Of Shukla.

Date: 08/01/2026
Place: Indore & Rewa
Sd/- Authorised Officer
M/s. Cholamandalam Investment and Finance Company Limited

JM FINANCIAL ASSET RECONSTRUCTION COMPANY LIMITED
CIN: U67190MH2007PLC174287
Regd. Office: 7th Floor, G-nergy, Appasaheb Marathe Marg, Prabhadevi, Mumbai - 400025
Email id: queries.arc@jmfinc.com; Contact No: 022-62241676. Website: www.jmfinancialarc.com

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES
APPENDIX IV-A [See proviso to Rule 8(6)], Provision to Rule 9(1) of Security Interest (Enforcement) Rules, 2002)

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) and proviso to Rule 9(1) 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) Mortgage(s) and Guarantor (s) that the below described immovable property mortgaged/charged to the **JM Financial Asset Reconstruction Company Limited (JMFARC)**, acting in its capacity as trustee of EB Retail 2025 - Trust ("Secured Creditor"), possession of which has been taken by the Authorized Officer of **Equitas Small Finance Bank ("Assignor")**, (Subsequently assigned to JMFARC), will be sold on "As is where is", "As is what is", and "Whatever there is" for recovery of dues in below mentioned accounts. The details of **Borrower(s)**, **Co-Borrower(s)**, **Mortgagor(s)**, **Guarantor(s)**, Secured Assets, Dues Reserve Price/ E-Auction date & time and Bid Increase Amount are mentioned below:

Name & Address of Borrowers/ Mortgagors/ Guarantors	Description of the Immovable Properties	Reserve Price/ EMD Price/ Bid Increase Price	Loan / Total Dues
1. Mr/Mrs DINESH KUMAR, ("Borrower") C/O Mr/Mrs SHANTI	All that piece and parcel of land an building, Comprised in Out of Khasra No-722, Near Khasra no-72/6, with extent of 1508 Sq. Ft, Situated at Mauza-Sagar Khas, Flat no-B3 and B4(Ashwamegh Apartment), Ward no-19, haika no -067(Lalaitor), Teh and Distt- Sagar, M.P. bounded as (North by)- Kaman Peshi (South by)- House belongs to Manoj Kumar (East by)- House belongs to Dharmendra Rathor (West by)- Flat no-05 and 06	Rs. 4102000 Rs. 410200 Rs. 10, 000	Loan Account No: - SEIBSGR0181882 / 70000070931 / 200001188712 Claim Amount Due Total Outstanding being Rs. 4280788 /- as on 03.01.2026 with further interest from 04.01.2026 with monthly rest., charges and costs, etc.,

For details and queries on purchase and sale contact no-
Shadab Akhtar 9910453434 , Satyendra Dawane 9009404828, Naushad Ansari 9303268377 & Prashant Monde - 022-62241676

Encumbrances Known, if any:	Not Known to the Secured Creditor to the best of its knowledge
Date & Time of E-Auction:	16.02.2026 From 11.00 AM to 01.00 PM
Date & Time of Inspection:	22-01-2026 to 06-02-2026 - 10.00 AM to 01.00 PM.
Last date for submission of online application for BID with EMD:	13.02.2026

The intending purchaser/ bidder is required to submit amount of Earnest Money Deposit (EMD) by way of NEFT/RTGS/DD in the account of "Equitas Small Finance Bank Ltd" Account No -200000807725 and IFSC code- ESFB0001001 Bhagayang Galleria New No. 18 , Bazzulla Road, T-Nagar, Chennai-600 117, drawn on any nationalized or scheduled bank on or before date: **13.02.2026**

For detailed terms and conditions of the sale, please refer to the link provided in <https://www.jmfinancialarc.com/Home/RetailAssets&https://BidDeal.In>.

Place: Sagar
Date : 13-01-2026
For JM Financial Asset Reconstruction Company Limited
SD/-Authorised Officer

pnb Housing Finance Limited
Chinar Ki Baat

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 PROVISIO TO RULE 8(6) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002
Reg. Off:- 9th Floor, Antriksh Bhawan, 22 Kasturba Gandhi Marg, New Delhi-110001, Ph:- 011-23357171, 23357172, 23705414, Web-www.pnbhousing.com
BRANCH OFF: 2ND FLOOR, 131/8, MAIN ROAD, ZONE 2, MP NAGAR, NEAR JHOOAMARWALA, BHOPAL- 462011, MADHYA PRADESH

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 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.

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 as 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)	Demand Amount Due (B)	Nature of possession (C)	Description of the Properties mortgaged (D)	Reserve Price (RP) (E)	EMD (Rupees) (F)	Last Date of Submission of Bid (G)	Bid Incr: (Rupees) (H)	Inspection Date & Time (I)	Date of Auction & Time (J)	Known Encu: (Rupees) (K) (See if any)
H01/BHO/0623/1128481	Vishal Joshi, Brijesh Joshi, B.O.:	Rs. 16,25,422 & 16.12.2024	Physical	Fl 07 First Floor, Galaxy City, Phase 2, Khasra No.72, 76, 268/269/270/2, 268/269/270/1081 Village, Amravati, Khand, Ph. No.162-12, Tehsil Huzur Bhopal, Madhya Pradesh-462022	Rs. 12,60,000	1,26,000	28.01.2026	Rs. 10,000	19.01.2026 Between 12:00 PM to 4:00 PM	29.01.2026 Between 2:00 PM to 3:00 PM	*Nil/Not Known
NHL/BHO/0518/533344 & NHL/BHO/0723/1133007/ Punil Mathur/ Aika Mathur /Megha Saxena, B.O.: Bhopal		Rs. 56,74,958 & 14.12.2023	Physical	Ward No 09 Near Ward, 24 Kagadipura Behind, Bateshwar, Mahadev, Mandir, Dist. Vidisha MP Kagadipura, Vidisha, Madhya Pradesh-464001	Rs. 2,90,000	2,90,900	28.01.2026	Rs. 10,000	17.01.2026 Between 12:00 PM to 4:00 PM	29.01.2026 Between 2:00 PM to 3:00 PM	*Nil/Not Known
H01/BHO/0117/348528 & NHL/BHO/0317/368861, Sudama Mel Sundarini /Kanchan Sundari, B.O.: Bhopal		Rs. 26,24,813 & 18.04.2022	Physical	Flat No 102 Shankar Apartment Ward No 11 Vidisha Madhya Pradesh-462003	Rs. 11,77,000	1,17,700	28.01.2026	Rs. 10,000	21.01.2026 Between 12:00 PM to 4:00 PM	29.01.2026 Between 2:00 PM to 3:00 PM	*Nil/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 or claims in respect of the 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 other 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 8(6) 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 the working day, the sale may be confirmed in favour of the 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 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 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, Gurugram, Haryana 122003 Website - www.bankofindia.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 Mr. VIVEK LODHA , Toll Free : 1800 120 8800, E-Mail: auction@pnbhousing.com, is authorised Person of PNBHFL or refer to www.pnbhousing.com

PLACE:- BHOPAL, DATE:- 12.01.2026
SD/- AUTHORIZED OFFICER, PNB HOUSING FINANCE LIMITED

सेन्ट्रल बैंक ऑफ इंडिया
Central Bank of India

Regional Office -
Sagar - 7, Civil Lines, Sagar
(M.P.) - 470001

PHYSICAL POSSESSION NOTICE FOR IMMOVABLE PROPERTIES

Whereas, The Authorised Officer of **Central Bank of India** under the Securitisation & 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 to below mentioned Borrowers & Guarantors to repay the amount within 60 days from the date of receipt of the said notice. The Borrowers/ Guarantors having failed to pay the said sum with further interest within the said period, Notice is hereby given to the Borrowers & Guarantors and the public in general that the authorised officer of the **Central Bank of India** has taken **Physical Possession** of the property described herein below in exercise of powers under section 13(4) of the said Act read with rule 8 of the said rules on the date mentioned against the name of Borrowers/ Guarantors. Any dealings with said property shall be subject to the charge of **Central Bank of India** for the amount mentioned against the Borrowers interest thereon.

The borrower's attention is invited to provisions of sub-section (8) of Section 13 of the act, in respect of time available, to redeem the secured assets.

Name of Branch	Name of Borrowers	Demand Notice/ Possession Notice Date	Description of the Immovable Properties	Outstanding ₹ Amount
Sagar Branch	Borrower: Shri. Vijay Soni S/o Shri Kanhaiyalal Soni	21.06.2023 01.06.2024 Symbolic 09.01.2026 Physical	All that Parts and parcel of house property having house no. 441/408-2, Khasra No.13/4, 14/4, PH no. 79/67 in the name of Shri. Vijay Soni S/o Shri. Kanhaiyalal Soni, measuring total area 1275 Sq. Ft. vide Registered sale deed in Book No. A-1, Vol. No. 8428, Page No. 52 to 55, at serial No.2923 on 26.07.2011 at SRO Sagar Which is situated at Shastri Ward No-20, Mouja-Lalai Tori, Dist-Sagar, M.P. which is bounded under- Bounded on the North- Plot of Kamal Jain, Bounded on the South- Plot of Virendra Tiwari, Bounded on the East-Road, Bounded on the West -Plot of Ramnath Rai	11,95,049.16/- Interest & other charges - recovery, if any

Place : Sagar, Date : 13.01.2026
Authorised Officer, Central Bank of India

E - AUCTION SALE NOTICE

EDELWEISS ASSET RECONSTRUCTION COMPANY LIMITED
CIN: U67100MH2007PLC174759
Regd. Office : Edelweiss House, 1st Floor Off CST Road, Kalina, Mumbai 400098.

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE SECURED ASSETS UNDER THE SECURITISATION 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 ("RULES")

The financial facilities of Assignor have been assigned to Edelweiss Asset Reconstruction Company Limited acting in its capacity as trustee of various trusts mentioned clearly in column provided. Pursuant to the said assignment, EARC stepped into the shoes of the Assignor and exercises its rights as the secured creditor. That EARC, in its capacity as secured creditor, had taken possession of the below mentioned immovable secured assets under 13(4) of SARFAESI Act and Rules there under.

Notice of **15/30 days** is hereby given to the public in general and in particular to the Borrower and Guarantor (s) that the below described immovable secured assets mortgaged in favor of the Secured Creditor, the physical possession of which has been taken by the Authorised Officer (AO) of Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is basis" for recovery of the amounts mentioned herein below due to EARC together with further interest and other expenses/costs thereon deducted for any money received by EARC from Borrower and Guarantor. The Reserve Price and the Earnest Money Deposit are mentioned below for each property.

This Notice shall be treated as notice of sale as required under rule 8(6) and Rule 9(1) of Security Enforcement Rules, 2002.

DETAILS OF SECURED ASSET PUT FOR AUCTION:

Loan A/c No/ Selling Institution	Name of Borrower/ Co-Borrower	Trust Name	Name of Bank & Branch, Account Number & IFSC Code	Total Outstanding Dues INR as on 09-01-2026	Reserve Price (in INR)	Earnest Money Deposit (EMD) in INR	Date & Time of Auction	Type of Possession
00800012 758/ 08000012 863 PIRAMAL	1. Mr. Anil Kumar Utradhi (Borrower) 2. Mrs. Usha Utradhi (Co-Borrower)	EARC Trust SC-477	Edelweiss Asset Reconstruction Company Limited - EMD Account - [000405158602] Bank - ICICI Bank IFSC ICIC0000004	Rs.20,77,539.59 & Rs.13,45,190.90	Rs. 75,000/- (Rupees Seven Lakhs Fifty Thousand Only)	Rs. 75,000/- (Rupee Seventy Five Thousand Only)	29.01.2026 12.00 NOON	Physical
Property Description:	All that property comprising of Residential Plot No. M-07, Shaksam-1, Flat No.104, 1st Floor, Shri Krishna Paradise , Gram Rau Teh. & Dist. Indore, City - Indore, State - Madhya Pradesh - 452002 admeasuring 680 Sq. Ft./ 63.19 Sq.Mtr. and Bounded as follows:- North - Passage, South - Land No. M.8, East- Flat no. 102, West - Flat No. 106.							
800014403 PIRAMAL	1) Mr. Manoj Singh Thakur (Borrower) 2) Mrs. Isha Thakur (Co-Borrower)	EARC Trust SC-477	Edelweiss Asset Reconstruction Company Limited - EMD Account - [000405158602] Bank - ICICI Bank IFSC ICIC0000004	Rs. 28,84,728.37	Rs. 7,00,000/- (Rupees Seven Lakhs Only)	Rs. 70,000/- (Rupees Seventy Thousand Only)	29.01.2026 12.30 PM	Physical
Property Description:	All that property comprising of Residential Flat No. 107, Plot No. 1320 Ma Umija Palace, Gram- Rau Rangwasa, Indore, Madhya Pradesh, Admeasuring 49.25 Sq Mtr. i.e. 530 Sq. Ft. and Bounded as follows:- North - Flat No. 108, South - Flat No. 108, East - Property Of Sharma Ji, West - Common Passage.							
109650 HDBFSL	1.Prashant Kumar (Borrower) 2. Soniya Snehl (Co-Borrower)	EARC Trust SC-410	Edelweiss Asset Reconstruction Company Limited - EMD Account - [000405158602] Bank - ICICI Bank IFSC ICIC0000004	Rs. 53,99,478.42	Rs. 30,00,000/- (Rupees Thirty Lakhs Only)	Rs. 3,00,000/- (Rupees Three Lakhs Only)	17.02.2026 12.30 PM	Physical
Property Description:	All that property bearing Flat No. 22, 23 And 24 Mezzanine Floor, Shreenath Tower, B Block, Mog Lines Main Road Indore Madhya Pradesh - 452001 Admeasuring 900 Sq.Ft or 83.64 Sqr Mtr. and Bounded as follows:- East: Road, West: Flat No. 30, 31, 32, North : Open Plot, South : Flat No. 21							
Important Information Regarding Auction Process:								
1	EMD Demand Drafts (DD) shall be drawn in favor of "Edelweiss Asset Reconstruction Company Limited - EMD ACCOUNT" payable at Mumbai.							
2	EMD Payments made through RTGS shall be to : Name of the Account No. EDELWEISS ASSET RECONSTRUCTION COMPANY LIMITED - EMD Account No : 000405158602 ; Name of the Bank -ICICI BANK; IFSC Code : IFSC ICIC0000004							
3	Last Date of Submission of EMD Received 1 day prior to the date of auction							
4	Place for Submission of Bids 1st Floor, Edelweiss House, off CST Road, Kalina, Mumbai - 400098							
5	Place of Auction (Web Site for Auction) E-Auction (https://auction.edelweissarc.in)							
6	Contact Person with Phone No. Customer care: 1800 266 6540							
7	Date & Time of Inspection of the Property As per prior appointment							

For detailed terms and conditions of the sale, please refer to the link provided in EARC's website i.e. <https://auction.edelweissarc.in>

Date : 12-01-2026
Place : Mumbai
Authorised Officer
For Edelweiss Asset Reconstruction Company Limited

Edelweiss
Asset Reconstruction

बैंक ऑफ इंडिया
Bank of India

BOI

Zonal Office: Mig 15 Rajeshwar Building, Shivanagar, Damoh Road Jabalpur Pin Code 482002
E-mail Id - Jabalpur.ard@bankofindia.co.in

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) and Guarantor (s) that immovable properties as described in column no-A hereunder are mortgaged/charged to Bank of India (Secured Creditor), the constructive/physical possession of which has been taken by the **Authorised Officer of Bank of India (Secured Creditor)**, will be sold on "As is where is", "As is what is", and "Whatever there is" on **25.02.2026** for recovery of the amount(s), as stated in column 4 of the table hereunder, due to Bank of India (the secured creditor) from the borrowers and Guarantors as mentioned in column 2 of the following table. The reserve price and earnest money deposit will also be applicable as stated in the following table in column 6 & 7 respectively:

Name of Branch (1)	Name of Borrower/ Guarantors (2)	Description of Property & Owner Name (3)	Dates of Demand Notice U/s 13(2) & Amount (4)	Date of Possession/Types of Possession (5)	Reserve Price (6)	Earnest Money Deposit (7)
Suhagi	Mr. Mahendra Singh Patel S/o Mr. Devi Singh Patel Address: 970, in front of Adhartal thana Jablpur	EQM of deposit of title made situated at Plot No. 04, Part of Khasra no 17/1 & 36/1, NB No. 302, PH No 15/49, Mauza Village Jhurjhu Tehsil Panagar, Dist Jabalpur MP in the name of Mr. Mahendra Singh Patel S/o Mr. Devi Singh Patel.	29.07.2023 ₹ 12,28,255.10 Interest + Other Charges	25.08.2023 Symbolic	₹	