



State Bank of India
STRESSED ASSETS RECOVERY BRANCH, INDORE (10007)

5, Yasantwan Niwas Road, Indore - 452003
Ph: 0731-2437462, 2437470

RULE - 8 (1) POSSESSION NOTICE (For Immoveable property)

Whereas,
The undersigned being the Authorised Officer of the State Bank of India under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the powers conferred under section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a Demand Notice dated 16.04.2025 calling upon the Borrower **M/S TENSBERG MICROBREWERIES PVT. LTD.** to repay the amount mentioned in the notice being **Rs. 5,57,19,623.55 (Rupees Five Crore Fifty Seven Lacs Nineteen Thousand Six Hundred Twenty Three and Paise Fifty Five Only) as on 15.04.2025** and further interest from 16.04.2025 within 60 days from the date of receipt of the said notice. The Borrower having failed to repay the amount, notice is hereby given to the Borrower/Guarantor and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him under Section 13(4) of the said Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 on this **13th day of October 2025**. The Borrower/Guarantor in particular and the public in general are hereby cautioned not to deal with the property and any dealing with the property will be subject to the charge of the State Bank of India for an amount of **Rs. 5,57,19,623.55 (Rupees Five Crore Fifty Seven Lacs Nineteen Thousand Six Hundred Twenty Three and Paise Fifty Five Only) as on 15.04.2025** and further interest from 16.04.2025, costs, etc. 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.

Description of the immovable property

Commercial office prakoshthi No. A - 416, 4th Floor, Gold plaza, Apollo DB City, situated at diverted land survey No. 32/1/1 part 32/2, part 25/3 and 25/2/1 part village Nipaniya, Indore (M.P.). Admeasuring Area 1284 Sq. Ft. i.e. 119.29 Sq. Mtr. belonging to Rupali Shivhare W/o Amber Jaiswal, **Boundaries as per Sale Deed : East : Apartment No. A-417, West : Building MOS, North : Building MOS, South : Apartment No. A-415. (Covered under Registered Sale Deed No. MP179142023A11475499 dated 14.02.2023 at SRO – Indore-3)**

This notice is also being published in Vernacular Language.
The English Version shall be final in any case of interpretation arises.

Place : Indore
Date : 15.10.2025

Authorised Officer,
State Bank of India, SARB, Indore



EQUITAS SMALL FINANCE BANK LTD
{Formerly Known As Equitas Finance Ltd}
**Registered Office: No.769, Spencer Plaza,
4th Floor, Phase-II, Anna Salai, Chennai, TN - 600 002**

DEMAND NOTICE - NOTICE UNDER SECTION 13 (2) OF THE SARFAESI ACT, 2002

NOTICE is hereby given that the following borrower/s have availed loan from Equitas Housing Finance Limited (EHFL) / Equitas Finance Limited (EFL) / Equitas Small Finance Bank Ltd (ESFB). The said borrower/s had/have failed to pay Installments and their loan account has been classified as Non-Performing Asset as per the guidelines issued by RBI. The details of the secured immovable property/ies, loan and the amounts outstanding as on date payable by the borrower/s are mentioned below. The borrower/s and the public in general are informed that the undersigned being the Authorized Officer, the secured creditor has initiated action against the following borrower(s) under the provisions of the SARFAESI Act, 2002 and not to deal with the said property, on failure to repay the outstanding dues indicated against their names within 60 (Sixty) days of this notice, the undersigned will exercise any one or more of the powers under sub-section (4) of Section 13 of the SARFAESI Act, including power to take possession of the property/ies and sell the same.

Sl. No.	Name of the Borrower(s)/ Guarantor(s) / Name of the Branch	Demand Notice Date & Amount	Description of Secured Asset (Immovable Property)
1.	Branch : MP - ASHOKNAGAR LOAN No.:700010396632 BORROWER NAME : NEERAJ AHIRWAR Co-borrower (S): DHARMENDRA AHIRWAR SAPANA BAI JATAV SONIYA NEERAJ LAXMI BAI AHIRWAR SANGRAM SINGH AHIRWAR	21-Aug-25 and Amount Rs.7,28,100	All That Piece And Parcel Of Property Situated At Plot No. 102, Kharsa No.1341/4/12, P.H.No.13, Village Shadora, Tehsil Shadora, District Ashok Nagar, M.P.Pin Code - 473330, Ashok Nagar District, SRO Registration Office. Extentsft 600, Measurement: 600 Sq.Ft, North by : Proposed 10 Ft Road, South by : Plot No. 103 Of Seller , East by : Plot No. 104 Of Seller, West by : Plot.No. 102 Of Seller.

Date: 16-10-2025
Place: Ashok Nagar, Bhopal / Chennai

Sd/-Authorized Officer,
Equitas Small Finance Bank Ltd



Manappuram Home Finance Ltd.
FORMERLY MANAPPURAM HOME FINANCE PVT LTD.
CIN : U65923K12010PIC039179, Unit 301-315, 3rd Floor, A wing,
Kanakia Wall Street, Andheri-Kurla Road, Andheri East, Mumbai-400093.

POSSESSION NOTICE (For Immoveable Property)

Whereas, the undersigned being the authorised officer of **Manappuram Home Finance Ltd ("MAHOFIN")** under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest ("Act"), 2002 (54 of 2002) and in exercise of powers conferred under section 13(2) read with rule 9 of the security interest (Enforcement) Rules, 2002 issued a **Demand Notice** calling upon the borrowers and co-borrowers to repay the amount mentioned in the notice and Interest thereon within 60 days from the date of receipt of the said notice. The borrower having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has taken **Symbolic possession** of the property described herein below in exercise of powers conferred on him/her under section 13(4) of the said "Act" read with rule 9 of the said rules. 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 Manappuram Home Finance Ltd as mentioned below for each of the respective properties:

Sl. No.	Name of Borrower and Co-borrower/ Loan account number/ Branch	Description of Secured Asset in respect of which Interest has been created	Date of Demand Notice sent & Outstanding Amount	Date of Possession
1	ANNU BAI, PRAHALAD / MHL00550038251 / YESWANT NIVAS INDORE	House no. 10/01, PH. no. 67, Survey no. 185, Gram Bamori, Gram Panchayat Banda, Tehsil Ghatiya, Dist. Ujjain M.P. Pin Code no. 465650 Total Area-440 sq.ft.. EAST-House of Sardarsingh, WEST-House of Jitenindra, SOUTH-Road , NORTH-House of Sajjansingh	11-07-2025 & Rs.374908/-	13-10-2025
2	KAVITA / ANEEL / MHL00550029541 / YESWANT NIVAS INDORE	House no. 08, Ward no. 06, PH. no. 37, Gram Panpat, Gram Panchayat Sindriani, Tehsil Satwas, Dist. Dewas M.P. Pin Code no. 455459. Total Area-958.8 sq.ft.. EAST-House of Ramesh ,WEST-Oficial Road, SOUTH-Road , NORTH-Road	11-07-2025 & Rs.419040/-	13-10-2025
3	RITU BHATIA, Manoj BHATIA / MHL00550011055 / YESWANT NIVAS INDORE	Total area - 1064 sq.ft.. House no. 12, PH. no. 67, Survey No. 185, Gram Bamori, Gram Panchayat Banda, Tehsil Gatiya, Dist. Ujjain M.P.- 456550. EAST-House of Babulji, WEST-House of Rajesh & Road, SOUTH-House of Kamal, NORTH-Road.	17-07-2025 & Rs.327216/-	13-10-2025
4	VIMBLA BAI, JAMANA PRASAD, Parvati Bai Khandewal / MHL00550014980 / YESWANT NIVAS INDORE	House Situated at PH. no. 72, Ward no. 06, Saral no. 118, Gram Beelgaon Tehsil Khatagaon Dist. Dewas M.P. Total Area 702 sq.ft. Pin no. 455339. EAST-House of RamdashKhandewal, WEST-Government Road, SOUTH-House of Sanju Khandewal, NORTH-House of Ramniwas.	17-07-2025 & Rs.404562/-	13-10-2025
5	DEEKSHA AHIRWAR, KOMAL CHAND AHIRWAR / MHL00990020600 / SAGAR	Land situated at MouzaBamohri kala Patwarhalka No. 03 R.I. Circle Barana Gram Panchayat Ownership Certificate Aabadi no. 02 Tehsil PaleraDistt. Tikamgarh (M.P.). Measuring area is 1500 sqft, Madhya Pradesh, Pin code: 472118. EAST-House of MukeshAhirwar , WEST-Plot of Michhu Jamadar & House of Naval Ahirwar, SOUTH-House of Pappu, NORTH-C.C. Road.	17-07-2025 & Rs.483264/-	13-10-2025

Place: Madhya Pradesh, Date: 16-10-2025

Sd/- Authorized Officer, Manappuram Home Finance Ltd.



PNB Housing Finance Limited
पंजाब नेशनल हाउसिंग फाइनेंस लिमिटेड

APPENDIX -IV-A - E-AUCTION-PUBLIC SALE NOTICE of IMMOVABLE PROPERTY/IES
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(G) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002
Reg. Off:- 9th Floor, Antriksh Bhawan, 22 Kasturba Gandhi Marg, New Delhi-110001, Phones:-011-23357171, 23357172, 23705414, Web:-www.pnbhousing.com

B.O.INDORE:GroundFloor,PlotNo.-02, GreaterVaishaliColony,GopurSquare,Indore-452009, MadhyaPradesh, B.O.BHOPAL:2ndfloor,131/8, MainRoad,Zone2, MPNagar,NearJhoomarwala, Bhopal-462011, MadhyaPradesh

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 described in Column no-C) by the authorized Officer of **M/s PNB Housing Finance Limited**/Secured Creditor, will be sold on **"AS IS WHERE THERE IS BASIS"** as per the details mentioned below. Notice is hereby given to the borrower(s)/mortgagor(s)/Legal Heirs, Legal Representative, (whether Known or Unknown), executor(s), administrator(s), successor(s) of the respective borrower(s)/mortgagor(s)(since deceased) as the case may be indicated in Column no-A under Rule-8(G) & 9 of the Security Interest Enforcement Rules, 2002 amended as on date. For detailed terms and conditions of the sale, please refer to the link provided in **M/s PNB Housing Finance Limited** secured Creditor's website i.e. www.pnbhousing.com.

Loan No. Name of the Borrower/ Co-Borrower/Guarantor/Legal Heirs(A)	Demand Amount & Date (B)	Nature of possession- (C)	Description of the Properties mortgaged (D)	Reserve Price (RP) (E)	EMD (10% of RP) (F)	Last Date of Submission of Bid (G)	Bid Incremental Rate (H)	Inspection Date & Time (I)	Date of Auction & Time (J)	Known Encumbrances/Court Case (Any) (K)
NHL/IND/0617/30618 Rekaish Nagar / Matli Nagar, B.O. : INDORE	Rs.1155503.76 & 16-02-2023	Physical Possession	Flat No 102 Sanghi Plot No. 2 Indore, Indore, Madhya Pradesh-452009, Indore, India. (900 Sq.ft Built Up)	Rs. 1690000	Rs. 169000	30-10-25	Rs. 10000	25-10-2025 12:00pm to 04:00pm	31-10-2025 2PM to 03:00PM	NOT KNOWN
HOU/BHO/0623/1128481 Vishal Joshi / Brijesh Joshi, B.O. : BHOPAL	Rs.1625422 & 16-12-2024	Physical Possession	Pl 07 First Floor, Galaxy City, Phase 2, Kharsa No.72, 268/269/270/1 to81, Village Amravvad Khurd, Ph No19/32, Tehsil Huzari Bhopal, Madhya Pradesh - 462022 India.	Rs. 1400000	Rs. 140000	30-10-25	Rs. 10000	23-10-2025 12:00pm to 04:00pm	31-10-2025 03:00PM	Not Known
HOU/BHO/0117/345710 Sandip Sharma / Ghanshyam Sharma, B.O. : BHOPAL	Rs.2130500.17 & 16-05-2024	Physical Possession	508, Park Serene, Orion 1, Village Sankhedi, Kolar Road, Bhopal, Madhya Pradesh, India, 462042	Rs. 1530000	Rs. 153000	30-10-25	Rs. 10000	27-10-2025 12:00pm to 04:00pm	31-10-2025 03:00PM	NOT KNOWN

***Together with the further interest @18% p.a. as applicable, incidental expenses, cost, charges etc. incurred upto the date of payment and/or realization thereof. ** To the best knowledge and belief of the authorized Officer of PNB Housing Finance Limited, 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/bidder are requested to independently ascertain the veracity of the mentioned encumbrances. (1) As on date, there is no order restraining and/or court injunction PNBHFL the authorized Officer of PNBHFL from selling, alienating and/or disposing of the above immovable/secured assets and the 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 file of the documents of the title pertaining thereto available with the PNBHFL and satisfy themselves in all respects prior to submitting tender/bid application form or making Offer(s). The bidder(s) has to sign the terms and conditions of this auction along with the Bid Form. (3) Please note that in terms of Rule 9(3) of the Security Interest (Enforcement) Rules, 2002, the bidder(s) is legally bound to deposit 25% of the amount of sale price, (including 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 the sale confirmation letter and in default of such deposit, the authorized officer shall forfeit the part payment of sale consideration amount within 15 days from the date of expiry of mandatory period of 15 days mentioned in the sale confirmation letter and the property/secured asset shall be resold as per the provisions of Sarfaesi Act. 14/ M/s C1 India Private Limited would be assisting the Authorised officer in conducting sale through an e-Auction having its Corporate office at Plot No. 68, 3rd Floor, Sector 44, Gurgaon, Haryana 122003 Website: www.banksauctions.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 VIVEK LODHAToli Free No. -1800 120 8800, E-Mail: auction@pnbhousing.com, is authorised Person of PNBHFL or refer to www.pnbhousing.com.**

PLACE :- MADHYA PRADESH
DATE :- 16.10.2025

SD/-AUTHORIZED OFFICER, PNB HOUSING FINANCE LIMITED



Bandhan Bank
বান্ধন ব্যাংক

Regional Office: Netaji Marg, Nr. Mitthakhali Six Roads, Ellisbridge, Ahmedabad-6. Phone: + 91-79-26421671-75

SYMBOLIC POSSESSION NOTICE

NOTICE is hereby given under the "Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, the Authorized Officer issued demand notice to the borrower/s on the date mentioned against the account stated hereinafter calling upon them to repay the amount within 60 days from the date of receipt of said notice. The borrower/s having failed to repay the amount, notice is hereby given to the public in general and in particular the borrower(s) that the undersigned has taken the symbolic possession of the property described herein below under Section 13(4) of the said Act read with Rule 8 of the said Rules on the date mentioned against the account. The borrower(s) in particular and the public in general is hereby cautioned not to deal with the property and any dealing with the property will be subject to the charge of the Bank for the amounts, interest, costs and charges thereon. The borrowers'/mortgagors' attention is invited to the provisions of sub-section (8) of Section 13 of the Act, in respect of time available, to redeem the secured assets.

Name of borrower(s), Guarantor & Loan Account No.	Description of the property mortgaged (Secured Asset)	Date of Demand Notice	Date of Symbolic Possession Notice	O/s Amount as on date of Demand Notice
Mr.Sumit Gazariya Mrs.Rekha Gazariya 20008340001901	All that part and parcel of property along with all present and future structures at Mouja Khedi Mehmdabad, PH.No.09, Ward No.16, Sardar Vallabh Bhai Patel Ward, Chandar Saraf Ki Badi, Harda Tehsil & Dist. Harda Madhya Pradesh - 461331, Total Land Admeasuring Area 700 Sq.Ft. Bounded as Under: North: Property of Raju Jat, East: Nistari Rasta, West: Goha, South: Property of Sharda Bai	January 08, 2025	October 10, 2025	Rs.3,80,568.11
Mr.Kishor Patth Mr. Jitendra Darbar Mrs.Saroj Patth 20008340000933	All that part and parcel of property along with all present and future structures at Gram Harda Khas Plot No.170 Sai Arya Colony, Shaheed Deep Singh Chouhan Ward 32, At PH.No.10, Tehsil & Dist Harda Madhya Pradesh - 461331, Total Land Admeasuring Area 640 Sq.Ft. Bounded As Under: North: Plot No.169 Of Colony, East: Plot No.183 Of Colony, West: Nistari Rasta, South: Plot No.171 Of Colony	April 25, 2025	October 10, 2025	Rs.9,83,512.73
Mr.Shankar Lal Mrs. Sunita Baghel 20008340001493	All that part and parcel of property along with all present and future structures at Survey No.20/35, 20/36, 20/37, Patwari Halka No. 10, Admeasuring 1150 Sq. Ft. Veer Durgadas Rathore Ward, Ward No. 34, Kulharda, Harda, Madhya Pradesh 461331 Bounded as Under: North: Property Of Tulsiaram, East: Property Of Atmaram Mansare, West: Nistari Rasta, South: Property Of Sundar Lal	April 22, 2025	October 10, 2025	Rs.10,41,151.34
Mr.Ashok Jat Mrs.Anita Jat 20008340001947	All that part and parcel of property along with all present and future structures at PH. No. 09, KH. No. 122/20, Khandwa Bypass Road, Chandrashekhar Ward No 02 Harda Madhya Pradeh -461331 Bounded As Under: North: Property Of Krishna Kumar, East: Property Of Mr Ashok Kumar, West: Nistari Rasta, South: Property Of Mr Chandra Prakash	March 31, 2025	October 10, 2025	Rs.14,39,089.48
Mr.Amit Kourav Mrs.Neha Kourav 20008080003998	All that part and parcel of property along with all present and future structures at Survey No.213/2, Behind PG College, NB-36, PH-17, Mouja Kandeli, Rajiv Ward, Tehsil Narsinghpur, Madhya Pradesh- 487001 Bounded As Under: North: Sellers Land, East: Kharsa No.213/3, West: Road, South: Sellers Land	June 24, 2025	October 10, 2025	Rs.5,76,563.54

Place: Harda-Narsinghpur
Date: October 16, 2025

Authorised Officer
Bandhan Bank Limited



CENTRUM Home Loans
आपका घर आपका बायाज

Corporate & Registered Office : Unit No. 801, Centrum House, CST Road, Vidyanagri Marg, Kalina Santacruz (East), Mumbai - 400098, CIN No. U65922MH2016PLC273826

DEMAND NOTICE

Under Section 13(2) of the Securitisation And Reconstruction of Financial Assets And Enforcement Of Security Interest Act, 2002 read with Rule 3 (1) of the Security Interest (Enforcement) Rules, 2002.

The undersigned is the Authorised Officer of **Centrum Housing Finance Ltd** under Securitisation And Reconstruction Of Financial Assets And Enforcement of Security Interest Act, 2002 (the said Act). In exercise of powers conferred under Section 13(12) of the said Act read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, the Authorised Officer has issued Demand Notices under section 13(2) of the said Act, calling upon the following Borrower/s (the said Borrower), to repay the amounts mentioned in the respective Demand Notice/s issued to them that are also given below.

In connection with above, Notice is hereby given, once again, to the said Borrower to pay to **Centrum Housing Finance Ltd**, within 60 days from the publication of this Notice, the amounts indicated herein below, together with further interest and other charges till date of repayment of the dues in full, as detailed in the said Demand Notices, from the dates mentioned below till the date of payment and/or realization, payable under the loan agreement read with other documents/writings, if any, executed by the said Borrowers. As security for due repayment of the loan, the following assets have been mortgaged to **Centrum Housing Finance Ltd** by the said Borrowers respectively.

Sr. No.	Loan Account No./ Name of the Borrower(s)/ Co-Borrower(s)/ Guarantor(s)	Total Outstanding Dues (Rs.)	NPA Date Sec.13(2) Notice Date FCL Date	Description of secured asset (immovable property)
1	JLRJL24017059 / Gyan Singh Balmik / Neelam Balmik	Rs.2377934/- (Rupees TwentySeven Lakh SeventySeven Thousand Nine Hundred ThirtyFour Only)	08-09-2025 01-10-2025 19-09-2025	In The Rights, Piece And Parcel Of Immovable Property Bearing Mouza-Bilpura, Ph.No. Old 21/16, New 53, adm. Plot area 1000 sqft., Kh. No. 593/1/2, House No. 06, Marshi Balmik Ward No. 78, Tehsil-, Ranjhi -, Distt.-Jabalpur-482009, Madhya Pradesh. Boundaries:- East : Campus Boundary & Prop. of Kashyap West : H/o Guddi Bai House No.7(Seller) North : H/o Guddi Bai House No.17(Seller) South : Road.
2	GWLDB24019616 / Anjali Verma (Legal Heir of Lt. Gourav Bansal) / Sunita Bansal (Legal Heir of Lt. Gourav Bansal) / Akash Bansal / Legal Heir of Lt. Gourav Bansal	Rs.1135080/- (Rupees Eleven Lakh ThirtyFive Thousand Eighty Only)	03-09-2025 01-10-2025 23-09-2025	In The Rights, Piece And Parcel Of Immovable Property Bearing P.H. No. 57, adm. 1350 sqft.,Rn. Mn.02, Part of Land Survey No. 118/1, Ambedkar colony, Village-Ramgarh, Tehsil- Dabra, Distt.- Gwalior-475110, Madhya Pradesh. Boundaries:- East : Road 15' wide West : House Property of Sonu Sardar North : Plot Property of Smt. Mahavati South : Plot Property of Other.
3	BHOBH18002384 / Chandra Shekhar Paliwal / Mamta Devi Paliwal	Rs.1092876/- (Rupees Ten Lakh NinetyTwo Thousand Eight Hundred SeventySix Only)	08-09-2025 01-10-2025 27-09-2025	In The Rights, Piece And Parcel Of Immovable Property Bearing Plot No. 27, Survey No. 712/4/4, adm. 750 sqft., situated at part of Mangal Panday Ward No 15, P.H. 103, Teh-Narsingarh, Dist. Rajgarh-465667, Madhya Pradesh. Boundaries:- East : Open Land Mandoli West : Genral way North : H/o Kailash Yadav South : H/o Jagdish Master.
4	UDRM24014800 / Sunil Kumhar / Krishna Kumari Prajapat	Rs.1081142/- (Rupees Eighteen Lakh One Thousand One Hundred FortyTwo Only)	08-09-2025 01-10-2025 24-09-2025	In The Rights, Piece And Parcel Of Immovable Property Bearing House No. 36, Ward No. 02, adm. 3584 sqft., situated at village Adhari ur Nirdhari, Tehsil & Distt.-Mandsaur-458002, Madhya Pradesh. Boundaries:- East : Common Road West : H/o Dilipsingh South : H/o Garjasingh South : H/o Dhampalsingh
5	UDRM24020360 / Virendra Singh / Vishnu Kunwar Devda / Govind Singh / Bal Kunvar	Rs.1400012/- (Rupees Fourteen Lakh Twelve Only)	03-09-2025 30-09-2025 25-09-2025	In The Rights, Piece And Parcel Of Immovable Property Bearing PHN 02, LSN 117/1/2, adm. 2152.8 sqft., Village-Kachrya Dev, Tehsil-Mandsaur Distt. -Mandsaur-458339, Madhya Pradesh. Boundaries:- East : H/o Gulabsingh West : Lalsingh North : Road South : Self Land
6	UDRNM24018193 / Babulal Banjara / Kalabai Banjara	Rs.827633/- (Rupees Eight Lakh TwentySeven Thousand Six Hundred ThirtyThree Only)	08-09-2025 30-09-2025 29-09-2025	In The Rights, Piece And Parcel Of Immovable Property Bearing PHN. 41, adm. 1008 sqft., Land Survey No. 166, GP Juna Malaheda, Gram- Malaheda, The. Manasa, Distt. -Neemuch-458110, Madhya Pradesh. Boundaries:- East : Common Road West : H/o Anil & Jagdish North : Common Road South : H/o Ishwar s/o Balram
7	UDRM24018600 / Sukhalal Patidar / Lila Bai Patidar	Rs.565211/- (Rupees Five Lakh SixtyFive Thousand Two Hundred Eleven Only)	08-09-2025 01-10-2025 29-09-2025	In The Rights, Piece And Parcel Of Immovable Property Bearing Bhavan Panji No. 207, adm. 94.20 sqmts., PH. No. 104, Village-Chioalana, Tehsil & Distt.-Mandsaur-458895, Madhya Pradesh. Boundaries:- East : H/o Ramesh West : Plot of Jhamku Bai North : Aam Rasta South : Plot of Samarth Patidar

If the said Borrowers shall fail to make payment to **Centrum Housing Finance Ltd** as aforesaid, **Centrum Housing Finance Ltd** shall proceed against the above secured assets under Section 13(4) of the Act and the applicable Rules, entirely at the risks of the said Borrowers as to the costs and consequences. The said Borrowers are prohibited under the Act from transferring the aforesaid assets, whether by way of sale, lease or otherwise without the prior written consent of **Centrum Housing Finance Ltd**. Any person who contravenes or abets contravention of the provisions of the said Act or Rules made thereunder, shall be liable for imprisonment and/or penalty to be provided under the Act.

Place : Madhya Pradesh / Date : 16.10.2025

Sd/-, Authorised Officer, For Centrum Housing Finance Ltd



KOGTA FINANCIAL (INDIA) LIMITED
कोग्टा फाइनेंशियल (इंडिया) लिमिटेड

CIN No. U67120RJ1996PLC011406 Registered Office: Kogta Financial (India) Limited S-1 Gopalnagar, Near Ajmer Pulia, Opp. Metro Pillar No. 143, Jaipur - 302001, Rajasthan, India

**APPENDIX- IV-A [See proviso to rule 8 (6) & (9)]
SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES**

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) & (9) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to the Borrower / Co-Borrower/ Mortgagor (s) 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 Kogta Financial (India) Limited, the same shall be referred herein as KOGTA. The Secured Assets will be sold on "As is where is", "As is what is" and "Whatever there is" basis through Auction for recovery of amount mentioned in the table below along with further interest, cost, charges and expenses being due to KOGTA viz. Secured Creditor. It is hereby informed to you that we are going to conduct public Auction.

Account No. and Name of borrower/ co-borrower/ Mortgagors/ Guarantor	Date & Amount as per Demand Notice U/s 13(2) & Date of physical Possession and amount as on (Date)	Descriptions of the property/Properties	Reserve Price, Earnest Money Deposit & Bid Increment Amount (In Rs.)	Auction Date and Time, EMD Submission Last Date, Place of Submission of Bids and Documents, Inspection Date
0000360580 MRS.POOJA JAYSWAL W/O MR. VINAY JAYSWAL (Applicant/Mortgagor) LAKSHYA AGARBATTI THROUGH PROPRIETOR MRS. POOJA JAYSWAL, MR. VINAY JAYSWAL S/O MR. RAMESH KUMAR JAYSWAL (Co-Applicant)	13(2) Notice Issue Date 25.07.2024 RS. 29,95,674/- (Rupees Twenty-Nine Lakh Ninety-Five Thousand Six Hundred Seventy-Four Only) as on 11.07.2024 Physical Possession done on 9th Sept. 2025	All that Piece and Parcel of Property being House no. 8/2 situated at Satya Sai Baag Colony, Indore, Madhya Pradesh. Dimensions of the ground floor of the house, from east to west 13 Feet Wide and from north to south 35 Feet wide i.e. total admeasuring 465 Square Feet i.e. 43.21 Square Meter. The House has a ground floor measuring 400 Square Feet i.e. 37.17 Square Meter in which one hall, one room and kitchen and bathroom are constructed and on the first-floor admeasuring 400 Square Feet i.e. 37.17 Square Meter in which one hall, one room and kitchen and bathroom are constructed. The remaining area is vacant. The house's Ground and First Floor are constructed using RCC. The said house is being used for residential purpose owned by Mrs Pooja Jayswal W/o Mr. Vinay Jayswal and the same is Registered on dated 30.12.2017 before the Sub Registrar office Indore 4, Madhya Pradesh. Bounded as under East - House of Revalai Jayswal West- House of Urmila Jayswal North- Main Road South- Gali	Reserve Price: RS.30,30,000/- (Rupees Thirty Lakh Thirty Thousand Only) EMD Price: RS.303000/- (Rupees Three Lakh Three Thousand Only) Incremental Amount: Rs. 10,000/- (Rupees Ten Thousand only)	Auction Date – 26.11.2025 Last Date of Bid Submission 25-11-2025 Up to 05:00 PM 6th Floor Dhan Trident Gate no 3rd & 4th PU/4 Scheme No 54 Near Vijay Nager Square INDORE 452010 Madhya Pradesh nitin.silodiya@kogta.in & shyam.dadhich@kogta.in Inspection Date 24-11-2025 (From 11:00 AM to 05:00 PM)

STATUTORY 30 DAYS SALE NOTICE UNDER RULE 8(6) & (9) OF THE SECURITY INTEREST (ENFORCEMENT) RULES

OTHER TERMS AND CONDITIONS OF AUCTION SALE: 1.The properties are being sold on "AS IS WHERE IS BASIS", "AS IS WHAT IS" AND "WHATEVER THERE IS" 2.The particulars of Secured Assets specified in the Schedule hereinabove have been stated to the best of the information of the Authorised Officer, but the Authorised Officer shall not be answerable for any error, misstatement or omission in this proclamation. 3.The secured asset will not be sold below the reserve price. The auction sale will be held on the given time and at 6th Floor Dhan Trident Gate no 3rd & 4th PU/4 Scheme No 54 Near Vijay Nager Square INDORE 452010 Madhya Pradesh. 4.The bidders are also advised to go through the detailed terms and conditions as mentioned in this Proclamation of Sale (POS) for AUCTION sale before submitting their bids and taking part in the AUCTION sale proceedings and or contact **Mr. Nitin Silodiya (Mobile No. 9907892545 & Mr. Shyam Dadhich (Mobile No. 8233031000) or All** interested participants/bidders are requested to visit our website www.kogta.in/media-center/property/auction/ 5.The interested bidders shall deposit the EMD by way of Demand Draft favoring "Kogta Financial (India) Ltd." payable at Indore. The draft should not be of a Cooperative Bank. 6. Thereafter, on deposit of EMD, the bidders shall submit 1. Proof of deposit of EMD 2. ID Proof, that is- PAN card, Aadhar Card, etc. 3. Proof of residential address 4. (a) Bidder's Name (b) Mobile No./Contact No. (c) Address (d) E-Mail Address (5) The bidders appearing through some others representative shall also submit proper mandate for bidding, else shall not be permitted. and also to submit self-attested hard copies of these documents to the Authorised Officer, at the Branch address mentioned hereinabove in the envelope super scribing as "Bid in the A/C- MRS.POOJA JAYSWAL".

The borrower/guarantors/mortgagors are hereby notified to pay the sum as mentioned above along with up to date interest and ancillary expenses before the date of AUCTION, failing which the property will be auctioned/sold and balance dues, if any, will be recovered with interest and cost.

Date: 15-10-2025, Place: Indore

Thanking You, Authorised Officer, Kogta Financial (India) Limited