

POSSESSION NOTICE

For immovable property as per Rule 8(1) R/W Rule 8(2) and Appendix-IV
Regd.Off: 9th Floor, Antriksh Bhawan, 22 Kasturba Gandhi Marg, New Delhi-110001
Board No: +91-11-23736857

Branch Office: _5th Floor, Shreerang House, Opp Jangali Maharaja Temple J.M Road, Shivaji Nagar.,
Pune-411005

Land line: - 020-2557600

Loan Account No: WFH/CCF/0618/547292

Whereas, the undersigned being the authorized officer of PNB Housing Finance Limited, under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("Act"), and in exercise of powers conferred under section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 had issued a Demand Notice dated February 18, 2020 under Section 13(2) of the said Act calling upon the Borrower/Co-Borrower/Guarantor i.e. M/s Amit Enterprises Housing Limited, Mr. Kishor Govind Pate, Mr. Sanjeev Govind Pate and Mr. Rohan Pate, to repay the amount mentioned in the said Demand Notice being INR 73,16,71,966.63/- (Indian Rupees Seventy-Three Crores and Sixteen Lakhs Seventy-One Thousand and Nine Hundred and Sixty-Six and Sixty-Three Paise Only) due and payable as on February, 18, 2020 and further interest at contractual rates on the aforesaid amount, incidental expenses, costs, charges, etc. incurred and accruing thereafter till the date of payment and/or realization within 60 days from the date of the said Demand Notice.

The Borrower/Co-Borrower/Guarantor mentioned hereinabove have failed to repay the amount in full as mentioned in the Demand Notice under section 13(2) of the Act dated February, 18, 2020 even after the expiry of 60 days from the date of receipt of the said Demand Notice. As such, notice is hereby given to the Borrower/Co-Borrower/Guarantor mentioned hereinabove in particular and to the public in general that the undersigned has taken the constructive 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, on this the 31st day of August of the year 2021.

The Borrower/Co-Borrower/Guarantor mentioned hereinabove in particulars and the public in general are hereby cautioned not to deal with the said property(ies) units and any dealings with the property(ies)/units will be subject to the charge of PNB Housing Finance Limited for an amount INR 73,16,71,966.63/- (Indian Rupees Seventy-Three Crores and Sixteen Lakhs Seventy-One Thousand and Nine Hundred and Sixty-Six and Sixty-Three Paise Only) due and payable as on February, 18, 2020 and further interest at contractual rates on the aforesaid amount, incidental expenses, costs, charges etc. incurred and accruing thereafter till the date of payment and /or realization.

The Borrower's/Co-Borrower's/Guarantor's attention is invited to the provision of Sub-section (8) of Section 13 of the Act, in respect of time available, to redeem the secured assets.

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CIN: L65922DL1988PLCO33856



Description of the Immovable Properties

1.	Equitable mortgage (with registered MOE) of the project land consisting of land admeasuring 68805.22 Sq. Metrs and Construction thereon situated on survey numbers S. No. 4/4/4, S. No. 4/9+10+11, S.No 4/3/1, S.No 4/2/4, S. No. 59/1, S. No. 59/2A, S.No.59/2B, S.No 59/2C,S.No 59/2D, S.No 59/3, S. No 59/4, S. No 59/4/1, S. No 59/5, S.no 59/5/1, S. No 59/5/2, S. No. 59/6/1,S. No. 59/6/2, S. No 59/7A, S. No. 59/7B, S No. 59/7B/1, S. No. 59/7B/2, S. No. 59/7B/3, S. No. 59/7B/4, S.No.59/8, S. No. 59/9,S.No 59/10A/1, S.No 59/10A/2, S.No 59/10B, S. No. 59/11 along with proportionate share in the entire land and all future construction to be carried out on said entire land and the balance potential on the entire land situated at Ambegaon Budruk, Taluka Haveli, District Pune including Building No. J and K being Project Phase III having 200 unsold units and excluding 51 sold units as on February 10, 2020.
2.	Amenity Space No. 2 admeasuring 6383.67 Sq. Mtrs. situated on survey numbers No.4/4/4, S.No 4/9+10+11,S.No. 4/3/1, S. No 4/2/4,S No. 59/1, SNo 59/2A, SNo 59/2B, SNo 59/2C, SNo 59/2D,S. No. 59/3, S. No. 59/4, S. No. 59/4/1, S. No. 59/5,S. No. 59/5/1, S. No. 59/5/2, S No. 59/6/1, S No. 59/6/2, S No. 59/7A, S No. 59/7B, S No. 59/7B/1, S No. 59/7B/2, S No. 59/7B/3, S No. 59/7B/4, S No. 59/8, S No. 59/9, S No. 59/10A/1, S No. 59/10A/2,SNo.59/10B, S No. 59/11 along with proportionate share in entire land and all future construction to be carried on the entire land and the balance potential on the entire land situated at Village Ambegaon Budruk, Taluka Haveli, District Pune.
3.	Additional Units forming part of the Project Phase 1 bearing Villa No- 7,9,11,17 and Twin Bungalow No. 7 situated at the Project Amit Bloomfield at S. No. 59 +4(P) situated at Village Ambegaon Budruk, Taluka Haveli, District Pune.

The detailed list of the units which includes (application/sold/unsold units) are also mentioned on the website of PNB housing finance limited i.e. www.pnbhousing.com

Dated: 30.08.2021

Place: PUNE

MR

Authorized Officer

(For PNB Housing Finance Limited)



Sangram Yadao

DETAILS OF UNSOLD UNITS

PART I – Unsold Units

Serial No.	Building	UNIT NO	CONFIGURATION (2BHK, 3BHK)	SBUA (Sq ft)
1	J	101	J101	1121
2	J	102	J102	1121
3	J	103	J103	1121
4	J	104	J104	1121
5	J	105	J105	1121
6	J	106	J106	1121
7	J	107	J107	1121
8	J	108	J108	1121
9	J	202	J202	1156
10	J	203	J203	1156
11	J	204	J204	1156
12	J	205	J205	1156
13	J	206	J206	1156
14	J	207	J207	1156
15	J	208	J208	1156
16	J	301	J301	1121
17	J	302	J302	1121
18	J	303	J303	1121
19	J	305	J305	1121
20	J	306	J306	1121
21	J	307	J307	1121
22	J	308	J308	1121
23	J	401	J401	1156
24	J	402	J402	1156
25	J	403	J403	1156
26	J	404	J404	1156
27	J	405	J405	1156
28	J	406	J406	1156
29	J	407	J407	1156
30	J	408	J408	1156
31	J	505	J505	1121
32	J	506	J506	1121
33	J	508	J508	1121
34	J	604	J604	1156
35	J	605	J605	1156
36	J	606	J606	1156
37	J	607	J607	1156
38	J	608	J608	1156

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39	J	702	J702	1121
40	J	704	J704	1121
41	J	705	J705	1121
42	J	706	J706	1121
43	J	707	J707	1121
44	J	801	J801	1156
45	J	802	J802	1156
46	J	804	J804	1156
47	J	805	J805	1156
48	J	806	J806	1156
49	J	807	J807	1156
50	J	903	J903	1121
51	J	904	J904	1121
52	J	906	J906	1121
53	J	907	J907	1121
54	J	1002	J1002	1156
55	J	1003	J1003	1156
56	J	1004	J1004	1156
57	J	1005	J1005	1156
58	J	1006	J1006	1156
59	J	1007	J1007	1156
60	J	1102	J1102	1121
61	J	1103	J1103	1121
62	J	1104	J1104	1121
63	J	1106	J1106	1121
64	J	1107	J1107	1121
65	J	1202	J1202	1156
66	J	1203	J1203	1156
67	J	1204	J1204	1156
68	J	1205	J1205	1156
69	J	1206	J1206	1156
70	J	1207	J1207	1156
71	J	1208	J1208	984
72	J	1302	J1302	1121
73	J	1303	J1303	1121
74	J	1304	J1304	1121
75	J	1305	J1305	1121
76	J	1306	J1306	1121
77	J	1307	J1307	1121
78	J	1308	J1308	1121
79	J	1401	J1401	1156
80	J	1403	J1403	1156
81	J	1405	J1405	1156

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82	J	1406	J1406	1156
83	J	1407	J1407	1156
84	J	1408	J1408	1156
85	J	1501	J1501	1121
86	J	1502	J1502	1121
87	J	1503	J1503	1121
88	J	1504	J1504	1121
89	J	1505	J1505	1121
90	J	1506	J1506	1121
91	J	1507	J1507	1121
92	J	1508	J1508	1121
93	J	1602	J1602	1156
94	J	1603	J1603	1156
95	J	1604	J1604	1156
96	J	1605	J1605	1156
97	J	1606	J1606	1156
98	J	1607	J1607	1156
99	J	1608	J1608	1156
100	J	1701	J1701	1121
101	J	1702	J1702	1121
102	J	1703	J1703	1121
103	J	1704	J1704	1121
104	J	1705	J1705	1121
105	J	1706	J1706	1121
106	J	1801	J1801	1156
107	J	1802	J1802	1156
108	J	1803	J1803	1156
109	J	1804	J1804	1156
110	J	1805	J1805	1156
111	J	1806	J1806	1156
112	J	1807	J1807	1156
113	J	1808	J1808	1156
114	J	1901	J1901	1121
115	J	1902	J1902	1121
116	J	1903	J1903	1121
117	J	1904	J1904	1121
118	J	1905	J1905	1121
119	J	1906	J1906	1121
120	J	1907	J1907	1121
121	J	1908	J1908	1121
122	J	2001	J2001	1156
123	J	2002	J2002	1156
124	J	2003	J2003	1156

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125	J	2004	J2004	1156
126	J	2005	J2005	1156
127	J	2006	J2006	1156
128	J	2007	J2007	1156
129	J	2008	J2008	1156
130	J	2101	J2101	1121
131	J	2102	J2102	1121
132	J	2103	J2103	1121
133	J	2104	J2104	1121
134	J	2105	J2105	1121
135	J	2106	J2106	1121
136	J	2107	J2107	1121
137	J	2108	J2108	1121
138	K	101	K101	1574
139	K	103	K103	1509
140	K	104	K104	1551
141	K	201	K201	1616
142	K	202	K202	1511
143	K	203	K203	1431
144	K	204	K204	1488
145	K	301	K301	1574
146	K	302	K302	1574
147	K	303	K303	1509
148	K	304	K304	1551
149	K	401	K401	1616
150	K	402	K402	1511
151	K	403	K403	1431
152	K	404	K404	1488
153	K	501	K501	1574
154	K	503	K503	1509
155	K	601	K601	1616
156	K	602	K602	1511
157	K	603	K603	1431
158	K	604	K604	1488
159	K	701	K701	1574
160	K	702	K702	1574
161	K	703	K703	1378
162	K	704	K704	1551
163	K	802	K802	1511
164	K	803	K803	1431
165	K	804	K804	1488
166	K	902	K902	1574
167	K	1002	K1002	1511

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168	K	1003	K1003	1431
169	K	1004	K1004	1488
170	K	1101	K1101	1574
171	K	1102	K1102	1574
172	K	1103	K1103	1509
173	K	1104	K1104	1551
174	K	1201	K1201	1616
175	K	1202	K1202	1511
176	K	1203	K1203	1299
177	K	1204	K1204	1488
178	K	1301	K1301	1574
179	K	1304	K1304	1551
180	K	1402	K1402	1511
181	K	1403	K1403	1431
182	K	1404	K1404	1488
183	K	1504	K1504	1551
184	K	1602	K1602	1511
185	K	1603	K1603	1431
186	K	1604	K1604	1488
187	K	1702	K1702	1574
188	K	1703	K1703	1378
189	K	1802	K1802	1511
190	K	1803	K1803	1431
191	K	1804	K1804	1488
192	K	1901	K1901	1574
193	K	1903	K1903	1509
194	K	1904	K1904	1551
195	K	2001	K2001	1616
196	K	2002	K2002	1511
197	K	2003	K2003	1431
198	K	2004	K2004	1488
199	K	2101	K2101	1574
200	K	2102	K2102	1574



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Part II – Sold Units

Serial No.	Building	UNIT NO.	CONFIGURATION (2BHK, 3BHK)	SBUA (Sq ft)
1	J	703	J703	1121
2	J	304	J304	1121
3	J	501	J501	1121
4	J	502	J502	1121
5	J	708	J708	948
6	J	1108	J1108	1121
7	J	1201	J1201	1156
8	J	701	J701	1121
9	J	507	J507	1121
10	J	1101	J1101	1121
11	J	1402	J1402	1156
12	J	905	J905	1151
13	J	504	J504	1121
14	J	503	J503	1121
15	J	908	J908	1121
16	J	1707	J1707	1121
17	J	1708	J1708	948
18	J	1008	J1008	1156
19	J	1105	J1105	1121
20	J	1001	J1001	1156
21	J	1601	J1601	1156
22	J	902	J902	1121
23	K	904	K904	1551
24	K	901	K901	1574
25	K	2103	K2103	1509
26	K	504	K504	1551
27	K	502	K502	1574
28	K	1502	K1502	1574
29	K	1902	K1902	1574
30	K	1302	K1302	1574
31	K	1501	K1501	1574
32	K	1001	K1001	1616
33	K	903	K903	1509
34	K	1303	K1303	1509

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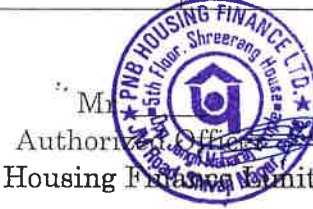
CIN: L65922DL1988PLCO33856



35	J	201	J201	1182
36	J	601	J601	1152
37	J	602	J602	1175
38	J	603	J603	1156
39	J	803	J803	1180
40	J	808	J808	1182
41	J	901	J901	1152
42	J	1301	J1301	1121
43	J	1404	J1404	1156
44	K	102	K102	1574
45	K	801	K801	1616
46	K	1401	K1401	1616
47	K	1503	K1503	1558
48	K	1601	K1601	1616
49	K	1701	K1701	1635
50	K	1704	K1704	1611
51	K	1801	K1801	1676

Dated: 30.08.2021

Place: **PUNE**



Sangram Yadav