

PNB HOUSING
 Regd. Off.: 5th Floor, Antirah Bhawan, 22, K.G. Marg, New Delhi-110001, Ph: 011-23375171, 23375172, 23375174, Web: www.pnbhousing.com
 Branch Off.: Shop No. 209, 2nd Floor, Sun Complex 2, Behind Navjivan Dabhai Motipura, Himatnagar, Gujarat-383001
 KVP (IMMEDIATE SECTION) OF THE SECURITIZATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH RULE 3(1) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002 AMENDED AS ON DATE

We, the PNB Housing Finance Ltd. (hereinafter referred to as "PNBHF") has issued Demand Notice U/s 13(2) of Chapter III of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as the "Act") & by our Himatnagar Office Situated at Shop No. 209, 2nd Floor, Sun Complex 2, Behind Navjivan Dabhai Motipura, Himatnagar, Gujarat-383001. The said Demand Notice was issued through our Authorized Officer to you all below mentioned Borrowers/Co-Borrowers/Guarantors since your account has been classified as Non-Performing Assets as per the Reserve Bank of India National Housing Bank guidelines due to non-payment of instalments interest. The contents of the same are the defaults committed by you in the payment of instalments of principal, interest, etc. The outstanding amount is mentioned below. Further, with reasons, we believe that you are evading the service of Demand Notice and hence this Publication of Demand Notice which is also required U/s 13(2) of the said Act. You are hereby called upon to pay PNBHF, within a period of 60 Days of the date of publication of this demand notice the aforesaid amount along with up-to-date interest and charges, failing which PNBHF will take necessary action under all or any of the provisions of section 13(4) of the said Act, apart from all or any one or more of the secured assets including taking possession of the secured assets of the borrowers and guarantors. Your kind attention is invited to provisions of sub-section (8) of Section 13 of the Act and Section 13 of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 where under you can tender the entire amount of outstanding dues together with all costs, charges and expenses incurred by the PNB HF, on or before the date of publication of the notice for sale of the secured assets by public auction, by inviting quotations, tender from public or by private treaty. Please also note that if the entire amount of outstanding dues together with the costs, charges and expenses incurred by the PNB HF, is not tendered before publication of notice for sale of the secured assets by public auction, by inviting quotations, tender from public or by private treaty, you may not be entitled to redeem the secured assets; thereafter, FURTHER you are prohibited U/s 13(13) of the said Act from transferring either by way of sale, lease or in any other way the aforesaid secured assets.

Loan Account No.	Name & Address Of Borrower & Co-Borrower	Name & Address of Guarantors	Properties Mortgaged	Date of Demand Notice	Amount O/s as on date Demand Notice
1102423	(Borrower) Mr. Ms. Nileshbhai G Garasva, 5/401, Devraj, City, Bajkot, Sabarkantha, Gujarat, -383315	(Guarantors) Near Hanuman Temple, Modasa, Sabarkantha, Gujarat - 383315	Flat No 5/401, Fourth Floor, Flat No 5/401, Fourth Floor, Devraj, City, Bajkot, Modasa, Gujarat, -383315	14.11.24	LAN : HOU/RHM/0423/1102424 Rs.13,14,666.52 (Rupees Thirteen Lakhs Fourteen Thousand Six Hundred Sixty And Fifty Two Paise Only) due as on 14-11-2024
1117582	(Borrower) Mr. Ms. Garasvi Janikben Nileshbhai, S/401, Devraj, City, Bajkot, Sabarkantha, Gujarat - 383315	(Guarantors) Near Hanuman Temple, Modasa, Sabarkantha, Gujarat - 383315	Complex, City Nr Vande Matram, Devraj, City, Bajkot, Modasa, Gujarat - 383315	14.11.24	LAN : NHL/RHM/0523/1117582 Rs. 4,88,704.54 (Rupees Four Lakhs Eighty Eight Thousand Seven Hundred Four And Fifty Four Paise Only) due as on 14-11-2024.

PLACE: HIMATNAGAR, DATE: 09-12-2024
 Sd/- AUTHORIZED OFFICER, PNB HOUSING FINANCE LIMITED

NIWAS HOUSING FINANCE PRIVATE LIMITED
 (Formerly known as Indostar Home Finance Private Limited, hereinafter referred as NHFL)
 Regd. Address : Unit No. 305, 3rd Floor, Wing 2/E, Corporate Avenue, Andheri- Ghatkopar Link Road, Chakata, Andheri (East), Mumbai - 400093

Whereas, The Authorized Officer of the Secured Creditor mentioned herein, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest (Act), 2002 and in exercise of powers conferred under Section 13(2) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice calling upon the borrower(s) to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice. The borrower(s) having failed to repay the amount, notice is hereby given to the borrower(s) and the public in general that the undersigned being the Authorized Officer of NHFL has taken possession of the property described herein below in exercise of powers conferred on him under sub-section (4) of section 13 of Act read with rule 8 of the Security Interest (Enforcement) Rules, 2002 on the date mentioned against each property. 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. The borrower(s) 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 NHFL for the amount mentioned below and interest and other charges thereon.

Loan Account Number	Borrower(s) & Property Details	Amount & Date of Demand Notice	Date of Possession	Possession Status
LNPV0HL-0122001154	1.MUKESH KUMAR 2.SADNO DEVI	Rs. 6,39,995/- (Rupees Six Lakh Thirty Nine Thousand Nine Hundred Ninety Five Only) DATE: 12-Mar-2024	08-Dec-2024	PHYSICAL POSSESSION

Property Bearing : All That Piece And Parcel Of Property Bearing Flat No. 404, 4th Floor, Sai Nath Apartment, Near Pardi Railway Station, Gram Panchayat Ghar No. 13/193/404, Survey No. 792/Paikae, Moje- Umarsadi, Taluka -Pardi, District - Valsad- 396125.
 Date: GUJARAT 10.12.2024
 Sd/- Authorized Officer NIWAS HOUSING FINANCE PRIVATE LIMITED

POSESSION NOTICE [Rule 8 (1) and (2)]
 Whereas, The Authorized Officer of the Secured Creditor mentioned herein, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest (Act), 2002 and in exercise of powers conferred under Section 13(2) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice calling upon the borrower(s) to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice. The borrower(s) having failed to repay the amount, notice is hereby given to the borrower(s) and the public in general that the undersigned being the Authorized Officer of NHFL has taken possession of the property described herein below in exercise of powers conferred on him under sub-section (4) of section 13 of Act read with rule 8 of the Security Interest (Enforcement) Rules, 2002 on the date mentioned against each property. 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. The borrower(s) 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 NHFL for the amount mentioned below and interest and other charges thereon.

Loan Account No.	Borrower(s) & Property Details	Amount & Date of Demand Notice	Date of Possession	Possession Status
TCFLA02 1600018	1)M/s Jay Ambe Super Store Through Its Proprietor Shri Singh 2) Mr. Shiv Uday Singh, 3) Mr. Devi Uday Singh, 4) Mrs. Chanchal Rajput, 5) Mrs. Javeri all having address at: Shop no.566, Radhakrishna residence, Nr Swami Narayan Temple, Kande, Sachin, Surat, Gujarat - 394230. Also having address at: 304, Sai Krishna Residency Station Road, Sachin, Surat, Gujarat-394230	Rs. 35,81,756/- (Rupees Thirty Five Lakh Eighty One Thousand Seven Hundred and Fifty Six Only) due in Loan Account No. TCFLA02160001125157 8 as on 05/12/2023 Demand Notice dated 15/12/2023	05/12/2024	

Description of Secured Assets/Immovable Properties : 1. All rights, title and interest in Non-Agriculture Property bearing Revenue Survey No.11/1 + 36/1, Sub-Division No.2, Block No.60 and Revenue Survey No.11/1 + 36/2, Sub-Division No.2, G1063G1057 Block No.59 after merger New Block No.59/B/2 Paik Sub Plot No.2, measuring 1736.53 sq.mtr. T.P. Scheme No.59, F.P. No.57, measuring 1612.13 sq.mtr. constructed building which is known and named as "Radha Kishan Residency" Paik Ground Floor Shop No.5 having built up area measuring 259.35 sq. ft. i.e. 24.10 sq.mtr. and carpet area measuring 231.57 sq. ft. i.e. 21.52 sq.mtr. of Moje Village: Pardi-Kande, Taluka: Choryashi Dist. Surat Bounded as Towards North: Shop No.4, Towards South: Shop No.6, Towards East: O.T.S side, Towards West: Road side, 2. All rights, title and interest in Non-Agriculture Property bearing Revenue Survey No.11/1 + 36/2, Sub-Division No.2, Block No.60 and Revenue Survey No.11/1 + 36/2, Sub-Division No.2, G1063G1057 Block No.59 after merger New Block No.59/B/2 Paik Sub Plot No.2, measuring 1736.53 sq.mtr. T.P. Scheme No.59, F.P. No.57, measuring 1612.13 sq.mtr. constructed building which is known and named as "Radha Kishan Residency" Paik Ground Floor Shop No.6 having built up area measuring 259.35 sq. ft. i.e. 24.10 sq.mtr. and carpet area measuring 231.57 sq. ft. i.e. 21.52 sq.mtr. of Moje Village: Pardi-Kande, Taluka: Choryashi Dist. Surat Bounded as Towards North: Shop No.5, Towards South: Shop No.7, Towards East: O.T.S side, Towards West: Road side
 Date: 10.12.2024 Place: Surat, Gujarat Sd/- Authorized Officer, Tata Capital Ltd.

UNITY SMALL FINANCE BANK LIMITED
 Registered Office: Basant Lok Vasant Vihar, New Delhi-110057, Corporate Office: Centrum House, Vidyanagar, Marg, Kalinga, Santacruz (E), Mumbai - 400 098

(FOR IMMEDIATE PROPERTIES) SEE RULE 8(1)
 Whereas, the undersigned being Authorized Officer of Unity Small Finance Bank Limited under the Securitization and 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 Demand Notice dated mentioned hereunder calling upon the following Borrower/Co-Borrowers/Guarantors to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice. The following Borrower/Co-Borrowers/Guarantors having failed to repay the amount, notice is hereby given to the following Borrower/Co-Borrowers/Guarantors and the public in general that the undersigned has taken possession of the properties 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 05/12/2024. The Borrower/Co-Borrowers/Guarantors in particular and the public in general is hereby cautioned not to deal with the properties described herein below and any dealing with the said properties shall be subject to the charge of Unity Small Finance Bank Limited for the amount mentioned herein below and interest thereon. The Borrower/Co-Borrowers/Guarantors 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 the Borrower/Co-Borrowers/Guarantors & Loan Account Number	Description of the Properties Mortgaged/Secured Assets(s)	Date of Demand Notice and Outstanding Amount
1. BHANKODIYA BHARATBHAI VARSANGBHAI (CO-BORROWER) 2. BHANGODIYA JANAKBEN VARSANGBHAI (CO-BORROWER) 3. BHANKODIYA MORTGAGOR 3. BHANKODIYA HANSEN BHARATBHAI (CO-BORROWER) (Loan Account Number: CFS/LAD/HD/NO/0005000410)	ALL THE PIECE AND PARCELS OF PROPERTY OF HOUSE NO. 76, PAKI, NORTH EAST CORNER SIDE HOUSE, ADMEASURING 34.44 SQ.MT. OF GUJARAT HOUSING RIGHTS BOARD- 300 JAY HIND COLONY, BEARING CITY SURVEY EIGHT LAKH THIRTY-TWO NO. 4273 PAKI OF WARD NO. 2, SITUATED BEHIND J. N. V. HIGH SCHOOL AREA OF GUJARAT HOUSING BOARD FIFTY-ONE AND PASE THIRTY-BHARATBHAI (CO-BORROWER), TWO ONLY AS ON 12/09/2024 DUDHREJ, MUNICIPALITY AND BELONGING TO BHANKODIYA JANAKBEN VARSANGBHAI BOUNDED AS PER (AS PER SALE DEED): NORTH - THIS SIDE ROAD, SOUTH - THIS SIDE HOUSE OF VASHRAMBHAI, EAST - THIS SIDE HOUSE NO. 75, WEST - THIS SIDE HOUSE NO. 77	Demand Notice Dated 13/09/2024 Rs. 6,32,351.32 (RUPEES SIX LAKH THIRTY-TWO THOUSAND THREE HUNDRED THIRTY-ONE AND PASE THIRTY-BHARATBHAI (CO-BORROWER), TWO ONLY AS ON 12/09/2024 Plus Applicable Interest and Other Charges.

Date: 10/12/2024
 Sd/- Authorized Officer, Unity Small Finance Bank Limited

IDFC FIRST Bank Limited
 (erstwhile Capital First Limited and amalgamated with IDFC Bank Limited)
 Registered Office: KRM Towers, 8th Floor, Harrington Road, Chetpet, Chennai - 600031.
 Tel: +91 44 4564 4000 | Fax: +91 44 4564 4022

APPENDIX IV [Rule 8(1)]
POSESSION NOTICE (For immovable property)
 Whereas the undersigned being the authorized officer of IDFC FIRST Bank Limited (erstwhile Capital First Limited and amalgamated with IDFC Bank Limited) under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, and in exercise of powers conferred under Section 13(12) of the said Act read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice calling upon the Borrower/Co-borrowers and Guarantors to repay the amount mentioned in the demand notice appended below within 60 days from the date of receipt of the said notice together with further interest and other charges from the date of demand notice till payment/realization. The Borrower/Co-Borrowers/ Guarantors having failed to repay the amount, notice is hereby given to the Borrower/Co-Borrowers/ Guarantors and public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him/her under sub-section (4) of Section 13 of the Act read with rule 8 of the Security Interest (Enforcement) Rules, 2002 on this notice.

Loan A/c. No.	Borrower(s) & Guarantors Name	Description of the Mortgaged Properties	Demand Notice		Date and Type of Possession Taken
			Date	Outstanding Amount (Rs.)	
26626664	1. Lakhbhai Desai 2. Aniataben Lakhbhai Desai 3. Lalubhai Ramjibhai Desai	All That Piece And Parcel of Gamtal House No. 22/2, Admeasuring About 900 Sq. Ft. Situated Moje: Dolpur Under Bayad Taluka, District: Arvali, Gujarat-383325, And Bounded As: East: House of Desai Kanubhai West: Open Land North: House of Desai Jesingbhai South: House of Rajabhai	14.09.2024	Rs. 3,81,842.11-	05-12-2024 Symbolic Possession
63819587 & 106617955	1. Manojbhai Vasava 2. Sangitaben Vasava	All That Piece And Parcel of Gamtal Property No. 103, Land Area 174.26 Sq. Mtrs. And Built-up Area 116.17 Sq. Mtrs., Situated at Nr. Mhijipura, Village: Mhijipura, Taluka: Tilkavda, District: Narmada, Gujarat-391120 And Bounded As: East: Road West: Vado North: House of Rameshbhai Bhalalal South: Road.	31.08.2024	Rs. 7,24,334.02/-	04-12-2024 Symbolic Possession

The Borrower/Co-borrowers/ Guarantors 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 IDFC FIRST Bank Limited (erstwhile Capital First Limited and amalgamated with IDFC Bank Limited) for an amount mentioned in the demand notice together with further interest and other charges from the date of demand notice till payment/realization.
 Date: 04 & 05-12-2024
 Place: Gujarat Sd/- Authorized Officer IDFC FIRST Bank Limited (erstwhile Capital First Limited and amalgamated with IDFC Bank Limited)

IDFC First Bank Limited
 (Formerly known as IDFC Bank Ltd) | CIN : L65110TN2014PLC097792
 Registered Office : KRM Towers, 7th Floor, Harrington Road, Chetpet, Chennai- 600031. Tel: +91 44 4564 4000 | Fax: +91 44 4564 4022

APPENDIX- IV-A [See proviso to rule 8 (6) & 9 (1)] SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES
 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 proviso to Rule 8(6) & 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) and Guarantor (s) that the below described immovable properties as per column (i) mortgaged/charged to the Secured Creditor, the possession of which has been taken by the Authorized Officer of Formerly known as IDFC Bank Ltd, will be sold on "As is where is", "As is what is", and "Whatever there is" as described hereunder, for the recovery of amount due to IDFC FIRST Bank Limited (Formerly known as IDFC Bank Ltd) from Borrower (s) and Co-Borrower (s) as per column (i).
 For detailed terms and conditions of the sale, please refer to the link provided on IDFC FIRST Bank website i.e. www.idcfirstbank.com.

S. NO.	(i) Demand Notice Amount	(ii) Agreement ID	(iii) Name of Borrower (s), Co-Borrower (s) and Guarantor (s)	(iv) Reserve Price Amount	(v) EMD Amount	(vi) Date and Time of Auction	(vii) Date and Time of EMD Auction	(viii) Date and Time of Inspection	(ix) Authorized Officer Name & Contact Number
1	INR 912501.31/-	34159540	Kausalbhai Mishra, Sanjukumar Mishra & Ramilal Mishra	INR 400000.00/-	INR 40000.00/-	30-Dec-2024 11:00 AM to 1:00 PM	27-Dec-2024 10:00 AM to 5:00 PM	23-Dec-2024 10:00 AM to 4:00 PM	Name- Satyendra Maurya Contact Number- 8306001848 Name- Chinmay Acharya Contact Number- 9574448844
(iv) MORTGAGED PROPERTY ADDRESS: All That Piece And Parcel Of Premises Plot No: 235 (After Kip New Block No. 25/235), Admeasuring 43 Sq. Ft., I.E. 463 Sq. Ft., Along With Proportionate Undivided Share In Road & Cop Admeasuring 23.16 Sq. Mtr., "Green Park" Vibhag-2, Developed Upon Land Situated In State Gujarat, District Surat, Sub-District & Taluka Karmej, Moje Village Haladhru Bearing Revenue Survey No. 499, Old Block No. 23, After Re-Survey New Block No. 25, Revenue Survey No. 500/1, & 500/2, Old Block No. 28, After Re-Survey New Block No. 30, After Amalgamation New Block No. 25 Na Land Paikae, Dist. Surat, Gujarat-394180, And, Bounded As: East: Adjoining Plot No. 31, West: Adjoining Society Road, North: Adjoining Plot No: 236 & South: Adjoining Plot No: 234									
2	INR 1409987.15/-	15460294	Devilaben Nileshbhai Savani & Nileshkumar M Savani	INR 400000.00/-	INR 40000.00/-	30-Dec-2024 11:00 AM to 1:00 PM	27-Dec-2024 10:00 AM to 5:00 PM	23-Dec-2024 10:00 AM to 4:00 PM	Name- Satyendra Maurya Contact Number- 8306001848 Name- Chinmay Acharya Contact Number- 9574448844
(iv) MORTGAGED PROPERTY ADDRESS: All The Piece And Parcel Of The Property Consisting Of Flat No- 103 1st Floor, Hankrushna, residency, Building No-k Block No.- 338/B, Village- Umra, Tal.- OLPAD Dist.Surat, OLPAD, Surat Gujarat-394540									
3	INR 1142756.49/-	28701308	Alpesh Rameshbhai Solanki & Kinjabhai Alpeshkumar Solanki	INR 400000.00/-	INR 40000.00/-	30-Dec-2024 11:00 AM to 1:00 PM	27-Dec-2024 10:00 AM to 5:00 PM	23-Dec-2024 10:00 AM to 4:00 PM	Name- Satyendra Maurya Contact Number- 8306001848 Name- Chinmay Acharya Contact Number- 9574448844
(iv) MORTGAGED PROPERTY ADDRESS: All The Piece And Parcel Of Immovable Property, Permisses Of Plot No. 116 Admeasuring 40.07 Sq. Mtrs., & Adjoining Cop Along With Proportionate Undividedshare In Road Admeasuring 21.66 Sq. Mtrs., Total Admeasuring 61.73 Sq. Mtrs., "Shreeji Residency" Developed Upon Land Situated In State Gujarat, District: Surat, Sub-District & Taluka: Karmej, Moje: Haladhru Bearing Revenue Survey No. 516/1, Block No. 38 (After Promulgation New Block No. 44) Na Land Paikae, And Bounded As: East: Adjoining Society Road, West: Adjoining Plot No. 85, North: Adjoining Plot No. 117 & South: Adjoining Plot No. 115									

Disclaimer: Please note that the said notice is issued for sale of immovable property only and IDFC FIRST Bank Limited has no right to sale of the movable assets, if any, present at the immovable property.
 Date: 10.12.2024 Sd/- Authorized Officer IDFC FIRST Bank Limited (Formerly known as IDFC Bank Ltd)

TATA CAPITAL LIMITED
 Regd. Office: 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai-400013.

POSESSION NOTICE (FOR IMMOVABLE PROPERTY)
 (As per Rule 8(1) of the Security Interest Enforcement Rules, 2002)
 Whereas, the undersigned being the Authorized Officer of the Tata Capital Ltd., (hereinafter referred to as "TCL - Transferee") through Tata Capital Financial Services Ltd. (hereinafter referred to as "TCFSL - Transferee") vide Orders dated 24th November 2023 passed by National Company Law Tribunal, Mumbai vide scheme of arrangement agreed between Tata Capital Financial Services Limited ("TCFSL") as Transferees and Tata Capital Limited ("TCL") as Transferee under the provisions of Sections 230 to 232 n/w Section 66 and other applicable provisions of the Companies Act, 2013 ("said Scheme") having our registered office at 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai 400 013, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under section 13(2) read with rule 8 & 9 of the Security Interest (Enforcement) Rules, 2002, issued a Demand Notice as mentioned below calling upon the Borrowers to repay the amount mentioned in the notice within 60 days from the date of the said notice. 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. 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 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 9 of the said Rules. The borrower, in particular, and the public in general, are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the Tata Capital Limited, for an amount referred to below along with interest thereon and penal interest, charges, costs etc. from date of demand notice.

Loan Account No.	Name of Obligor(s)/ Legal Heir(s)/Legal Representative (s)	Amount & Date of Demand Notices	Date of Possession
TCFLA02 1600018	1)M/s Jay Ambe Super Store Through Its Proprietor Shri Singh 2) Mr. Shiv Uday Singh, 3) Mr. Devi Uday Singh, 4) Mrs. Chanchal Rajput, 5) Mrs. Javeri all having address at: Shop no.566, Radhakrishna residence, Nr Swami Narayan Temple, Kande, Sachin, Surat, Gujarat - 394230. Also having address at: 304, Sai Krishna Residency Station Road, Sachin, Surat, Gujarat-394230	Rs. 35,81,756/- (Rupees Thirty Five Lakh Eighty One Thousand Seven Hundred and Fifty Six Only) due in Loan Account No. TCFLA02160001125157 8 as on 05/12/2023 Demand Notice dated 15/12/2023	05/12/2024

Description of Secured Assets/Immovable Properties : 1. All rights, title and interest in Non-Agriculture Property bearing Revenue Survey No.11/1 + 36/1, Sub-Division No.2, Block No.60 and Revenue Survey No.11/1 + 36/2, Sub-Division No.2, G1063G1057 Block No.59 after merger New Block No.59/B/2 Paik Sub Plot No.2, measuring 1736.53 sq.mtr. T.P. Scheme No.59, F.P. No.57, measuring 1612.13 sq.mtr. constructed building which is known and named as "Radha Kishan Residency" Paik Ground Floor Shop No.5 having built up area measuring 259.35 sq. ft. i.e. 24.10 sq.mtr. and carpet area measuring 231.57 sq. ft. i.e. 21.52 sq.mtr. of Moje Village: Pardi-Kande, Taluka: Choryashi Dist. Surat Bounded as Towards North: Shop No.4, Towards South: Shop No.6, Towards East: O.T.S side, Towards West: Road side, 2. All rights, title and interest in Non-Agriculture Property bearing Revenue Survey No.11/1 + 36/2, Sub-Division No.2, Block No.60 and Revenue Survey No.11/1 + 36/2, Sub-Division No.2, G1063G1057 Block No.59 after merger New Block No.59/B/2 Paik Sub Plot No.2, measuring 1736.53 sq.mtr. T.P. Scheme No.59, F.P. No.57, measuring 1612.13 sq.mtr. constructed building which is known and named as "Radha Kishan Residency" Paik Ground Floor Shop No.6 having built up area measuring 259.35 sq. ft. i.e. 24.10 sq.mtr. and carpet area measuring 231.57 sq. ft. i.e. 21.52 sq.mtr. of Moje Village: Pardi-Kande, Taluka: Choryashi Dist. Surat Bounded as Towards North: Shop No.5, Towards South: Shop No.7, Towards East: O.T.S side, Towards West: Road side
 Date: 10.12.2024 Place: Surat, Gujarat Sd/- Authorized Officer, Tata Capital Ltd.

BAID INDUSTRIES PRIVATE LIMITED (In Liquidation)
 CIN: U17100GJ2007PTC050851
 Registered Address: Plot No. 8, G. I. D. C. Panoli, Ankleshwar, Gujarat, India - 384116.

E-AUCTION SALE NOTICE UNDER INSOLVENCY AND BANKRUPTCY CODE, 2016
 Notice is hereby given to the public in general under the Insolvency and Bankruptcy Code, 2016 and the regulations made thereunder for Sale of Plant & Machinery and Land & Building of M/s. BAID INDUSTRIES PRIVATE LIMITED (In Liquidation) in accordance with Regulation 32 and 33 of the Insolvency and Bankruptcy Board of India (Liquidation Process) Regulations, 2016. The sale will be conducted by the undersigned through the e-auction platform of: https://right2vote.in/login as per Schedule I under Regulation 33 of the IBI (Liquidation Process) Regulations, 2016 for the following:

Block	Asset	Particulars	Reserve Price (Rs.)	EMO Amount (Rs.)	Incremental Value (Rs.)
A	Land & Building Along with Plant & Machinery	Site Address: Plot No. 8, G. I. D. C. Panoli, Ankleshwar, Gujarat, India - 384116	22,50,00,000.00	2,25,00,000.00	5,00,000.00
B	Only Plant & Machinery	Site Address: Plot No. 8, G. I. D. C. Panoli, Ankleshwar, Gujarat, India - 384116	5,50,00,000.00	55,00,000.00	5,00,000.00
C	Only Land & Building	Site Address: Plot No. 8, G. I. D. C. Panoli, Ankleshwar, Gujarat, India - 384116	17,00,00,000.00	1,70,00,000.00	5,00,000.00

Submission of Requisite Forms, Affidavits, Declaration etc. From 10/12/2024 to 24/12/2024
 Site visit / Inspection Date: 26/12/2024 to 02/01/2025
 Last Date for Submission of EMD: 04/01/2025
 Date and Time of E-Auction:
 Block A Date: 06th January 2025 Time: 01:30 PM to 02:30 PM IST
 Block B Date: 06th January 2025 Time: 03:00 PM to 04:00 PM IST
 Block C Date: 06th January 2025 Time: 04:30 PM to 05:30 PM IST

Email ID: baid.cirp@gmail.com; Mobile No.: +91 9979940961/ 9727247030
 E-Auction Service Provider: Right2Vote Info Tech Private Limited
 Terms and Condition of the E-Auction are as under:
 1. E-Auction will be conducted on "AS IS WHERE IS BASIS", "AS IS WHAT IS BASIS", "NO RECOURSE BASIS" and "WHATSOEVER THERE IS BASIS" through approved service provider, M/s Right2Vote Info Tech Private Limited. This E-Auction Notice shall be read in conjunction with the complete E-Auction Process Information Document containing details of the assets, e-auction bid form, declaration and undertakings, general terms and conditions of the e-auction sale which will be made available by contacting on Mobile No. +91 9727247030, Email ID: baid.cirp@gmail.com in the working hours from Monday to Saturday and on the website of the E-Auction Service Provider.
 2. It shall be the responsibility of the bidders to inspect and satisfy themselves about the asset and specification before submitting the bid. The inspection of assets put on auction will be permitted to interested bidders at sites from the date of publication to the last date of submitting documents & EMD.
 3. Intending bidders should submit the Request Letter for participation in the E-Auction along with KYC and other documents. The formats can be taken from the E-Auction Process Information Document. These documents should reach the office of the Liquidator through physical delivery or post/courier at the address given below on or before 02nd January 2025. The eligible bidders shall submit the evidence for EMD Deposit of 10% of reserve price on or before 04th January 2025.
 4. The intending bidders are required to deposit Earnest Money Deposit (EMD) amount through Demand Draft in the name of "BAID INDUSTRIES PRIVATE LIMITED - IN LIQUIDATION".
 5. The bidders are requested to visit https://right2vote.in for detailed terms and conditions for e-auction process before submitting their bids and taking part in the e-auction sale proceedings.
 6. If the auction of Block A is successfully conducted, then auction of Block B and Block C will be cancelled.
 7. If the auction of Block A is not conducted successfully, then auction of Block B will be conducted.
 8. If the auction of Block B is successfully conducted, then only auction of Block C will be conducted. In case the auction of Block B is not conducted successfully, then auction of Block C will not be conducted.
 Sd/- IP Jaykishan Rathi, Liquidator, BAID INDUSTRIES PRIVATE LIMITED - In Liquidation, Reg. No: IBB/PA-01/P-P-92710/2022-2023/14166, Add: 3040, 3rd Floor, Trade House, Near Rusabhi Petrol Pump, Ring Road, Surat, Gujarat. 395002. Email: baid.cirp@gmail.com

Public Notice For E-Auction Cum Sale (Appendix - IV A) (Rule 8(6))
 Sale of Immovable property mortgaged to IFL Home Finance Limited (Formerly known as India Infoline Housing Finance Ltd.) (IFL-HFL) Corporate Office at Plot No. 98, Udyog Vihar, Phase-IV, Gurgaon-122015 (Haryana) and Branch Office at - Office No. 701, 7th Floor, 21st Century Business Center, Near Udha Darwaja, Ring Road, Surat - 395002 under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter "Act"). Whereas the Authorized Officer ("AO") of IFL-HFL has taken the possession of the following properties pursuant to the notice issued U/s 13(2) of the Act in the following loan accounts/prospect nos. with a right to sell the same on "AS IS WHERE IS BASIS, AS IS WHAT IS BASIS AND WITHOUT RECOURSE BASIS" for realization of IFL-HFL's dues. The Sale will be done by the undersigned through e-auction platform provided at the website: www.iflhome.com

Borrower(s) / Guarantor(s)	Demand Notice Date and Amount	Description of the Immovable Property / Secured Asset	Date of Physical Possession	Reserve Price	Date of Inspection of property
1. MR. CHANDRAMA PRASAD 2. MRS. RAMANATH DEVI (Prospect No. IL022972)	13-Mar-2024 Rs. 102935/- (Rupees Ten Lakh Twenty Nine Thousand Six Hundred and Thirty Five Only)	All that part and parcel of the property bearing PLOT NO. 198, Shrugal Homes, Bharund Kareli Road, Moje Bharund, Nr. Sayan Sugar Factory Road, Olpad, Surat-394130, Gujarat, India Area Measuring (IN SQ. FT.): Property Type: Land Area: Saleable Area: Super Built Up Area: Property Area: 456.00, 296.00, 410.00 (Built up area 273.60 sq. ft.)	27-Sep-2024	Rs. 7,66,000/- (Rupees Seven Lakh Sixty Six Thousand Only)	24-Dec-2024 1100 hrs -1400 hrs
				Total Outstanding As On Date 05-Dec-2024 Rs. 12,61,274/- (Rupees Twelve Lakh Sixty One Thousand Two Hundred and Seventy Four Only)	EMD Last Date 26-Dec-2024 till 5 pm.

Mode of Payment : EMD payments are to be made via online mode only. To make payments you have to visit https://www.iflhome.com and pay through link available for the property/ Secured Asset only. Note: Payment link for each property/ Secured Asset is different. Ensure you are using the link of the property/ Secured Asset. You are intended to buy via public auction.
 For Balance Payment - Login https://www.iflhome.com - My Bid & Pay Balance Amount.
 Terms and Conditions:
 1. For participating in e-auction, intending bidders required to register their details with the Service Provider (https://www.iflhome.com), well in advance and has to create the login account, login ID and password. Intending bidders have to submit their "Tender FORM" along with the payment details towards EMD, copy of the KYC and PAN card at the above mentioned Branch Office.
 2. The bidders shall improve their offer in multiple of amount mentioned under the column "Bid Increase Amount". In case bid is placed in the last 5 minutes of the closing time of the auction, the closing time will automatically get extended for 5 minutes.
 3. The successful bidder should deposit 25% of the bid amount (after adjusting EMD) within 24 hours of the acceptance of bid price by the AO and the balance 75% of the bid amount within 15 days from the date of confirmation of sale by the secured creditor. All deposit and payment shall be in the prescribed