



U GRO Capital Limited
4th Floor, Tower 3, Equinox Business Park, LBS Road, Kurla, Mumbai 400070

POSSESSION NOTICE APPENDIX IV (SEE RULE 8(1)) FOR MOVABLE PROPERTY

Whereas, the undersigned being the Authorized Officer of **UGRO Capital Limited**, having its registered office at 4th Floor, Tower 3, Equinox Business Park, LBS Road, Kurla, Mumbai 400070, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 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 20/01/2026 calling upon the Borrowers (1) **ASSHFABTECH INDUSTRIES PRIVATE LIMITED,2) ASHOK BABASAHEB SHINDE,3) SUNIL PARASRAM HOLE 4) SHARDA ENTERPRISES 5) SHARDA SUNIL HOLE** having Loan Account Number **HCFPUNMLN00001046555** to repay the amount mentioned in the notice being **₹ 21,57,973.00/- (Rupees Twenty One Lakh Fifty Seven Thousand Nine Hundred Seventy Three Only)** as on 19/01/2026 together 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 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 sub-section (4) of Section 13 of the Act read with Rule 8 of the said rules of the Security Interest (Enforcement) Rules 2002 on this 01 April 2026.

The borrowers 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 **UGRO Capital Limited** for an amount of being **₹ 21,57,973.00/- (Rupees Twenty One Lakh Fifty Seven Thousand Nine Hundred Seventy Three Only)** as on 19/01/2026 together with 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.

SCHEDULE OF THE SECURED ASSET(S):

S.No.	Model	Make	Invoice No.
1.	EFFICIENT SERIES CNC PRESS BRAKE EM CNC PBE 2541	ENERGY MISSION MACHINERIES (I) PVT LTD.	EM/23-24 /00024 DATED - 10/05/2023

Place: PUNE, MAHARASHTRA
Date: 04.04.2026

Sd/- (Authorized Officer)
For UGRO Capital Limited

Outdoor No.Recovery/Auction notice/ vishal junnar pat/05/2026

Recovery Officer
Vishal Junnar Sahakari Patpedhi Maryadit
B/3, Sussex Industrial Estate, Dadaji Konddev Cross Lane, Byculla (East), Mumbai-400027 (Register No.B.O.M/R.S.R./928/1979)
Contact no.6657 1711/22/23, Mob.8976948371

FORM Z
See sub-rule (11(d)-f) of rule 107)

Possession Notice for Immovable Property

Whereas the undersigned being the **Mr.Vasant Maruti Sarjine** officer Recovery officer of the **Vishal Junnar Sahakari Patpedhi Maryadit**. Under the M.C.S.Act 1960 Section 156 & Rule 107(3) of M.C.S. Rule 1961 issued a demand notice dated **01/12/2025 of Rs.41,77,667/- (Rs. Forty One Lakh Seventy Seven Thousand Six Hundred Fifty Seven Only)** calling upon the judgment debtor. **Mr. Bajirao Baburao Walke/Mr. Dipen Bajirao Walk** to repay the amount Mentioned in the notice being **Rs.42,72,700/- (Rs.Forty Two Lakh Twenty Two Thousand Seven Hundred only)** with date of receipt of the said notice and the judgment debtor having failed to repay the amount the undersigned has issued a notice for attachment dated **31/12/2025** and attached the property described herein below

The judgment debtor having failed to repay the amount, notice is hereby given to the judgment debtor 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 rule 107(11(d)-1) of Maharashtra Co-operative societies Rules, 1961 on this day of **23/03/2026**.

the judgment debtor in particular and the public general is hereby cautioned not to deal with the property and any dealing with the property will be subject to the charge of the recovery officer **Vishal Junnar Sahakari Patpedhi Maryadit**. For an amount of **Rs.43,60,800/- (Plus 31.03.2026) Interest And Other Charges Since)** thereon.

Description of the Immovable Property
Address:- 2.B.H.K., Apartment No. A/1, (Duplex) on the third and fourth floor of Vision Galaxy Building A building, built in the Non-Agricultural land Survey No. 291/3 (Old 263/3), Survey No. 296/4 (Old 268/4/A), Survey No. 297/1 (Old 269/1), At Narayanganj, Tal. Junnar, Dist. Pune Area – Carpet – 1050 sq.ft.

Date :31/03/2026
Place: Mumbai

Sd/- (Recovery Officer)
Mr.Vasant Maruti Sarjine
(M.c.s Act 1960 Section 156 & Rule 107 of M.C.S Rule1961)
C/o Vishal Junnar Sahakari Patpedhi Maryadit

Outdoor No.Recovery/Auction notice/ vishal junnar pat/04/2026

Recovery Officer
Vishal Junnar Sahakari Patpedhi Maryadit
B/3, Sussex Industrial Estate, Dadaji Konddev Cross Lane, Byculla (East), Mumbai-400027 (Register No.B.O.M/R.S.R./928/1979)
Contact no.6657 1711/22/23, Mob.8976948371

FORM Z
See sub-rule (11(d)-f) of rule 107)

Possession Notice for Immovable Property

Whereas the undersigned being the **Mr.Vasant Maruti Sarjine** officer Recovery officer of the **Vishal Junnar Sahakari Patpedhi Maryadit**. Under the M.C.S.Act 1960 Section 156 & Rule 107(3) of M.C.S. Rule 1961 issued a demand notice dated **27/05/2024 of Rs.73,34,379/- (Rs. Seventy Three Lakh Thirty Four Thousand, Three Hundred Seventy Nine Only)** calling upon the judgment debtor. **Mr. Bajirao Baburao Walke/Mr. Dipen Bajirao Walk** to repay the amount Mentioned in the notice being **Rs.79,98,300/- (Rs.Seventy Nine Lakh Ninety Eight Thousand Three Hundred Only)** with date of receipt of the said notice and the judgment debtor having failed to repay the amount the undersigned has issued a notice for attachment dated **17/11/2025** and attached the property described herein below

The judgment debtor having failed to repay the amount, notice is hereby given to the judgment debtor 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 rule 107(11(d)-1) of Maharashtra Co-operative societies Rules, 1961 on this day of **23/03/2026**.

the judgment debtor in particular and the public general is hereby cautioned not to deal with the property and any dealing with the property will be subject to the charge of the recovery officer **Vishal Junnar Sahakari Patpedhi Maryadit**. For an amount of **Rs.84,32,500/- (plus 31.03.2026) Interest and other charges since)** thereon.

Description of the Immovable Property
Address:- At.Narayanganj, Tal.Junnar, Dist.Pune, Non-Agricultural Survey No.291/3(Old 263/3), Survey No.296/4(Old 268/4/A), Survey No.297/1(Old 269/1), in Vision Galaxy Building A building built in the property.
Shop No.A/30 Area –Carpet-161.91 Shop No.A/31 Area –Carpet-167.13 Shop No.A/32 Area –Carpet-169.07

Date :31/03/2026
Place: Mumbai

Sd/- (Recovery Officer)
Mr.Vasant Maruti Sarjine
(M.c.s Act 1960 Section 156 & Rule 107 of M.C.S Rule1961)
C/o Vishal Junnar Sahakari Patpedhi Maryadit

PUBLIC NOTICE

Public is hereby informed that **Mr. Uday Chopra** is the owner of property described in the schedule below. The Owner has represented to our client that the scheduled property is fully owned and possessed by them and is free of all encumbrances. The Owner has agreed to an outright sale and transfer of Scheduled Property to our client. Our client has instructed us to investigate the title in respect of the property described in the schedule herein under. All persons, including any bank or financial institution, having claim or objection by way of sale, lease, lien, charge, mortgage, exchange, gift, trust, tenancy, possession, easement, occupancy rights or otherwise, including by way of exchange, share, acquisition, amalgamation, transfer, agreement, sale, assignment, hypothecation, lease, sub-lease, lien, its pendens, license, pledge, Guarantee, easement possession, injunction, loans, advances, attachment or encumbrance, right of pre-emption or under any contract/agreement for sale or other disposition or otherwise in any manner whatsoever or pending litigation, partnership, joint venture, settlement or under any decree, order or award passed by any court or tribunal or otherwise howsoever including by operation of law, or claiming any share, right, title or interest of any nature whatsoever into, upon or in respect of scheduled property should notify the undersigned Advocate within **14 (fourteen) days** from publication of this notice and should satisfy the undersigned along with documentary proof thereof, failing which, our client shall complete the transaction and no claim/s will be entertained thereafter.

SCHEDULE

All that piece and parcel of property bearing **Apartment number 101**, admeasuring **97.73 square meters i.e. 1052 square feet** of carpet area, i.e. **122.17 square meters i.e. 1315 square feet** of built-up area, along with attached terrace admeasuring **25.83 square meters i.e. 278 square feet**, situated on the **1st (First) floor**, in building number **A**, in the project “**La Cresta Apartments**”, along with **one covered car parking space** bearing number **153** admeasuring about **10 square meters i.e. 107 square feet**, constructed on land bearing **C.T.S number 541**, corresponding **Survey Number 62 Hissa Number 1 (Old Survey number 62 Hissa Number 1+2+3)**, Plot number **9** of Village **Ghorpadi**, Taluka **Haveli**, District **Pune**, within the limits of Pune Municipal Corporation, along with 0.80% of undivided share in the common areas and facilities of “**La Cresta Apartments**”, and within the jurisdiction of the Sub-Registrar, Haveli, District Pune along with all rights and privileges attached thereto.

For HK Legal
Adv. Kedar Loya
Office number 405, 4th Floor, City Point, Boat Club Road, Pune 411001 +91 20 41252999



BAJAJ HOUSING FINANCE LIMITED
Corporate office: Cerebrum IT Park B2 Building 5th floor, Kalyani Nagar, Pune, Maharashtra 411014
Branch Office: C/4 Plot No. 12, Kohinor Estate Hsg. Soc. Mula Road, Near Kamal Nayan Bajaj Garden, Wakdewadi, Pune - 411003

POSSESSION NOTICE

Under Section 13(4) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 & Rule 8-(1) of the Security Interest (Enforcement) Rules 2002. (Appendix -IV)

Whereas, the undersigned being the Authorized Officer of **M/s BAJAJ HOUSING FINANCE LIMITED (BHFL)** 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 Demand Notice(s) to Borrower(s)/ Co-Borrower(s)/ Guarantor(s) mentioned herein below to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice. The Borrower(s)/ Co-Borrower(s)/ Guarantor(s) having failed to repay the amount, notice is hereby given to the Borrower(s)/ Co-Borrower(s)/ Guarantor(s) and the public in general that the undersigned on behalf of **M/s Bajaj Housing Finance Limited**, has taken over the possession of the property described herein below in exercise of the powers conferred on him under Section 13(4) of the said Act read with Rule 8-(1) of the said rules. The Borrower(s)/ Co-Borrower(s)/ Guarantor(s) in particular and the public in general are hereby cautioned not to deal with the below said property and any dealings with the said property will be subject to the first charge of **BHFL** for the amount(s) as mentioned herein under with future interest thereon.

Name of the Borrower(s)/Guarantor(s) (LAN No. Name of Branch)	Description of the Immovable property	Demand Notice Date & Amount	Date of Possession
Branch : PUNE LAN:- H402HHL0403509 1. Shital Sanjay Virkar (Borrower) 2. Akash Banapur Pawar (Co-Borrower) Both At : 77 4622 Sadgurukrupa Nivasa Sahkar Colony, Jyotibnagar Near Lavamita Apartment Kalemwadi, Pune, Maharashtra-411017	All That Piece And Parcel of the Non-agricultural Property described as: Flat Bearing No. 507 Admeasuring About 47.89 Sq.mtrs Carpet Together With Terrace Admeasuring About 6.07 Sq. Mtrs. and Car Parking Bearing No. 49 Area Admeasuring 9.29 Sq.mtrs., In Building B to Be Known As “SKYLIGHTS” and Society Known as Ravindana Skylights Co Op Housing Society Limited., Constructed On Cat No. 24 to 44 Wagholi, Tal. Haveli Dist Pune Within the Local Limit of Pune Municipal Corporation, Pune Zilla Parishad and Panchayat Samiti Haveli, District Pune.	27th Dec 2025 Rs. 30,24,300/- (Rupees Thirty Lakh Twenty Four Thousand Three Hundred Only)	01-Apr-26
Branch : PUNE LAN:- 402HSLEM407635 and 402TSHSEM602208 1. Suhās Bhālerao (Borrower) 2. Sunanda Shirsat (Co-Borrower) Both At BLDG 13 Room 106 1st Flr Mahda Kamgar Nagar Kurla, (E), Mumbai - 400024	All that piece and parcel of the Non-agricultural Property described as: Flat No. 204 Cat on the Second admeasuring 36.8 square meters (carpet area) as per the floor in the Building number 69 to be constructed on the said Project Property along with an (i) exclusive right to use the Enclosed Balcony admeasuring 3-83 square meters, appurtenant to the Flat, (ii) exclusive right to use the Washing/Utility Area admeasuring square meters, appurtenant to the Flat, 1.76 146 (iii) exclusive right to use the Terrace Area admeasuring square meters, appurtenant to the Flat and (iv) exclusive right to use the Cupboard Projection admeasuring square meters, appurtenant to the Flat. 0.47	31st Dec 2025 Rs. 24,65,755/- (Rupees Twenty Four Lakh Sixty Five Thousand Seven Hundred Fifty Five Only)	01-Apr-26

Place: Pune Date: 04.04.2026

Sd/- Authorized Officer, Bajaj Housing Finance Limited



RBL BANK LTD.
Registered Office: 1st Lane, Shahupuri, Kolhapur-416001
National Office: 9th Floor, Techniplex-I, Off Veer Savarkar Flyover, Goregaon (West) Mumbai - 400062.

Symbolic Possession Notice (For Immovable Property) Rule 8(1)

Whereas, the undersigned being the Authorized Officer of **RBL BANK LTD.** under the Securitisation 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 a Demand Notice in the Loan Account & called upon the borrower/s to repay the amount mentioned in the notice total outstanding amount in the aforesaid Loan Account Nos. within **60 days** from the date of receipt of the said notice (the details are mentioned in the below mentioned table).

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 the **Symbolic 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 said rules on the below mentioned date.

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 **RBL BANK LTD** for an above-mentioned amount and interest thereon.

Loan Account Nos., Name of the Borrowers, 13(2) Notice details and Symbolic Possession Date	Mortgaged Property Details
1) M/s. Shivsharvari Agro Product Private Limited (Applicant) Through its Authorised Director Mr. Prithvikiran Raghuram Shetty. 2) Mr.Prithvikiran Raghuram Shetty (Applicant & Mortgagor) 3) Mrs. Madhavi Prithvikiran Shetty (Co-Applicant & Mortgagor) Addresses For Correspondence 1. Flat No.04, 3rd Floor, Madhav Shurti, Sadashiv Peth, Pune 411030. 2. Flat No. B3/11, 2nd Floor, Gauri Shankar Park, Dhayani Benkar Wasti, Survey No. 5/24, Dhayari, Pune 411041. 3. Shivsharvari Agro Product Pvt. Ltd., Building No. B2, Survey No. 5/2, Gauri Shankar Park, Dhayari Benkar Wasti, Dhayari, Pune 411041. Loan Account Number : 809007683601 Loan Amount :Rs. 21,96,711/- NPA Date : 03/01/2026 13(2) Notice dated : 14/01/2026 13(2) Notice amount :Rs.21,68,230/- Symbolic Possession Date : 01-04-2026	Property Owned by: Property Owned is Mr. Prithvikiran Raghuram Shetty & Mrs. Madhavi Prithvikiran Shetty All that piece and parcel of Residential Property bearing Flat No. B2/4, Ground Floor, Building No. B, Gauri Shankar Park B-2 Co-operative Housing Society Limited (CHSL), Plot No.09, Survey No.05, Hissa No. 24, Sharadha Nikethan Garden, Near Beankar Wasti Bus Stop,Benkar Vasti Road, Dhayari, Pune 411041 (admeasuring about 435 sq. fts.), Which is bounded and surrounded by... On or towards East: Flat No. B-2/3, On or towards South : 12 Road, On or towards West : Flat No. B-1/3, On or towards North : Flat No. B-2/1.

Your attention is invited to provisions of section 13(8) of SARFAESI Act for redemption of secured assets i.e. property mentioned hereinbefore by tendering the aforementioned outstanding dues together with all costs, charges and expenses incurred by our bank.

Place: Pune
Date : 02-04-2026

RBL Bank Ltd.
Authorised Officer



THE COSMOS CO-OP. BANK LTD.
(Maharashtra Scheduled Bank)
(Enriching Life)
Registered Office : ‘Cosmos Tower’, Plot No. 6, ICS Colony, University Road, Ganeshkhind, Shivajinagar, Pune - 411 007. Phone : 020 - 6708 5308/11

Sale Notice For Sale Of Immovable Property As per Proviso to Rule 8(6)

The Authorised officer of The Cosmos Co-Operative Bank Ltd., has decided to sale the possessed immovable property to recover Bank dues of the following defaulted Borrower as mentioned herein below under the Securitisation & Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002 on “as is where is basis” by inviting tenders from intending buyers.

Name of the Borrower, Co-Borrower, Mortgagors, Guarantors and Branch	13(2) Demand Notice Details	Possession Date	Sale/Auction					
	Date	Notice Amount	Date	Time				
M/s. Ashtavinayak Traders (Proprietary Firm) Through its Proprietor - Mrs. Hemlata Indrajit Shinde Address- I) Flat No. 14, Urmila Society, Gajanan Building, Gulab Nagar, Dhankawadi, Pune-411043. II) Office Address:- Flat No. 4, Ground Floor, Shilpa Lekha Society, S. No. 31/1/1, Ganeshnagar, Dhankawadi, Pune-411043	15.07.2023	₹ 39,47,231.97 + Further Int. & Charges.	27.12.2023	28.04.2026 11:30 A.M.				
	Reserve Price ₹ 11.62 Lakhs (₹ Eleven Lakhs Sixty-Two Thousand Only)		Earnest Money Deposit (EMD) ₹ 1.20 Lakhs (₹ One Lakh Twenty Thousand Only)					
Description of the Immovable Property put for Sale – All that piece and parcel of Flat No. 14, admeasuring about 350 Sq. ft. i.e.32.25 Sq. mtrs. built up, on fifth floor in the building known “Gajanan Apartment” in the society namely “Urmila Co-operative Housing Society Ltd.”, constructed on the S. No. 31 Hissa No. 4/1, 5/2, 5/1 and 5/4, situated at Village Dhankawadi, Taluka Haveli, District Pune and within the local limits of Pune Municipal Corporation and within the registration limits of Sub Registrar Haveli Pune.								
Auction/Sale Venue:- The Cosmos Co-Operative Bank Ltd., Cosmos Tower, Recovery Section, 1st Floor, Plot No.6, ICS Colony, University Road, Ganeshkhind, Pune - 411 007. (Phone Numbers-020-67085315).								

Branch – Paud Road.

Terms and Conditions : 1. The Sale/Auction of the above property is “As is where is, As is what is and Whatever there is basis”. 2. Before submitting the tenders the tenderer should satisfy themselves from the undersigned about the rights, title, interest & dues payable by them in respect of the property questioned and later on no objection of any kind shall be entertained in this regard. (Tender forms are available at office of the “The Cosmos Co-Operative Bank Ltd., Cosmos Tower, Recovery Section, 1st Floor, Plot No.6, ICS Colony, University Road, Ganeshkhind, Pune – 411 007. (Phone No. 020-67085315). 3. **Tender should reach at above auction address on 27.04.2026 before 6.00 p.m.**, with earnest money by way of P.O./D.D./RTGS in favour of “The Cosmos Co-Operative Bank Ltd.” 4. No offers/Bids/Tenders below reserve price shall be entertained. Interested parties may send/submit their Tender for purchasing the said property in a sealed cover super scribed as “**Tender for Purchase of Property of “M/s. Ashtavinayak Traders” along with earnest money deposit, which is refundable, if the offer is not successful.** The EMD shall not carry any interest. 5. Applicable stamp duty/additional stamp duty/transfer and registration charges, TDS, fees, etc. have to be borne by the buyer only. 6. All statutory/Non statutory dues, taxes, rates, assessments, charges, fees, claims, etc. owing to anybody will be the responsibility of the buyer only. 7. The Tenderers may be given an opportunity to enhance their offer amount, after opening the tenders. The bid is not transferable. 8. The successful purchaser shall deposit 25% of the offer amount [Including EMD before bid] immediately within next working day after Sale/Auction by demand draft favoring the “The Cosmos Co-Operative Bank Ltd.” If the successful purchaser fails to pay 25% of the amount within the time prescribed above, the EMD shall be forfeited without giving any notice. 9. After depositing of 25% and thereafter confirming the Sale/Auction by the Authorised Officer, the purchaser shall have to pay the remaining amount i.e. 75% of the offer amount on or before 15 working days from the receipt of the confirmation letter. If the remaining amount is not paid within the time prescribed in the confirmation letter, the amount of 25% would be forfeited without giving any notice and the said immovable property shall be resold. 10. For an inspection of the said property it will be available on **22.04.2026 from 11:00 a.m. to 5:00 p.m.** 11. There are not any encumbrances known to secured creditors in respect of the above-mentioned property put for sale. 12. The Authorized Officer has absolute right to accept or reject any or all Tender(s)/Offer(s) or adjourn/postpone/cancel the auction without assigning any reason thereof. 13. The Detailed Terms & Conditions of the sale will be read at the time & place of the sale. 14. This sale notice is also uploaded to the Bank’s web site i.e. www.cosmosbanks.com.

Note:- This also be considered as 15 days’ notice to the Borrower/Co-Borrower/Mortgagor/Guarantor under rule 8(6) of the security interest (Enforcement) Rule, 2002.

Mr. Rajesh Ramdas Shah
Asst. Gen. Manager & Authorized Officer
The Cosmos Co-operative Bank Ltd.

Date : 04.04.2026
Place : Pune



IDBI Bank Ltd.
Retail Recovery, IDBI House, 1st Floor, Dnyaneshwar Paduka Chowk, F.C. Road, Shivaji Nagar, Pune-411004.
CIN : L65190MH2004GOI148838

POSSESSION NOTICE

The Authorised Officer of IDBI Bank Ltd., under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) & in exercise of the powers conferred under Section 13(12) read with Rule 3 of Security Interest (Enforcement) Rules, 2002 Published Demand Notice dated mentioned below, under Section 13(2) of the said Act, calling upon the concerned Borrowers, as per details given below, to repay the amount mentioned in the respective Notice within 60 days from the date of the said Notice. The concerned Borrowers having failed to repay the said due amount, notice is hereby given to the concerned Borrowers in particular and the public in general that the undersigned has taken Physical Possession of the immovable 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 said Rules on the date mentioned below. The concerned Borrowers in particular and the public in general are hereby cautioned not to deal with the concerned properties and any dealings with the said property will be subject to the charge of IDBI BANK LTD. for an amount mentioned below. The borrower's attention is invited to sub-section (8) of section 13 of the Act, in respect of time available to redeem the secured assets.

Name of the Borrowers / Property Holders and Loan Account No	Date of Demand Notice	Date of Possession	Description of immovable property	Outstanding Amount (Rs.) as on date
Shri Ratnakar Pandurang Solaskar & Smt. Damayanti Ratnakar Solaskar Loan account number: 1678675100015668 & 1678675100015677	17-06-2025	Physical Possession	Flat 405, Fourth Floor, Wing-A, Abhishek Meadows, Survey No.- 680, Hissa No 1/1, Landewadi Chowk, Bhosari, Pune, Maharashtra, admeasuring area 56.1 Sq Mtr carpet plus One Car Parking or thereabouts, situated within the Village limits of Bhosari, Taluka Haveli, and Registration Sub-District Pune District and Registration District Pune in the State of Maharashtra	Rs.37,82,395.16 (Rupees Thirty Seven Lakhs Eighty Two Thousand Three Hundred Ninety Five and Sixteen Paise Only) as on 10-06-2025 plus further interest and charges thereon.

*Also the owners of the property are hereby informed that all moveable articles lying at the said property are completely at their risk. We will allow removal of these articles if owners contact us in time, i.e. within 30 days of possession date, requesting the same. Any claim regarding any loss/damage of these articles will not be valid thereafter.”

Place:- Pune
Date:- 04.04.2026

Sd/-
Authorized Officer



BAJAJ HOUSING FINANCE LIMITED
Corporate office: Cerebrum IT Park B2 Building 5th floor, Kalyani Nagar, Pune, Maharashtra 411014
Branch Address.: C/4 Plot No. 12, Kohinor Estate Hsg. Soc. Mula Road, Near Kamal Nayan Bajaj Garden, Wakdewadi, Pune - 411003

Demand Notice Under Section 13 (2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002.

Undersigned being the Authorized officer of **M/s Bajaj Housing Finance Limited**, hereby gives the following notice to the Borrower(s)/Co-Borrower(s) who have failed to discharge their liability i.e. defaulted in the repayment of principal as well as the interest and other charges accrued there-on for Home loan(s)/Loan(s) against Property advanced to them by Bajaj Housing Finance Limited, and as a consequence the loan(s) have become Non Performing Assets. Accordingly, notices were issued to them under Section 13 (2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and rules thereon, on their last known addresses, however the same have been returned un-served/undelivered, as such the Borrower(s)/Co-Borrower(s) are hereby intimated/informed by way of this publication notice to clear their outstanding dues under the loan facilities availed by them from time to time.

Loan Account No./Name of the Borrower(s)/ Co-Borrower(s)/ Guarantor(s) & Addresses	Address of the Secured/ Mortgaged/ Immovable Asset/ Property to be enforced	Demand Notice Date & Amount
Branch : PUNE LAN:- H402HLT1324350 and H402HHL1305142 1. Ashok Vishnu Pingale (Borrower) 2. Shrivani Ashok Pingale (Co-Borrower) Both At: Flat No 104 Wing B Suyog CHS Pot No 57.58, Near D Mart Sector 14 Navi Mumbai, Maharashtra-400709	Schedule of property: All That Piece And Parcel of The Non-agricultural Property Described As: Flat No D-504, 5th Floor, Building D, 'Aapla Ghar Wagholi Anex (Wadebolai)', G No 45, Mouje Wadebolai, Tal. Haveli Dist Pune, -412207	26th March 2026 & Rs. 29,92,553/- (Rupees Twenty Nine Lakh Ninety Two Thousand Five Hundred Fifty Three Only)
Branch : PUNE LAN:- H402HHL0715573 and H402HLT0736309 1. R Vinodh Kumar (Borrower) 2. Rathina Ramalah Samy (Co-Borrower) Both At: Flat No 1 B/1 Wing II Indira Prabha Near Shinde, Petrol Pump Vikas Nagar, Dehuroad Kivale, Pune, Maharashtra-412101	Schedule of property: All That Piece And Parcel of The Non-agricultural Property Described As: Flat No 502, 5th Floor, Wing B, 'Indrapraba Society', Sr No 38 Hissa No 1 Plot No.4, Village Kiwale, Tal Haveli, Dist. Pune	19th March 2026 & Rs. 26,77,805/- (Rupees Twenty Six Lakh Seventy Seven Thousand Eight Hundred Eight Only)
Branch : PUNE LAN:- H402HHL0719803 and H402HLT0738167 1. Subhpratik Nayak (Borrower) 2. Rashmi Nayak (Co-Borrower) Both At: Milagress Apartment No. 604 Milagress Caste Apartments, Mangalore Door No. 14 4 4 473/33 Mangalore Kamataka-575001	Schedule of property: All That Piece And Parcel Of The Non-agricultural Property Described As: Flat No. 1209, 12th Floor, Building/wing No B, 'purnvanchal Phase I', Gram Panchayat Keshnand, Tal Panchayat Samiti Haveli, Zp Pune, Dist Pune	19th March 2026 & Rs. 29,84,274/- (Rupees Twenty Nine Lakh Eighty Four Thousand Two Hundred Seventy Four Only)
Branch : PUNE LAN:- H402HLM0991465 and H402HLM0987181 1. Trupti Manoj Marne (Borrower) 2. Manoj Mohan Marne (Co-Borrower) Both At: Flat No 1001 C Wing S No 41 Vrundavan Shrushti Kanha, Narhe Road Narhe, Pune, Maharashtra-411041	Schedule Of Property: All That Piece And Parcel Of The Non-agricultural Property Described As: Flat No. 1001, 10th Floor, C Wing, Vrindavan Shrushti, Kanha, Survey No. 41, Mouje Narhe	19th March 2026 & Rs. 48,54,242/- (Rupees Forty Eight Lakh Fifty Four Thousand Two Hundred Forty Two Only)

This step is being taken for substituted service of notice. The above Borrowers and/or Co-Borrowers Guarantors) are advised to make the payments of outstanding along with future interest within 60 days from the date of publication of this notice failing which (without prejudice to any other right remedy available with Bajaj Housing Finance Limited) further steps for taking possession of the Secured Assets/ mortgaged property will be initiated as per the provisions of Sec. 13(4) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act.2002. The parties named above are also advised not to alienate, create third party interest in the above mentioned properties. On which Bajaj Housing Finance Limited has the charge.

Place: Pune Date: 04.04.2026

Sd/- Authorized Officer, Bajaj Housing Finance Limited



Bank of India
Relationship beyond banking

Specialised Asset Recovery Management Branch
Mezzanine Floor, 70/80 M.G.Road, Fort, Mumbai - 400001, Tel: 022-22673549
Contact Number:- 9819403549, E-mail: SARM.MumbaiSouth@bankofindia.co.in

E-AUCTION FOR SALE OF MOVEABLE / IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property mortgaged/charged to the Secured Creditor, the possession of which has been taken by the Authorised Officer of Bank of India, SARM Branch, will be sold on “As is Where is”, “As is what is” and “Whatever there is” basis on **28.04.2026**, for recovery of respective dues plus interest and charges up to date due to the Bank of India from respective borrower. The reserve price and earnest money deposit amount shall be as mentioned below in the table. The sale will be done by the undersigned through e-auction platform provided at the web portal.

Sr. No.	Name of the Borrowers/ Guarantor and Amount outstanding	Description of the Properties	Reserve price (Rs. In lakhs)	EMD of the Property (Rs. In lakhs)	Inspection Date/Time and Area
					Physical/Symbolic Possession
1	Mr. Mohammed Talha Abubakar Momin Mrs. Atiya Mohammed Talha Momin Amount O/s - Rs. 59.33 Lakhs + Interest + Expenses/Charges	Flat No. 2301, 23 rd Floor, Tower No. 28 (Sawgrass – B), Sawgrass Co-op. Hsg. Soc. Ltd., Lodha Belmond, Kiwale Gahanjur Road, Opposite MCA Stadium, Off. Mumbai Pune Expressway Gahanjur, Tal. Maval, District Pune - 412101.	50	5.0	16.04.2026 Timing 12:00PM to 02:00PM Carpet Area:- 490 Sq. Ft.
		Flat No. 2302, 23 rd Floor, Tower No. 28 (Sawgrass – B), Sawgrass Co-op. Hsg. Soc. Ltd., Lodha Belmond, Kiwale Gahanjur Road, Opposite MCA Stadium, Off. Mumbai Pune Expressway Gahanjur, Tal. Maval, District Pune - 412101.	49	4.9	16.04.2026 Timing 12:00PM to 02:00PM Carpet Area:- 483 Sq. Ft.
					Symbolic Possession
					Symbolic Possession

- Terms and Conditions of the E-auction are as under:**
- The sale will be done on “AS IS WHERE IS”, “AS IS WHAT IS” and “WHATEVER THERE IS” basis and will be conducted “On Line”.
 - Bidder will have to visit www.baanknet.com for registration and participation in E auction. EMD cut-off date and time will be **28.04.2026** till 04:00 PM. Bidders are requested to complete all registration and EMD related formalities within the given time limit only.
 - To the best of knowledge and information of the Authorised Officer, there is no encumbrance on the property/ies. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of the property/ies put on auction and the claims/ rights/ dues/ affecting the property, prior to submitting their bid. The E-auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The property is being sold with all the existing and future encumbrances whether known or unknown to the bank. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third party claims/ rights/ dues. No claim of whatsoever nature will be entertained after submission of the online bid regarding property/ies put for sale.</