

Narayanan S
Kochi, April 9

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Nikhil Ghanekar
New Delhi, April 9

Later in 2021, India ratified the Kigali amendment to the protocol, which adopted a plan to phase-down con-

This will be to align it with the HFC phase-down schedule under the Kigali Amendment, prohibition on setting up of new or expansion of HFC production capacity for controlled application after the freeze date of January 1, 2028, and implementation of appropriate framework permitting HFC production

 		
AAVAS FINANCIALS LIMITED (CIN:L65922RJ2011PLCO34297) Regd. & Corp. Office: 201-202, First Floor, South End Square, Mansarovar Industrial Area, Jaipur. 302020 Demand Notice Under Section 13(2) of Securitisation Act of 2002		
As the Loan Account Becomes NPA therefore The Authorised Officer (AO) Under section 13 (2) of Securitisation And reconstruction of Financial Assets And Enforcement of Security Interest Act 2002 had issued 60 day demand notice to the borrower as given in the table. According to the Notice if the Borrower does not deposit the Amount within 60 days, the amount will be recovered from Auction of the security as given below. As the demand Notice send to the borrower/guarantor has not been served, copy of demand notice has also been affixed on the secured assets as given below. Therefore you the borrower is informed to deposit the loan amount along with future interest and recovery expenses within 60 days, otherwise under the provisions of section 13 (4) and 14 of the said Act, the AO is free to take possession of the Security as given below.		
Name of the Borrower	Demand Notice Date and Amount	Description of Mortgaged property
Prem Singh, Gudiya Yadav (A/C NO.) 201220001505325 & 241220004598514	8 Apr 26 Rs. 581401/- & Rs. 938458/- 7 Apr 26	House No. 11/Sc/P-49, Plot No. 49, Shyam Colony, Kh No. 1233, Wahi No. 1, Gadi Jeevanram, Mouja Naraiach, The. Etmmadpur, Agra Uttar Pradesh (In)- 282006 / Admeasuring 110 Sq Yard (91.96 Sq. Mtr.)
Rekha Sharma, Sunil Sharma (A/C NO.) 201224601623665	8 Apr 26 Rs. 1297997/- 7 Apr 26	Property No. 1- Plot No. 28, Khasra No. 150, Baba Dehara Puram Mauza Mohamadpur, Agra, Up. Property No. 2- Shop No 2 & 3, Moza Kalwari, Khasra No 59, Vankey Tulsii Villa Shahaganji, Agra Uttar Pradesh (India)- 282010 / Admeasuring Property No. 1- 100 Sq Yard & Property No. 2- 34.34 Sq Mtr
Sima Devi, Devendra Singh, Pushpendra Chaudhary (A/C NO.) 221218202612672	8 Apr 26 Rs. 1192659/- 7 Apr 26	Plot No. 54, Mauza Maholi. Part Of Khasra No. 75, Androon Prabhu Nagar Khasra, Mathura Uttar Pradesh (India)- 281004 Admeasuring 167.22 Sq. Mtr.
Sonu Sonu, Neha Rani Gaurantor : Sachin Kumar (A/C NO.) 221228102757491	8 Apr 26 Rs. 644001/- 7 Apr 26	Part Of Plot No-88 Khasra No-108/1, 108/2 & 102/2/mi , Village Sundarpur, Pathanpara, Pargana, Tehsil And Distt- Meerut Uttar Pradesh (India)- 250002 Admeasuring 40.96 Sq. Mtrs.
Gore Gore, Rajkumari Rajkumari, Shivani Shivani Gaurantor : Sumit Kumar (A/C NO.) 2412368004431599	8 Apr 26 Rs. 748606/- 7 Apr 26	Khasra No 419/2, 421/1, 0 Village Jarwar, Pragna, Jansmth Muzaffarnagar Uttar Pradesh (In)- 251315 / Admeasuring 501.66 Sq. Yard
Gajendra Kumar, Pinki Rani, Manoj Kumar, Pooja Pooja, Dimpal Sagar (A/C NO.) 241220104547779	8 Apr 26 Rs. 714723/- 7 Apr 26	Gata No 266, Rakba 0.474h , Mohalla Shastri Nagar, Amroha, Uttar Pradesh (In)- 244221 Admeasuring 105. 28 Sq. Mtr.
Place : Uttar Pradesh	Date : 10.04.2025	Authorized Officer Aavas Financials Limited

 Krishna Plaza, C-2/6, D-Block, Ganga Nagar, Mawana Road, Meerut- 250 001 (U.P.) E-AUCTION SALE NOTICE		Zonal Office :									
PUBLIC NOTICE FOR E-AUCTION FOR SALE OF ASSETS UNDER THE SECURITIZATION & RECONSTRUCTION OF FINANCIAL ASSETS & ENFORCEMENT OF SECURITY INTEREST ACT, 2002.											
Date of E-Auction 27.04.2026 from 01:00 pm to 05:00 pm											
Sale of Immovable Property/ies mortgaged to Bank under Securitization and Reconstruction of Financial assets and Enforcement of Security Interest Act, 2002 (No. 54 of 2002) whereas, the Authorized Officer of UCO BANK had taken Possession of the following property/ies pursuant to the notice issued under Sec 13(2) of the Securitization and Reconstruction of Financial assets and Enforcement of Security Interest Act, 2002 in the following loan accounts with right to sell the same on "AS IS WHERE IS BASIS and AS IS WHAT IS BASIS & WHATEVER THERE IS BASIS & WITHOUT RECOURSE BASIS" for realization of Bank's dues plus interest as detailed hereunder and whereas consequent upon failure to repay the dues, the undersigned in exercise of power conferred under Section 13 (4) of the said Act, proposes to realize the Bank's dues by sale of the said property/ies. The sale will be done by the undersigned through e-auction platform provided at the website https://baanknet.in											
DESCRIPTION OF IMMOVABLE / MOVABLE PROPERTY											
S. No.	Branch /Name & Address of Borrower/Guarantor	Details of Property/ies	DEMAND/ POSSESSION NOTICE DATE & OUTSTANDING AMOUNT	RESERVED PRICE/ EMD 10% BID INCREMENT AMOUNT	a) Date & Time for Inspection of Property B) Date & Time of E-Auction	Details of Authorised officer					
1.	Branch: Ambehtha Borrower(s): 1 M/s Laxmi Medical Store (Prop - Mr. Yogesh Kumar Saini) Address Main Bazaar, Dharamsala, Ambhetapeer Nakur, Saharanpur Guarantor(s): 1 Anil Kumar S/o Atar Singh Address Main Bazaar, Dharamsala, Ambhetapeer Nakur, Saharanpur 2 Shashi Saini w/o Satish Saini Address Main Bazaar, Dharamsala, Ambhetapeer Nakur, Saharanpur	Residential house property area 249.00 Sq. Mtr. Situated at Mohalla Gurjan abadi kasha ambetha peer tehsil Nakur dist. Saharanpur in the name of Shri Atar Singh Saini s/o shri Choudhery Nihal Singh registered at Sub registrar Nakur(1) Book no. 1, Volume No. 2163, Jild No. 1427, page 231 to 233, Document No. 2163 dated 24-03-1986. - Butted & bounded by: On the East: House of Bala devi & Chabutra after the rasta, On the West: Residence of Nathi. Ram, Rasta and Residence of Shabeer Painter, On the North: Residence of heirs of Aatma Ram jai Prakash & Om Prakash, On the South: Rasta after that residence of Dham Prakash	27.12.2019	Rs. 35,70,000/-	a) By 20.04.2026 between 10 am to 5 pm b) Auction On 27.04.2026 between 01:00 pm to 05:00 pm	Mr. Diganta Sarkar Contact: 9903860742					
			16.03.2020	Rs. 3,57,000/-							
			Amount due as per Demand Notice: Rs. 6,05,907.36 plus interest & other charges	Rs. 35,000/- Symbolic Possession							
2.	Branch: Saharanpur Borrowers: 1 Mr. Manu Kaushal Address 9/34, Shimla Market, Rani Bazar, Sharanpur (UP)-247001 2 Legal Hier of Mr. Ashok Kumar Sharma - Mrs Veena Sharma, Mr. Manu Kaushal, Mr. Shivam Kaushal & Ms Jolly Kaushal Address 9/34, Shimla Market, Rani Bazar, Sharanpur (UP)-247001 Guarantor(s): Mrs. Veena Sharma w/o Mr. Ashok Kumar Sharma Address 9/34, Shimla Market, Rani Bazar, Sharanpur (UP)-247001	Property is a Residential House admeasuring 104.66 Square Yards situated at Pvt Plot no. 20 A Kh No 407 (Min) Wake dara Ali Sawad Bercon Pargana Tehsil Dist Saharanpur Dar Abadi New Vardhman III Colony Saharanpur, standing in the name of Sh. Ashok Kumar Sharma S/o Shri Satya Prakash Sharma. Bounded as: North- Raasta 20' wide, South-House of Shri Krishnapal, East- Raasta 15' wide, West-Property of Shri Rajpal.	Property is a Residential House having Area 200 Sq. Yard situated at House No. Kh. No. 582 wake Abadi Nakur Baharhadood Gandhinagar, Gram Kakrala Tehsil Nakud, District Saharanpur. Boundary: East- House of Mamchand, West: House of Rambeer, North: Road 18 Ft wide, South: House of Rajender Master	03.04.2024	Rs. 20,00,000/-	Mr. Diganta Sarkar Contact: 9903860742	UCO BANK SAHARANPUR, NEAR GHANTAGHAR SAHARANPUR UTTAR PRADESH 247001 Contact No - 9627449970 E Mail- sahara@ucobank.co.in				
			23.08.2024	Rs. 2,00,000/-							
			Amount due as per Demand Notice: Rs. 18,07,678.20 plus interest & other charges	Rs. 20,000/- Physical Possession							
3.	Branch: SMIC, Aligarh Borrowers: 1 Mr. Mohd Arif S/o Mohd. Aqil Address 1: 1421, Delhi Gate Habeeb Pentar Road, Aligarh (UP)-202001 Address 2: Hno. 279, Mohalla Khaidora Kamela Road, Near Makdum Nagar, Koil Aligarh (UP)-202001 2 Mrs. Rafat Sultana W/o Mohd. Arif Address 1: 1421, Delhi Gate Habeeb Pentar Road, Aligarh (UP)-202001 Address 2: Hno. 279, Mohalla Khaidora Kamela Road, Near Makdum Nagar, Koil Aligarh (UP)-202001	Property in the name of Mohd. Arif and Mrs. Rafat Sultana out of khasra No. 3164 and 3165, Hno. 279 Residential Land, Area 250.92 Sq Mtr., Situated at Mohalla - Khaidora Kamela Road Near Makdum Nagar, Pargana and Tehsil- Koil, Registered in Sub-Registrar Sadar -III, Aligarh at Book No. 1, Volume No. 11372, Page No. 329-348, Vide Deed No. 14328, dated 21-10-2023. Butted & bounded by: On the East: Raasta 15' ft wide On the West: Property of BhooDev and others. On the North: Property of others On the South: Property of others	A Residential House having Area 200 Sq. Yard situated at House No. Kh. No. 582 wake Abadi Nakur Baharhadood Gandhinagar, Gram Kakrala Tehsil Nakud, District Saharanpur. Boundary: East- House of Mamchand, West: House of Rambeer, North: Road 18 Ft wide, South: House of Rajender Master	24.06.2025	Rs. 53,87,000/-	Mr. Akhilesh Kumar Contact: 9147403851	UCO BANK SMIC ALIGARH, ALIGARH UTTAR PRADESH 202001 Contact No -9147403881 E Mail- alicol@ucobank.co.in				
			04.09.2025	Rs. 5,38,700/-							
			Amount due as per Demand Notice: Rs. 34,30,158.00 plus interest & other charges	Rs. 55,000/- Symbolic Possession							
4.	Branch: Adhiyana, Distt- Saharanpur Borrower(s): Mr Sukhbeer Singh S/o Sri Molhad, Address: Gandhi Nagar (Kakrala), Nakud, Distt Saharanpur-247342. Guarantor: Mrs. Shyamo Devi W/o Mr Sukhbeer Singh. Address: Gandhi Nagar (Kakrala), Nakud, Distt. Saharanpur-247342.	A Residential House having Area 200 Sq. Yard situated at House No. Kh. No. 582 wake Abadi Nakur Baharhadood Gandhinagar, Gram Kakrala Tehsil Nakud, District Saharanpur. Boundary: East- House of Mamchand, West: House of Rambeer, North: Road 18 Ft wide, South: House of Rajender Master	Amount due as per Demand Notice: Rs. 4,99,100.00 plus interest & other charges	23.03.2018	Rs. 15,64,000/-	Mr. Diganta Sarkar Contact: 9903860742	UCO Bank, Adhiyana, Chandrabat Kheri, Near Nakud Tehsil, Distt. Saharanpur, Uttar Pradesh E Mail- adhiya@ucobank.co.in Branch Head Contact 9147403878, 8077074470				