



DEBTS RECOVERY TRIBUNAL-II

(Government of India, Ministry of Finance)

4th floor, Bhikhubhai Chambers, Nr. Kochrab Ashram, Paidi, Ahmedabad, Gujarat

FORM NO. 22 (Earlier 62) [Regulation 35 & 36 of DRT Regulations, 2024] [See Rule 52 (1) (2) of the Second Schedule to the Income Tax Act, 1961] READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL INSTITUTIONS ACT, 1993

E-AUCTION/SALE NOTICE

THROUGH REGD.AD/DASTI/AFFIXATION/BEAT OF DRUM/PUBLICATION

RP/RC NO. 425/2018 **OA No. 986/2017**

Certificate Holder Bank : Bank of Baroda

Vs

Certificate Debtors : Mr. Nitin Pravinbhai Thakkar & Anr

To,

C.D.No.1: Mr. Nitin Pravinbhai Thakkar, At G-15, Haveli Dwar Tna, Opp. Nuclear Park, Gotri Vadodra-390021.

And also at: C65 Ratnakar Tenament, Opp. Yash Complex, Gotri Road, Vadodadar.

And also at: 201, 2nd Floor, Victory Solution Galav Chambers, Sayajiganj, Vadodara-390005.

C.D.No.2: KoriyaInfra Pvt.Ltd., 302, Radhe Gyan, Nr. Velani Heights, Opp. Old Pramukh Swami Hospital Sun Pharma Road, Afidra, Vadodra.

The aforesaid CDs No. 1 to 2 have failed to pay the outstanding dues of Rs. 45,05,726/- (Rupees Forty Five Lac Five Thousand Seven Hundred Twenty Six only) as on 05/09/2017 including interest in terms of judgment and decree dated 04/07/2018 passed in O.A. No. 986/2017 as per my order dated 28/04/2026 the under mentioned property (s) will be sold by public e-auction in the aforementioned matter. The auction sale will be held through "online e-auction "https://baanknet.com

Lot No.	Description of Property	Reserve price (Rounded off)	EMD 10% or (Rounded off)
1.	Flat No. 501 on 5th Floor, in Kishan Residency Scheme at Akota Vadodara. (Area- 102.20 Sq.Mt. as per valuation report)	Rs. 33.00 Lakhs	Rs. 03.30 Lakhs

Note: The EMD shall be deposited in baanknet wallet through E-auction website i.e. <https://baanknet.com> The highest bidder shall have to deposit 25% of his final bid amount after adjustment of EMD already paid in the baanknet wallet by immediate next bank working day through RTGS/NEFT as per the details as under:

Beneficiary Bank Name & Address	Bank of Baroda ROSARB Branch, 4th Floor, Suraj Plaza Building-III, Sayajiganji, Baroda-390005
Account Name	Bank of Baroda
Beneficiary Account No. :	59960015181219
IFSC Code :	BARBOSARBAR

- The bid increase amount will be Rs. 10,000/- for Singal lot.
- Prospective bidders may avail online training from service provider PSB Alliance (BAANKNET Auction Portal) (Tel Helpline No. +91-8291220220 and Mr. Kashyap Patel (Mobile No. 9327493060) Helpline E-mail ID: Support.BAANKNET@psballiance.com. for any property related queries may contact Mr Monu Kumar Malav, Branch Manager, (Mob No. 9828124555).
- Prospective bidders are advised to visit website <https://baanknet.com> for detailed terms & conditions and procedure of sale before submitting their bids.
- The prospective bidders are advised to adhere payment schedule of 25% (minus EMD) immediately after fall of hammer/close of auction and 75% within 15 days from the date of auction and if 15th day is Sunday or other Holiday, then on immediate next first bank working day. No request for extension will be entertained.
- The properties are being put to sale on "as is where is", "as is what is" and "as is whatever" basis and prospective buyers are advised to carry out due diligence property.
- Schedule of auction is as under:

SCHEDULE OF AUCTION	
1 Inspection of property	26/05/2026 Between 11:00 am to 2:00 pm.
2 Last date for receiving bids alongwith earnest money and uploading documents including proof of payment made	22/06/2026 Up to 05:00 pm
3 e-auction	23/06/2026 Between 12:00 pm to 01:00 pm (with auto extension clause of 03 minutes, till E-Auction ends)

Sd/- (Anubha Dubey) Recovery Officer-I
Debts Recovery Tribunal-II, Ahmedabad



Regd. Off: 9th Floor, Anshik Bhawan, 22, K. G. Marg, New Delhi-110001. Ph:- 011-23557174, 23557172, 23705414, Web:- www.pnbhousing.com

Branch Office : Office no 1-302, 3rd Floor, CP House above Croma, A/ Road, Anand Gujarat-388001.

POSSESSION NOTICE For immovable property as per Rule(1) and Appendix-IV

Whereas the undersigned being the Authorised Officer of the PNB Housing Finance Ltd. under the Securitisation and Reconstruction of Financial Assets & in compliance of Rule 8(1) of 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 notices on the date mentioned against each account calling upon the respective borrower/s to repay the amount as mentioned against each account within 60 days from the date of notice(s)/ date of receipt of the said notice(s). 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 has taken possession of the properties described herein below in exercise powers conferred on him/her under Section 13(4) of the said Act read with Rule 8 of the said Rules on the dates mentioned against each account.

The borrower/s in particular and the public in general is hereby cautioned not to deal with the properties/ies and any dealing with the property/ies will be subject to the charge of PNB Housing Finance Ltd., for the amount and interest thereon as per loan agreement. **The borrowers' 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.**

Loan Account Number(s)	Name of Borrower/ Co-borrower/ Guarantor(s)/Legal Heirs	Date of Demand Notice	Amount as on date in Demand Notice	Date of Possession Taken/Date of Possession	Description of the Property/ies mortgaged
HOURANA/ 0823/1154018	Kalpeshbhai Balvantbhai Chauhan (Borrower) & Aratiben Kalpeshbhai Chauhan (Co-Borrower)	15.12.2025	Rs.26,70,188.00 (Rupees Twenty Six Lakhs Seventy Thousand One Hundred Eighty Eight Only)	03-05-2026 (Physical)	All that part and parcel of R S No 1457, Plot No C45, Gokuldharm Residency, Complex Umreth Sundapura Road Nr Dwarakesh Society, Umreth, Anand, Anand, Gujarat, 388220.

DATE : 06.05.2026 | PLACE: ANAND Sd/- Authorized Officer, PNB Housing Finance Limited

POSSESSION NOTICE

Whereas, Muthoot Housing Finance Company Limited under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) ("said Act") 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 ("said Rules") issued a demand notice, calling upon the borrower, the guarantors and the mortgagors to repay the amount under LAN, details of which are mentioned in the table below:

And whereas subsequently, Muthoot Housing Finance Company Limited has vide Assignment Agreement dated 31-03-2023 assigned all its rights, title, interest and benefits in respect of the debts due and payable by the borrower/guarantor(s)/mortgagor(s) arising out of the facilities advanced by Muthoot Housing Finance Company Limited to borrower/ guarantor(s) alongwith the underlying Immovable Property to Asset Reconstruction Company (India) Limited acting in its capacity as Trustee of ARCIL-Retail Loan Portfolio-086-A-TRUST ("Arcil") for the benefit of the holders of Security Receipts. Therefore, in view of the said assignment, Arcil now stands substituted in the place of Muthoot Housing Finance Company Limited and Arcil shall be entitled to institute/continue all and any proceedings against the borrower/ guarantor(s)/mortgagor(s) and to enforce the rights and benefits under the financial documents including the enforcement of guarantee and security interest executed and created by the borrower/guarantor(s)/mortgagor(s) for the financial facilities availed by them.

The borrower/guarantor(s)/mortgagor(s) having failed to repay the said amounts, notice is hereby given to the borrower/guarantor(s)/mortgagor(s) in particular and the public in general that the undersigned being the Authorized Officer of Arcil has taken possession of the underlying Immovable Property described herein below in exercise of powers conferred on him/her under Sub-Section (4) of Section 13 of the said Act read with Rule 8 of the said Rules on "AS IS WHERE IS & WHATEVER THERE IS BASIS" on the date mentioned below.

Sl. No	Borrower Name and Guarantors	Demand Notice	Possession Date
1	16100005087 VIJAYKUMAR RAMDAYAL SAHANI CHANCHAL VIJAY SAHANI	Rs.7,26,682.84/- (Rupees Seven Lakhs Twenty Six Thousand Six Hundred Eighty Two and Paise Eighty Four Only) as on 26-Mar-2025 Notice dated: 08-Apr-2025	Physical Possession 04-May-2026

Description of Property : ALL THAT PIECE OR PARCEL OF IMMOVABLE PROPERTY BEARING FLAT NO 403, AT 4TH FLOOR, OF BLDG NO. 1/1 OF AMBIKATOWNSHIP, CONSTRUCTED ON LAND BEARING REV. SURVEY NO. 83/1, BLOCK NO. 121 IN THE VILLAGE LIMIT OF DINDOLI, O.P. NO 109, F.P. NO. 109 IN T.P. SCHEME NO. 69 (GODADARA-DINDOLI), CITY TALUKA, SURAT, NORTH : OPEN SPACE SOUTH : LAND NO. 404 EAST : PASSAGE WEST : BLDG NO. 1/2
HEREINAFTER REFERRED TO AS IMMOVABLE PROPERTY

The borrower/guarantor(s)/mortgagor(s) in particular and the public in general are hereby cautioned that Arcil is in the lawful possession of the Immovable Property mentioned above and under Section 13 (13) of the SARFAESI Act, 2002, the borrower/guarantor(s)/mortgagor(s) or any person whatsoever, shall after receipt of this notice not transfer by way of sale, lease or otherwise deal with/ alienate the Immovable Property, without prior written consent of Arcil and any dealings with the Immovable Property will be subject to the charge of Arcil for the amount as mentioned above along with future interest on the contractual rate on the aforesaid amount together with incidental expenses, cost, charges etc.

The borrowers/guarantors/mortgagors' attention is invited to the provisions of the Sub-Section (8) of Section 13 of the said Act, in respect of time available to redeem the above mentioned Immovable Property.

Place: GUJARAT
Date: 06 May, 2026

Sd/- Authorised Officer - Asset Reconstruction Company (India) Limited
Trustee of ARCIL-Retail Loan Portfolio-086-A-Trust

ASSET RECONSTRUCTION COMPANY(INDIA) LTD.

Acting in its capacity as Trustee of various Arcil Trusts

Arcil office: The Ruby, 10th floor, 29, Senapati Bapat Marg Dadar (West) Mumbai-400 028.
Website: www.arcil.co.in; CIN-U65999MH2002PLC134884



MANAPPURAM HOME FINANCE LIMITED
FORMERLY MANAPPURAM HOME FINANCE PVT LTD
CIN: U55229KL2009PLC039179

Regd. Office: 8-595 A, Padmavathi Building, Near Sriemara Swami Temple, Choppu - Thiruvayal Road, Thiruvayal, Thiruvayal, Kerala 686567 | Phone No.: 0481-3520504, Website: www.manappuramhomefin.com

POSSESSION NOTICE (For Immovable 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(12) 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 / Date	Description Of Secured Asset In Respect Of Which Interest Has Been Created	Date of Demand Notice sent & Outstanding Amount	Date of Possession
1	Satishkumar Ramnathan Gupta, Uma Nandkumar Gupta, Sumbhikumar Ramnathan Gupta, CHOPPOLUNG 0000050202102, Vadodra	All The Piece & Parcel of Immovable Property Bearing Flat No. 202 On The 2nd Floor Addressing 363.02 Sq. Feet i.e. 33.74 Sq. Mts. Built Up Area, Along With Undivided Share In The Land of "Radhe Residency", Situate At Revenue Survey No. 442 + 443, Old Block No. 590168, 590167, 590168 & 590169, Re-Survey New Block No. 839, 840, 841 & 842 Paiki As Per Site Sub Plot No. 19 & As Per Site Addressing 497.40 Sq. Mts., Paiki As Per 7/12 Record Addressing 482.52 Sq. Mts., of Moje Village Immthet, Tal. Kanere, Dist. Surat, Gujarat. Pin 394325. East-L&M&Passage, West-Ad Property's South-Paiki 202, North-Other Property	19-01-2026 & Rs.594465/-	02-05-2026

Date: 0th May 2026 | Place: GUJARAT Sd/- Authorised Officer Manappuram Home Finance Ltd



Regd. off. : 707, Rajhela Centre, Free Press Journal Road, Nariman Point, Mumbai-21. Ph.:(022) 6747 2117 Fax: (022) 6747 2118 E-mail: info@authum.com

POSSESSION NOTICE

(As Per Rule 8(1) Of Security Interest (enforcement) Rules, 2002

Whereas the undersigned being Authorised officer of the Authum Investment & Infrastructure Limited ("AIL") (Resulting Company pursuant the demerger of lending business from Reliance Commercial Finance Limited ("RCFL") to AIL vide NCLT order dated 10.05.2024), under the Securitisation 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 Notices dated 27th May 2025 calling upon the borrower BHALARA PARESHBHAI DUDABHAI and Co - borrowers BHALALA PANKAJBHAI DUDABHAI 2. BHALALA DUDABHAI THAKARSHIBHAI to repay the amount mentioned in the notices being Rs.2720321/- (Twenty Seven Lakh Twenty Thousand Three Hundred Twenty One Only) under Loan Account No. RLALRAJ000338032 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 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 8 of the Security Interest Enforcement Rules, 2002 on this 3rd day of May, 2026. 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 Authum Investment & Infrastructure Ltd for an amount of Rs.30,92,015/- (Rupees Thirty Lakh Ninety Two Thousand Fifteen Only) and interest thereon.

DESCRIPTION OF THE IMMOVABLE PROPERTY

"All that piece and parcel of land situated in the village of Moviya (Govindnagar) in Gondal Taluka, District Rajkot, Gujarat, bearing Revenue Survey No. 624, comprising an area of 4 acres 10 gunthas, earmarked for residential purposes under the non-agricultural layout plan. The property includes Plot No. 29, with a total area of 167.22 square meters on the south side, and 79.08 square meters of open land from the southern part of the plot. The land is bounded as follows: North: By Plot No. 28, measuring 5.76 meters; South: By a 30-foot (9.15-meter) road, measuring 5.76 meters; East: By remaining land from Plot No. 29, which has been sold to Popatbhai Bachubhai Ramani; West: By the remaining land from Plot No. 29"

Date: 03.05.2026
Place : RAJKOT

Authorised Officer
Authum Investment & Infrastructure Limited



BANK OF MAHARASHTRA

Zonal office Ahmedabad, 1st Floor, Baleshwar Square, Opp. Iscon Temple, S G Highway, Ahmedabad-380015.
E-mail : dzmahmedabad@mahabank.co.in

SALE NOTICE FOR SALE OF MOVABLE / IMMOVABLE PROPERTIES [SEE PROVISION OF RULE 8(6)]

E - AUCTION : 25.05.2026, Time : 11:00 am to 02:00 pm

E-Auction Sale Notice (15 days) for Sale of Movable/Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with the 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 Movable/Immovable properties mortgaged/charged to the Bank of Maharashtra (Secured Creditor), the Symbolic / Physical possession of which has been taken by the Authorized Officer of Bank of Maharashtra, will be sold on as ""As is where is, As is what is and whatever there is basis"" on 25.05.2026 (For Sr. No. 1 to 11 i.e From Lot No. 1 to 11), for recovery of dues as mentioned below due to the Bank of Maharashtra (Secured Creditor) from below mentioned borrowers and guarantors. The known encumbrances (if any) along with description of Movable/Immovable properties, reserve price and the EMD are as mentioned in the table.

Sale Notice - Ahmedabad/BAANKNET/2026-27				
Sr. No.	Branch Name / Name and address of Borrowers / Guarantors	Total dues for Recovery of which properties are being sold (Rs.) As per 13-2 notice Possession Type	Details of the Secured Assets Put for Auction / Sale & Type of Possession with the Bank & Encumbrances, Bank Property ID	Reserve Price EMD Amt. Bid Increase Amt.
1	Branch : Gandhinagar Mr. Rajesh Patil, Branch Manager Mob. No.: 8956518190 For Facility 1 : Account No.: 60487913203 Borrower : M/s. Maruti Construction, Prop. Mrs. Vidyaben Nileshbhai Amin, Guarantor : Mr. Pareshbhai Jashbhai Patel For Facility 2 : Account No.: 6047499429 Borrower : Mrs. Vidyaben Nileshbhai Amin Guarantor : Mr. Pareshbhai Jashbhai Patel	For Facility - 1 : Total Dues of Loan(s) as on to 29.06.2025 - Rs. 35,13,349/- plus Unapplied interest plus Penal interest and other charges from 29.06.2025 (Less recovery made thereafter)	Lot No. 1) All those pieces & parcel of property with construction & fixture there being & lying at Registered Mortgage of Non Agriculture Land with Fencing and construction of room i.e Survey No. 281, Khata No. 918, City Survey No. NA 281, Sheet No. NA 99, Canal Road, Off Ghayaj Road, Padra, Vadodara CERSAID : 200078617755	Rs. 49,28,000/- Rs. 4,92,800/- Rs. 10,000/-
2	Branch : Keshavnagar Mr. Gopal Anand, Branch Manager Mob No.: 8789281776 Borrower: Mrs. Modi Sejalben Rajendra (Borrower and Mortgagor)	Total Dues of Loan(s) as on to 21.05.2025 Rs. 18,25,832/- plus Unapplied interest plus Penal interest and other charges from 22.05.2025 (Less recovery made thereafter)	Lot No. 2) Mortgage property located at A Residential flat/apartment consisting of 4 rooms admeasuring 51.03 square meter (carpet) i.e. 83.60 square meter (built up) Flat No. C- 408 on the 4th floor along terrace adm. square meter parking adm square meter of the building AC in the Parmeshwar Park project, / society constructed / to be constructed / under construction on all the piece and parcel of land admeasuring 83.60 square meter and bearing S No./Gat No./CTS/No. 1052 at Basana Tal Mehsana Dist Mehsana, Gujarat. CERSAID : 200078652936	Rs. 14,16,000/- Rs. 1,41,600/- Rs. 10,000/-
3	Branch : Madhapar Mr. Rajesh Chawla, Branch Manager Mob No.8826082853 Borrower: Mr. Dinesh Manubhai Zala Mrs Sonalben Dinesh Zala	Total Dues of Loan(s) as on to 18.02.2025 Rs. 19,57,216.57 plus Unapplied interest plus Penal interest and other charges from 19.02.2025 (Less recovery made thereafter)	Lot No. 3) All those pieces & parcel of property with construction & fixture there being & lying at That the immovable property at R S No. 497/P Sub Plot no. 18 to 21/2 of plot 18 to 21 R S No. 497/Paiky CSW No. 04 Near Suralbhit Road, Bhuj, Distt. Kutchh -370001, admeasuring about 66.00 sq mtrs CERSAID : 200054819242	Rs. 11,26,000/- Rs. 1,12,600/- Rs. 10,000
4	Branch : Madhapar Mr. Rajesh Chawla, Branch Manager Mob No.8826082853 Borrower: Mrs. Chetanaben Sukhadiya Mr. Parth Atulkumar Sukhadiya	Total Dues of Loan(s) as on to 29.11.2024 Rs. 20,60,588.78 plus Unapplied interest plus Penal interest and other charges from 30.11.2024 (Less recovery made thereafter)	Lot No. 4) All those pieces & parcel of property with construction & fixture there being & lying at Residential Plot No. 471 At R S No. 112/P2 & 114/P2, Mehul Park behind KVO Nagar Nr. Park Land bhuj-Mundra Road at Mirzapur, Tal-Bhuj-Distt Kutchh-370001. CERSAID : 200054855005	Rs. 13,61,000/- Rs. 1,36,100/- Rs. 10,000/-
5	Branch : Madhapar Mr. Rajesh Chawla, Branch Manager Mob No.8826082853 Borrower: Mr. Shehzad Anwar Surangi Mr. Ashif Anwar Surangi	Total Dues of Loan(s) as on to 07.11.2024 Rs. 20,17,314.00 plus Unapplied interest plus Penal interest and other charges from 08.11.2024 (Less recovery made thereafter)	Lot No. 5) All those pieces & parcel of property with construction & fixture there being & lying at Registered mortgage of land property and construction thereon bearing subplot No. 1 to 5/E of Plot No. 1 to 5 R S No. 589/P Bapa Dayalu Nagar- 2C S No. 224/286/5, CSW No. 04 Opp. Hotel ClickO Railway Station Road, Bhuj, Tal Bhuj, Dist. Kachchh -370001 CERSAID : 200064006304	Rs. 3,87,000/- Rs. 38,700/- Rs. 10,000/-

Sr. No.	Branch Name / Name and address of Borrowers / Guarantors	Total dues for Recovery of which properties are being sold (Rs.) As per 13-2 notice Possession Type	Details of the Secured Assets Put for Auction / Sale & Type of Possession with the Bank & Encumbrances, Bank Property ID	Reserve Price EMD Amt. Bid Increase Amt.
6	Branch : SV Rajkot Mr. Jaydip Umaretiya, Branch Manager Mob No. 6351766785 Borrower: Mr Bhavik Rameshbhai Davda Mrs Drashti Umeshbhai Trived	Total Dues of term loan as on to 19.09.2024 - Rs. 12,53,847.00 plus Unapplied interest plus Penal interest and other charges from 20.09.2024 (Less recovery made thereafter)	Lot No. 6) All those pieces & parcel of property with construction & fixture there being & lying at Residential Property located at Rajkot CSW No 10, TPS NO 5, F.P No 251 Paiki, Sub Plot No 6, Sahkar Complex, Flat No 201, 2nd Floor Rajkot 360002 admeasuring 26.942 sq mts Together with all the fixtures, furniture..	Rs. 10,61,000/- Rs. 1,06,100/- Rs. 10,000/-
7	Branch : Rajkot Mr. Ajay Kalal, Branch Manager Mob No. 9426610351 Borrower: Mrs. Mayuriben Kewalbhai Dave & Mr. Keval Pankajbhai Dave	Total Dues of Term Loan as on to 28.11.2024 - Rs. 24,86,536.00 plus Unapplied interest plus Penal interest and other charges from 29.11.2024 (Less recovery made thereafter)	Lot No. 7) All those pieces & parcel of property with construction & fixture there being & lying at Mortgage property located at Ishvariya Survey No 248 Paiki 10 Paiki East Side , vraj Bhumi -2, Plot Paiki Plot No 25 to 34 Total Land Area 5205.47, Paiki Sub Plot No 25 To 34 Paiki 1, Land Square Meter 4339.42 Sq Mtr, Vrijbhumi -2, Apple Ailgance Building, Apple Yellow, Flat No B - 402, Built-up Area 71.485 Sq Mtr, Village Ishwariya, Taluka Padhari, Dist Rajkot Gujarat 360110 CERSAI ID : 200064777173. Together with all the fixtures, furniture..	Rs. 13,98,000/- Rs. 1,39,800/- Rs. 10,000/-
8	Branch : Rajkot Mr. Ajay Kalal, Branch Manager Mob No. 9426610351 Borrower: Mrs. Ami Brijeshbhai Desai & Mr. Brijesh Vijaybhai Desai	Total Dues of Term Loan as on to 06.12.2024 - Rs. 24,86,968.00 plus Unapplied interest plus Penal interest and other charges from 07.12.2024 (Less recovery made thereafter)	Lot No. 8) All those pieces & parcel of property with construction & fixture there being & lying at Mortgage property located at Ishvariya Survey No 248 Paiki 10 Paiki East Side, Vraj Bhumi -2, Plot Paiki Plot No 25 to 34 Total Land Area 5205.47, Paiki Sub Plot No 25 To 34 Paiki 1, Land Square Meter 4339.42 Sq Mtr, Vrijbhumi-2, Apple Ailgance Building, Apple Red, First Floor, Flat No 103, Built-up Area 71.375 Sq Mtr, Village Ishwariya, Taluka Padhari, Dist Rajkot Gujarat 360110 CERSAI ID : 200087506619. Together with all the fixtures, furniture.	Rs. 13,94,000/- Rs. 1,39,400/- Rs. 10,000/-
9	Branch : Asset Recovery Branch Mr. Ashutosh Ranjan, Chief Manager Mob. No.: 6357374043 Borrower/Director: M/s. Bhavaprita Traders Pvt. Ltd., Mr. Bharatbhai Shankarlal Patel, Mr. Akshit Bharatbhai Patel Guarantor : Mr. Bharatbhai Shankarlal Patel, Mr. Akshit Bharatbhai Patel	Ledger Balance Rs. 1,90,00,000/- plus Unapplied interest plus penal interest and other charges thereon from 15.09.2022 (less recovery made thereafter)	Lot No. 9) All those pieces & parcel of Plant & Machinery installed at Industrial premises situated at furnishing G -5, MIDC, A/P, Kothada, Talika navapur Dist. Nandurbar, Maharashtra. (Side changedat F-3, MIDC, Kothada, Taluka navapur Dist. Nandurbar, Maharashtra) Property ID : MAHBARBBHAVPRITAMACHINE	Rs. 9,58,000/- Rs. 95,800/- Rs. 1000/-
10	Branch : Asset Recovery Branch Mr. Ashutosh Ranjan, Chief Manager Mob. No.: 6357374043 Borrower : M/s. Krishna Agri Export Mr. Hareshkumar Ukabhai Vaishnav (Partner, Guarantor & Mortgager), Mr. Mehulkumar Popat Kanpuriya (Partner, Guarantor & Mortgager), Mr. Shamjibhai Kachhadiya (Guarantor & Mortgager)	Ledger Balance Rs. 3,35,39,383.93/- plus Unapplied interest plus Penal interest and other charges thereon from 08.11.2023 (less recovery made thereafter)	Lot No. 10) All plant and machinery at Industrial unit namely "Krishna Agri Export" situated B/h. Payal Packaging, Jamnavad Road, off. GJ State Highway 109, VIII-Jamnavad, Tal-Dhorajdi, Dist.- Rajkot-360410. Plot No./ Survey No.: R.S. No. 47/1 Paiki & 48 Paiki, Plot No. 20 Bank Property ID : MAHBKRISHNAMACHINE	Rs. 15,35,000/- Rs. 1,53,500/- Rs. 1000/-
11	Branch : Asset Recovery Branch Mr. Ashutosh Ranjan, Chief Manager Mob. No.: 6357374043 Borrower : Mr. Chinmay Devendrakumar Joshi, Mrs. Nayanaben Chinmay Joshi	Total Dues of Loans as on to 16.05.2025 Rs. 2,63,48,550.75 plus Unapplied interest plus Penal interest and other charges from 17.05.2025 (Less recovery made thereafter)	Lot No. 11) All those pieces & parcel of property with construction & fixture there being & lying at Residential House situated on City Survey No. 955, Plot No. 231, Vallabh Vidyanagar, Taluka and District -Anand, Gujarat -388120 Bank Property ID : MAHBCHINMAYJOSHI	Rs. 2,79,38,000/- Rs. 27,93,800/- Rs. 10,000/-

STATUTORY -15- DAYS SALE NOTICE RESPECTIVELY UNDER SARFAESI ACT, 2002

- The auction sale for all properties will be online through website <https://baanknet.com/eauction-psb> [Contact No. 8291220220, Email : support.BAANKNET@psballiance.com] on 25.05.2026 (For Sr. No. 1 to 11 i.e From Lot No. 1 to 11) from 11:00 AM to 02:00 PM (IST) with unlimited extensions of 5 minutes duration each. Last date of submission of bid/tender with EMD is 24.05.2026 upto 06:00 PM. The intending purchasers can inspect the property/ies with prior appointment at his/her expenses from 14.05.2026 to 16.05.2026 between 12:00 PM to 04:00 PM. For Prior appointment, please contact to the Concerned Branch. Bidders shall improve their offers as mentioned above during online bidding for Property/ies.
- For Detailed terms and conditions of the sale, please refer to the link "http://bankofmaharashtra.in/properties_for_sale" provided in the Bank's website & on Baanknet Portal (<https://baanknet.com/eauction-psb>).

Date : 04.05.2026, Place : Ahmedabad Sd/- Authorised Officer, Bank of Maharashtra, Ahmedabad Zone