Atmajyoti Ashram Road Branch, Indraprastha Complex, Opp. Ellorapark, Race Course Circle (N)
Ph. No.: 0265-2336581, Email : atmajy@bankofbaroda.com

POSSESSION NOTICE (IMMOVABLE PROPERTY)

Whereas The undersigned being the Authorised Officer of **Bank of Baroda**, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of powers conferred upon me under section 13 (2) read with Rule 3 of the Security Interest (Enforcement) Rules 2002, issued a Demand Notice dated **11/02/2026** calling upon the borrower **M/S MAHADEV TILES ZONE- Mr Divesh Naimishkumar Oza (Proprietor), Mrs Bhartiben N Oza (Guarantor) & Mrs Leenaben C Desai (Guarantor)** to repay the amount mentioned in the notice being **Rs. 24,09,900.25/- (Rs. Twenty-Four Lakh Nine Thousand Nine Hundred Rupee and Twenty Five Paisa Only) and interest thereon w.e.f. 09/02/2026 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 under Sub Section (4) of section 13 of Act read with Rule 8 of the Security Interest Enforcement Rules, 2002 on this the **30th day of April of the year 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 the **Bank of Baroda, Atmajyoti Ashram Road Branch, Vadodara** for an amount of **Rs. 24,09,900.25/- (Rs. Twenty-Four Lakh Nine Thousand Nine Hundred Rupee and Twenty Five Paisa Only)** and interest thereon.

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

Description of the Immovable Property

Property -1: Mortgage of house property known as "GUJARAT HOUSING BOARD" 750 EWS Colony: being constructed on land bearing T.P. scheme No. 1 final plot No. 155, in the said scheme house No. 492 admeasuring 25.00 sq. mtrs. Built up area 13.00 sq. mtrs. of mouje Padra at Registration District Vadodara and Sub District padra in the name of Mrs. Bhartiben N Oza Bounded as under **East:** Behind House No. 497, **West:** Road, **North:** Adjoining House No. 493, **South:** Side House No. 491

Property – 2: Mortgage of residential property known as "AAMBAWADI SANGAM" being constructed on land bearing Block No. 113,114 after promulgation new Block No. 131 and Block No. 132 in said scheme Tower H Narmada, Third floor Flat No. H-303 admeasuring 88.28 sq. mtrs. (950 sq. ft.) super built up, parking admeasuring 8.00 sq. mtrs. of Mouje Sangama, at registration district Vadodara and sub district Padra in the name of Mrs Leenaben C Desai Bounded as under **East:** Flat No. 302, **West :** Flat No. 304, **North:** Flat No. 306, **South:** Society Road and Club House

Date: 30.04.2026 — **Authorized Officer,**
Place: Vadodara — **Bank of Baroda**

VELLORA IMPACT LIMITED

(Formerly Known as PRATIKSHA CHEMICALS LIMITED)
CIN: L24110GJ1991PLC015507
Regd. Office: 26/Office, Newyork Trade Centre, Opp. Muktidham Derasar, Sarkhej Gandhinagar Highway, Thaltej, Ahmedabad, Gujarat, India, 380054.
Mail Id: exports@dharapratiksha.com Contact: 02717-284350

NOTICE OF EXTRA ORDINARY GENERAL MEETING AND E-VOTING PROCEDURE

NOTICE is hereby given that the Extra General Meeting ("EGM") of the Members of PRATIKSHA CHEMICALS LIMITED ("Company") will be held on Friday, 22nd May, 2026 at 12:00 noon at the registered office of the company situated at Office No. 26, Newyork Trade Centre, Opp. Muktidham, Derasar, SG Highway, Thaltej Road, Ahmedabad, Gujarat, India, 380054, to transact the business set out in the Notice of conveying EGM.

The Notice to EGM has been sent to the Members through permitted mode on 30th April, 2026 and the same is also available on the website of the Bombay Stock Exchange where the shares of the company are listed i.e (www.Bseindia.com) and on the website of the National Securities Depository Limited ("NSDL") (www.evoting.nsdl.com). The same is also available on the website of the company at https:// dharapratiksha.com/

Further, in compliance with the provisions of Section 108 of the Companies Act 2013 read with Rule 20 of the Companies (Management and Administration) Rules, 2014 ("the Act") as amended and Regulation 44 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations 2015, the Members are provided with the facility to cast their votes on all resolutions as set forth in the Notice conveying the EGM using electronic voting system (e-voting) provided by NSDL. The voting rights of Members shall be in proportion to their shares of the paid-up equity share capital of the company as on Friday, 15th May, 2026 ("cut-off date").

The remote e-voting period shall commence at 9.00 a.m IST on Tuesday, 19th May, 2026 and end at 5.00 p.m IST on Thursday, 21st May, 2026. During this period, the members may cast their vote electronically. The voting through remote e-voting shall not be allowed beyond 05.00 p.m IST on Thursday, February 19th, 2026. Those members who shall be present in the EGM and had not cast their votes on the resolutions through remote e-voting, shall be eligible to vote through Ballot Paper during the EGM.

The members who have cast their votes by remote e-voting prior to the EGM may also attend/participate in the EGM but shall not be entitled to cast their votes again.

Once the vote on a resolution(s) is cast by the member, the member shall not be allowed to change it subsequently.

Members of the company holding shares as on the cut-off date i.e Friday, May 15, 2026 may cast their votes.

Any person become a member of the company after dispatch of the Notice of the EGM and holding shares a on the cut-off date may cast their votes by following the instruction and process of e-voting / remote e-voting as provided in the Notice of the EGM.

In case Member(s) have not registered their e-mail address, they may temporary registered by mailing details at pratikshachemicallimited@gmail.com

In case Member(s) have not registered their e-mail address, they may follow the following instructions: Members holding shares in Demat mode are requested to contact their respective Depository participant for registering the email addresses.

For details related to process of joining EGM, remote evoting, please refer to the notice of the EGM. If you have any queries or issues regarding attending EGM & e-Voting from the NSDL e-Voting System, you can write an email to evoting@nsdl.co.in or contact at 022 - 4886 7000 and 022 - 2499 7000.

For and on Behalf of Board of Directors
PRATIKSHA CHEMICALS LIMITED
Sd/-
Sumit Harjibhai Gol
Managing Director
DIN: 11367027

Date: April 30, 2026
Place : Ahmedabad

BAJAJ FINANCE LIMITED

Registered Office: Bajaj Finance Limited, C/o Bajaj Auto Limited Complex Mumbai Pune Road Akurdi Pune 411035 **Corporate Office:** Bajaj Finance Limited, Off Pune-Ahmednagar Road, Viman Nagar, Pune - 411014 **Branch Office:** Bajaj Finance Limited, Shilp Building,1St Floor, F-1, Above Canara Bank Near SBI NRI Branh,Near Bhaikaka Statue Vidhyanagar, Anand 388001 **Authorized Officer's Details: Name: Arsalan Shekh,** Legal Manager, Bajaj Finance Limited Email ID: arsalan.shekh@bajajfinserv.in **Mob No.** +91 8200909372.

APPENDIX- IV-A [See proviso to rule 8 (6)]

e-Auction Sale Notice Under SARFAESI Act 2002

Sale of Immovable Assets Under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("ACT")

Notice is hereby given to the public in general and to the Borrowers/Co-borrowers/ Mortgagor(s) in respect of below mentioned secured asset which is mortgaged with **Bajaj Finance Limited ("BFL'),** and possession of which had been taken by undersigned Authorised Officer of BFL under the provisions of the ACT will be sold by Auction for recovery of the amount mentioned hereunder and further applicable interest, charges and costs etc.

The secured asset described below is being sold on **"AS IS WHERE IS, AS IS WHAT IS AND WHATEVER THERE IS"** under Rule No. 8 & 9 of the Security Interest (Enforcement) Rules ("the Rules") for recovery of the dues detailed as under:

Particulars of E-auction

Name & Address of Borrower	**1. Narayan Enterprise Thr. Its Partners i. Nirmal Harshadkumar Thakkar ii. Dhaval Harshadkumar Thakkar Both R/o.** 401 Narayan Arcade Opp. Navrang Complex Vallabh Vidyanagar Anand 388120 Gujarat **Also At:** C.T.S. No. 1616 Plot No. K/200 Office No. S/1, S/2, S/8 & S/9 Raj Commercial Complex 2nd Floor Beside Devchaya Apartment Near Vatsalya Bunglows University Road Vallabh Vidhyanagar Tal. Anand Dist. Anand 388120 **2. Dhaval Harshadkumar Thakkar R/o.** Rama Pran 1 Krishna Darshan Opp. Atmiya Iccha Complex Bakrol Vadtal Rd Nr. Shantikunj Bus Stand Bakrol Vadtal Rd Bakrol Anand 388315 **Also At,** R/o. 423 Hariom Nagar V V Nagar Anand Vallabh Vidyanagar Anand Gujarat 388120 **3. Nirmal Harshadkumar Thakkar R/o.** Rama Pran 1 Krishna Darshan Opp. Atmiya Iccha Complex Bakrol Vadtal Rd Nr Shantikunj Bus Stand Bakrol Vadtal Rd Bakrol Anand 388315 Contact- 8905997313 Email Id- nirmalthakkar423@gmail.com
Loan Account Number	**P431PHF8542689**
Statutory Demand Notice u/s. 13(2) Date & Amount	Notice dated : **06.09.2024** Demand amount: **Rs.76,02,010/-**
Outstanding Amount as on 30.04.2026	**Rs.91,50,212/-** (Rupees Ninety One Lakhs Fifty Thousand Two Hundred Twelve Only)
Description of Immovable Property	All The Piece And Parcel Of C.T.S. No. 1616 Plot No. K/200 Office No. S/1, S/2, S/8 & S/9 Raj Commercial Complex 2Nd Floor Beside Devchaya Apartment Near Vatsalya Bunglows University Road Vallabh Vidhyanagar Tal. Anand Dist. Anand 388120 Along With Proportionate Share In Common Areas (Area Adm. 1220 Sq.Ft) **Bounded As:** East- Ground Floor Margin Then Road; West- Lift Stair & Passage; North- Office No. S/3, S/6 & S/7 Then O.T.S. & Passage; South- Margin Then Pushpkamal Hostel
Reserve Price in INR	**Rs.69,29,753/-** (Rupees Sixty Nine Lakhs Twenty Nine Thousand Seven Hundred Fifty Three Only)
EMD	**Rs.6,92,975/-**
E-auction date & time	**19/05/2026 2:00 PM to 4:00 PM**
E- auction Portal	**https://bankauctions.in**
Last date of submission of EMD	18/05/2026
Bid Increment Amount in Rs.	**Rs.25,000/-**
Encumbrance Known to Secured Creditor	Not Known
Date of Inspection of Property	From **01/05/2026 to 18/05/2026** on working day between **9.30 AM to 5.00 PM** with Prior appointment

Public in General and Borrowers in particular please take notice that if in case auction on date scheduled herein fails for any reason whatsoever then secured creditor may enforce security interest by way of sale through private treaty, at the discretion on of the secured creditor. For detailed terms and conditions of the sale, please refer to the link **https://bankauctions.in** and **https://www.bajajfinserv.in /auction-notices**

Date: 30/04/2026 — **Authorized Officer**
Place: Pune — **Bajaj Finance Ltd.**

DEBTS RECOVERY TRIBUNAL-I

(Ministry of Finance, Department of Financial Service, Government of India)
4th Floor, Bhikhubhai Chambers, Nr. Kochrab Ashram
Ellisbridge, Paldi, Ahmedabad-380 006

FORM NO.22 (Earlier 62) [Regulation 37 (1) DRT Regulations, 2015]
[See Rule 52 (1) of the Second Schedule to the Income-tax Act, 1961]

E- AUCTION/SALE NOTICE THROUGH REGD.AD/DASTI/AFFIXATION/BEAT OF DRUM

PROCLAMATION OF SALE UNDER RULES 38, 52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961 READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL INSTITUTIONS ACT, 1993

R.C. No. 173/2016			O.A. No. 512/2014
Certificate Holder	RAJ RADHE FINANCE LTD		
	V/s.		
Certificate Debtors	M/S. MONOLIHIC REFRACTORIES PVT. LTD. & OTHERS		

To,

CD No. 1	**M/s. Monolithic Refrectories Private Limited,** A company registered under the Companies Act, 1956 having its branch at A/24, Swastik Society, First Floor, Near Stadium Panch Rasta, CG Road, Ahmedabad **Having its factory and premises :** Survey No.407/P, Village Limidi, Near Railway over bridge, Near Maruti Spilling Mill, TalukaLimdi, District Surendranagar.
CD No. 2	**Ashok Mahendrabhai Mahendru,** 23, Amkadam Bungalow, Ramdevnagar, Satellite, Ahmedabad.
CD No. 3	**Smt. Chandaben Mahendrabhai Mahendru,** 23, Amkadam Bungalow, Ramdevnagar, Satellite, Ahmedabad.

The under mentioned property will be sold by **Public E-auction sale on 24th day of June, 2026** for recovery of sum of **Rs.5,39,15,504+73 (Rupees: Five crores thirty nine lakhs fifteen thousand five hundred four and paisa seventy three only)** plus interest and cost payable as per Recovery Certificate issued by Hon'ble Presiding Officer, DRT-I (less amount already recovered, if any), from **M/S. MONOLITHIC REFRACTORIES PVT. LTD.& OTHERS.**

DESCRIPTION OF PROPERTY

No. of lots	Description of the property to be sold with the names of the co-owners where the property belongs to defaulter and any other person as co-owners.	Revenue assessed upon the property or any part thereof	Details of any other encumb rance to which property is liable	Valuation also state valuation given if any, by the certificate Debtor	Claims, if any, which have been put forward to the property, and any other known particulars bearing on its nature and value.	Reserve Price below which the property will not be sold	EMD 10% of Reserve Price or Rounded off

1. Lot No.	2.	3.	4.	5.	6.	7. Reserve Pricein Rs.	8. 10% EMD in Rs.
1.	Industrial godown situated at G-3, FP No. 123/P; TPS No.55, RS No. 408, Shri Hari Krupa Estate Geeta Process House Narol, Ishanpur, Ahmedabad.	Not Known	Not Known	No	Not Known	**30,00,000/-**	**3,00,000/-**

1. Auction/bidding shall only be through online electronic mode through the e-auction website i.e. https://baanknet.in.
2. The intending bidders should register the participation with the service provider-well in advance and get user ID and password for participating in **E-auction.** It can be procured only when the requisite earnest money is deposited in prescribed mode below.
3. EMD shall be deposited latest by till 04:00 PM on **22.06.2026 in Wallet Bank Asset Auction Network (BAANKNET)** https://baanknet.in. EMD deposited thereafter shall not be considered for participation in the e-auction.
4. In addition to above, the copy of PAN Card, Address Proof and Identity Proof, E-mail ID, Mobile Number, in case of the company, copy of board resolution passed by the Board of Directors of the company or any other document confirming representation/attorney of the company and the Receipt/Counter File of such deposit should reach to the said service provider through e-auction website by uploading softcopies on or before till 5:00 PM on **22.06.2026** and also hard copies alongwith EMDs deposit receipts should reach at the **Office of Recovery Officer-I, DRT-I, Ahmedabad** by **22.06.2026.** It is also held that earnest money of unsuccessful bidders shall be returned back in the respective accounts such bidders through the same mode of payment.
5. Prospective bidder may avail online training from service provider :

Name of Auction Agency	Bank Asset Auction Network (BAANKNET)
Contact Person	Mr. Kashyap Patel (Mobile No. 93274 93060)
Helpline Nos.	8291220220
Helpline Email Address	Support.BAAKNET@psballiance.com
Bank Officer	Ms. Virati Shah Mobile No. 63598 93923

6. Prospective bidders are advised to visit website **https://baanknet.in** for detailed terms & conditions and procedure of sale before submitting their bids.
7. The property shall not be sold below the reserve price.
8. The property shall be sold in 01 lot, with **Reserve Price as mentioned above lot.**
9. The bidder shall improve offer in multiples of **Rs. 10,000/-** during entire auction period.
10. The property shall be sold **"AS IS WHERE BASIS"** and shall be subject to other terms and conditions as published on the official website of the e-auction agency.
11. The highest bidder shall have to deposit **25% of his final bid amount** after adjustment of EMD already paid **in Wallet Bank Asset Auction Network (BAANKNET)** https://baanknet.in by immediate next bank working day by **4:00 P.M.** through RTGS/NEFT as per the details as under :

Bank Name and Address	HDFC Bank
Account Name	RAJ RADHE FIN LTD RECOVERY ACCOUNT
Account No.	50200060765775
IFSC Code No.	HDFC0000006
Branch Address	Navrangpura

12. **The successful bidder/auction purchaser shall deposit the balance 75% of sale consideration amount on or before 15th day from the date of sale of the property. If the 15th day is Sunday or other Holiday, then on immediate first bank working day through RTGS/NEFT in the account as mentioned above. In addition to the above, the purchaser shall also deposit poundage fee @1% on total sale consideration money (plus Rs.10) through DD in favour of The Registrar, DRT-I, Ahmedabad. The DD prepared towards poundage's fees shall be submitted directly with the office of Recovery Officer, DRT-I, Ahmedabad.**
13. In case of default of payment within the prescribed period, the deposit, after deduction the expenses of the sale, may, if the undersigned thinks fit, be forfeited to the Government Account and the defaulting purchaser shall forfeit all claims to the property or the amount deposited. The property shall be resold forthwith, after the issue of fresh proclamation of sale. Further the purchaser shall also be liable to make good of any shortfall or difference between his final bid amount and the price for which it is subsequently sold.
14. Schedule of auction is as under :-

Date and Time of Inspection	05.06.2026	Between 02.00 PM to 4.00 PM
Date of uploading proof of EMD / Documents on the e-auction website	22.06.2026	Up to 04.00 pm
Last date of submissions of hard copies of proof of EMD/documents with office of the Recovery Officer-I	22.06.2026	Up to 05.00 pm
Date and Time of E-Auction :	24.06.2026	**Between 12.00 Noon to 1.00 pm** (with auto extension clause of 5 minutes, till auction completes)

15. The Recovery Officer has the absolute right to accept or reject any bid or bids or to postpone or cancel the e-auction without assigning any reasons.

Issued under my hand and seal of this Tribunal on this 20th Day of April, 2026

COURT SEAL

(Love Kumar)
Recovery Officer-I
DRT-I, Ahmedabad

DEBTS RECOVERY TRIBUNAL-I

(Ministry of Finance, Department of Financial Service, Government of India)
4th Floor, Bhikhubhai Chambers, Nr. Kochrab Ashram
Ellisbridge, Paldi, Ahmedabad-380 006

FORM NO.22 (Earlier 62) [Regulation 37 (1) DRT Regulations, 2015]
[See Rule 52 (1) of the Second Schedule to the Income-tax Act, 1961]

E- AUCTION/SALE NOTICE THROUGH REGD.AD/DASTI/AFFIXATION/BEAT OF DRUM

PROCLAMATION OF SALE UNDER RULES 38, 52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961 READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL INSTITUTIONS ACT, 1993

R.C. No. 405/2019			O.A. No. 213/2012
Certificate Holder	RAJ RADHE FINANCE LTD		
	V/s.		
Certificate Debtors	M/s New Gujarat Cotton Industries & Ors		

To,

CD No. 1	**M/s New Gujarat Cotton Industries,** R.S. No. 2761, Nr. Rest House, Viramgam Radhanpur Highway, At & Post Sami, Taluka Sami, District Patan, Gujarat State.
CD No. 2	**Mr. Abdulrasid Yusufbhai Saiyed,** R/o R.S. No. 2761, Nr. Rest House, Viramgam Radhanpur Highway, At & Post Sami, Taluka Sami, District Patan, Gujarat State.
CD No. 3	**Shri Zahirbhai Yusufbhai Saiyed,** R/o R.S. No. 2761, Nr. Rest House, Viramgam Radhanpur Highway, At & Post Sami, Taluka Sami, District Patan, Gujarat State.
CD No. 4	**Shri Abdulraheman Yusufbhai Saiyed,** R/o CTS No. 1535, Haveli Vas, At & Post Sami, Taluka Sami, District Patan, Gujarat State.
CD No. 5	**Shri Javed Yusufbhai Saiyed,** R/o CTS No. 1535, Haveli Vas, At & Post Sami, Taluka Sami, District Patan, Gujarat State.
CD No. 6	**Shri Arif Yusufbhai Saiyed,** R/o CTS No. 1535, Haveli Vas, At & Post Sami, Taluka Sami, District Patan, Gujarat State.

The under mentioned property will be sold by **Public E-auction sale on 17th day of June, 2026** for recovery of sum of **Rs. 6,45,94,035.65 (Rupees Six Crores Forty Five Lacs Ninety Four Thousand Thirty Five & Paisa Sixty Five Only)** plus interest and cost payable as per Recovery Certificate issued by Hon'ble Presiding Officer, DRT-I (less amount already recovered, if any), from **M/s New Gujarat Cotton Industries & Ors.**

DESCRIPTION OF PROPERTY

No. of lots	Description of the property to be sold with the names of the co-owners where the property belongs to defaulter and any other person as co-owners.	Revenue assessed upon the property or any part thereof	Details of any other encumb rance to which property is liable	Valuation also state valuation given if any, by the certificate Debtor	Claims, if any, which have been put forward to the property, and any other known particulars bearing on its nature and value.	Reserve Price below which the property will not be sold	EMD 10% of Reserve Price or Rounded off

1. Lot No.	2.	3.	4.	5.	6.	7. Reserve Pricein Rs.	8. 10% EMD in Rs.
1.	Industrial Land and building situated at Immovable property being piece and parcel of Survey No. 69/4/11 of Sami Sim; admeasuring 77295 Sq. mtrs."	Not Known	Not Known	No	Not Known	**2,38,00,000/-**	**23,80,000/-**

1. Auction/bidding shall only be through online electronic mode through the e-auction website i.e. https://baanknet.in.
2. The intending bidders should register the participation with the service provider-well in advance and get user ID and password for participating in **E-auction.** It can be procured only when the requisite earnest money is deposited in prescribed mode below.
3. EMD shall be deposited latest by till 04:00 PM on **15.06.2026 in Wallet Bank Asset Auction Network (BAANKNET)** https://baanknet.in. EMD deposited thereafter shall not be considered for participation in the e-auction.
4. In addition to above, the copy of PAN Card, Address Proof and Identity Proof, E-mail ID, Mobile Number, in case of the company, copy of board resolution passed by the Board of Directors of the company or any other document confirming representation/attorney of the company and the Receipt/Counter File of such deposit should reach to the said service provider through e-auction website by uploading softcopies on or before till 5:00 PM on **15.06.2026** and also hard copies alongwith EMDs deposit receipts should reach at the **Office of Recovery Officer-I, DRT-I, Ahmedabad** by **15.06.2026.** It is also held that earnest money of unsuccessful bidders shall be returned back in the respective accounts such bidders through the same mode of payment.
5. Prospective bidder may avail online training from service provider :

Name of Auction Agency	Bank Asset Auction Network (BAANKNET)
Contact Person	Mr. Kashyap Patel (Mobile No. 93274 93060)
Helpline Nos.	8291220220
Helpline Email Address	Support.BAAKNET@psballiance.com
Bank Officer	Ms. Virati Shah Mobile No. 63598 93923 (Email : virati.shah@rrfl.in)

6. Prospective bidders are advised to visit website **https://baanknet.in** for detailed terms & conditions and procedure of sale before submitting their bids.
7. The property shall not be sold below the reserve price.
8. The property shall be sold in 01 lot, with **Reserve Price as mentioned above lot.**
9. The bidder shall improve offer in multiples of **Rs. 1,00,000/-** during entire auction period.
10. The property shall be sold **"AS IS WHERE BASIS"** and shall be subject to other terms and conditions as published on the official website of the e-auction agency.
11. The highest bidder shall have to deposit **25% of his final bid amount** after adjustment of EMD already paid **in Wallet Bank Asset Auction Network (BAANKNET)** https://baanknet.in by immediate next bank working day by **4:00 P.M.** through RTGS/NEFT as per the details as under :

Bank Name and Address	HDFC Bank
Account Name	RAJ RADHE FIN LTD RECOVERY ACCOUNT
Account No.	50200060765775
IFSC Code No.	HDFC0000006
Branch Address	Navrangpura

12. **The successful bidder/auction purchaser shall deposit the balance 75% of sale consideration amount on or before 15th day from the date of sale of the property. If the 15th day is Sunday or other Holiday, then on immediate first bank working day through RTGS/NEFT in the account as mentioned above. In addition to the above, the purchaser shall also deposit poundage fee @1% on total sale consideration money (plus Rs.10) through DD in favour of The Registrar, DRT-I, Ahmedabad. The DD prepared towards poundage's fees shall be submitted directly with the office of Recovery Officer, DRT-I, Ahmedabad.**
13. In case of default of payment within the prescribed period, the deposit, after deduction the expenses of the sale, may, if the undersigned thinks fit, be forfeited to the Government Account and the defaulting purchaser shall forfeit all claims to the property or the amount deposited. The property shall be resold forthwith, after the issue of fresh proclamation of sale. Further the purchaser shall also be liable to make good of any shortfall or difference between his final bid amount and the price for which it is subsequently sold.
14. Schedule of auction is as under :-

Date and Time of Inspection	30.05.2026	Between 02.00 PM to 4.00 PM
Date of uploading proof of EMD / Documents on the e-auction website	15.06.2026	Up to 05.00 pm
Last date of submissions of hard copies of proof of EMD/documents with office of the Recovery Officer-I	15.06.2026	Up to 05.00 pm
Date and Time of E-Auction :	17.06.2026	**Between 12.00 Noon to 1.00 pm** (with auto extension clause of 5 minutes, till auction completes)

15. The Recovery Officer has the absolute right to accept or reject any bid or bids or to postpone or cancel the e-auction without assigning any reasons.

Issued under my hand and seal of this Tribunal on this 22th Day of April, 2026

COURT SEAL

(Love Kumar)
Recovery Officer-I
DRT-I, Ahmedabad

इंडियन बैंक Indian Bank

इलाहाबाद ALLAHABAD

Zonal Office : 301-311/3rd Floor, Neelkanth Avenue-1, Opp. Gujarat Vidyapeeth, C.U. Shah College Street, Income Tax Cross Road, Ashram Road, Ahmedabad-380014.
Phone: 079-27431248/27461066

E - AUCTION NOTICE

FOR SALE OF IMMOVABLE PROPERTIES
[See proviso Rule 8(6) / 9(1)]

Bank Website www.indianbank.bank.in — E-auction website https://www.baanknet.com

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) / 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 and Guarantor/s and Mortgagor/s that the below described immovable property mortgaged/ charged to the Secured Creditor, the Physical/Symbolic Possession of which has been taken by the Authorised Officer of Indian Bank, Secured Creditor, will be sold on **"As is where is", "As is what is", and "Whatever there is"** on **05.06.2026** for recovery of due to the Secured Creditor from the below mentioned Borrower/s and Guarantor/s and Mortgagor/s. The reserve price and the earnest money deposit and short description of immovable property are also mentioned hereunder

Sr. No.	Name of Borrowers/Guarantor/ Mortgagor (s) & Branch Name	Detailed description of the Property	Amount of Secured debt	Reserve Price / Bid Inc. Amount	Property ID No. / Possession	Contact Person
1	**Mr. MujahidUl Islam Shaukat Ali (Borrower and Mortgagor)** **Branch : Bopal**	**Property Details :** All that piece & parcel of mortgaged property Flat No. B/402, having Super Built up area admeasuring 105 sq. yds. i.e. 87.79 sq. mtrs. (Super built up), on Fourth Floor of Block-B together with proportionate applicable undivided share admeasuring about 16.82 sq. mtrs. in the land of the scheme known as Al Falaah-2 Residency of N.A. land bearing Final Plot No. 38 of T.P. Scheme No. 89 allotted in lieu of Revenue Survey No. 846 of Moje: Vatva of Taluka: Vatva in the District of Ahmedabad and Registration Sub-District of Ahmedabad-11 (Asilali) within the State of Gujarat and the said Flat No. B/402 is bounded as under : East : Flat No. 401, West : Margin, North : 40ft TP Road, South : Flat No. 403	**Rs. 15,05,310.00** **as on dated 03.07.2025,** Plus interest till the date of realization & cost, charges & other expenses.	**Rs. 17,01,000/-** **Bid Inc. Amt. 10,000.00**	**IDIB96012704262** **Symbolic Possession**	**Mr. Mukesh Jangid (Chief Manager)** **M.: 9829743273, 9829973511** **Mr. Rajnish Kanwal (Branch Manager)** **M.: 6358703323**
2	**Mrs. Priti Manojkumar Sharma (Borrower & Mortgagor), Mr. Manojkumar Vijaykumar Sharma (Co-Borrower / Mortgagor)** **Branch : Dharti Vikas Circle, Naranpura**	**Property Details :** All That Piece and Parcel of Immovable property bearing Flat No. 1004, on 10th floor, in Block No. B, having its built up area admeasuring about 41.03 sq. mtrs. or thereabout together with undivided share in land admeasuring 15.20 sq. mtrs. with common facilities and amenities in scheme known as "Samor Heights" being constructed on N.A. land bearing Final Plot No. 1 admeasuring 2489 sq. mtrs. (Allotted in lieu of Block No.5 admeasuring 4148 sq. mtrs.) and Final Plot No. 2, admeasuring 1093 sq. mtrs. (Allotted in lieu of Block no. 6 admeasuring 1821 sq.mtrs.) of draft Town Planning Scheme No. 70, situate lying and being at Mouje Village Muthiya, Taluka Asarva and District Ahmedabad. Registration Sub-District Ahmedabad-6 (Naroda) and bounded as under : East : Shree Ram Heights, West : Flat No. B/1001, North : Flat No. B/1003, South : Flat No. B/1005	**Rs. 8,69,535.00** **as on dated 08.05.2025,** Plus interest till the date of realization & cost, charges & other expenses.	**Rs. 12,60,000/-** **Bid Inc. Amt. 10,000.00**	**IDIB96012704261** **Physical Possession**	**Mr. Mukesh Jangid (Chief Manager)** **M.: 9829743273, 9829973511** **Mr. Bhanu Pandey (Branch Manager)** **M.: 9650253064**

Earnest Money Deposit : 10% of Reserve Price.

Last Date & time for Submission of Process compliance Form with EMD amount : On 04.06.2026 up to 08.00 P.M. E-auction through https://baanknet.com/ Registration should be completed by Intending bidder on or before EMD Date and there should be EMD balance in global wallet.

E-Auction Date : On 05.06.2026
Between 11.00 A.M to 03.00 P.M. with unlimited extension.

Detail of encumbrance, if any known to the Bank - There is no encumbrance on the property described herein to the best of knowledge & information of the Authorized Officer.

Important note for the prospective bidders : Bidder has to complete following formalities well in advance : Step 1 : Bidder / Purchaser Registration : Bidder to register on e-Auction portal (link given above) https://baanknet.com/ using his mobile number and email-id. Step 2 : KYC Verification: Bidder to upload requisite KYC documents. KYC documents shall be verified by e-auction service provider (may take 2 working days). Step 3 : Transfer of EMD amount to his Global EMD Wallet : Online/off-line transfer of fund using NEFT/Transfer, using challan generated on e-Auction portal. Step 1 to Step 3 should be completed by bidder well in advance, on or before EMD date.

For downloading further details and Terms & Conditions, please visit : 1. www.indianbank.bank.in, 2. https://baanknet.com/

Note : This is also a notice to the Borrower/Guarantors/Mortgagors of the above said loan about holding of this sale on the above mentioned date and other details.

Date : 28.04.2026, Ahmedabad — **Authorised Officer, Indian Bank**