

Aadhar Housing Finance Ltd.

Corporate Office: Office Nos. 501 & 503, 5th Floor, Lightbridge, Saki Vihar Road, Andheri East, Mumbai Suburban (District), Maharashtra- 400072

Ghaziabad Branch: OPS Plaza-3rd Floor, B-2, RDC, Raj Nagar, Ghaziabad 201002, UP



Aadhar

Housing Finance Ltd.

APPENDIX IV POSSESSION NOTICE (for immovable property)

Whereas, the undersigned being the Authorized Officer of **Aadhar Housing Finance Limited (AHFL)** 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, Demand Notice(s) issued by the Authorised Officer of the company to the 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 having failed to repay the amount, notice is hereby given to the Borrower(s) / Guarantor(s) 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 the Section 13 of the said Act read with Rule 8 of the Security Interest Enforcement rules, 2002. The borrower's attention is invited to provisions of sub section (8) of section 13 of the Act, in respect of time available, to redeem the secured assets. The borrower 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 AHFL for an amount as mentioned herein under with interest thereon.

Sr. No.	Name of the Borrower(s)/Co-Borrower(s)(Name of the Branch)	Description of Secured Asset (Immovable Property)	Demand Notice Date & Amount	Date of Possession
1	(Loan Code No. 02900001773/ Ghaziabad Branch) Mohit Kumar (Borrower), Shalu Mohit Kumar (Co-Borrower) Anshul Gupta (Guarantor)	All that part & parcel of property bearing, Flat No SF-01 Second Floor Area Measuring 62.70 Sq Meters Pertaining To Khaska No 530 Min. Situated At Garima Garden, Village Pashanda, Pargana Loni, Tehsil & Distt Ghaziabad Uttar Pradesh Boundaries : East - Stair Case, West - Rasta 20 Ft Wide, North - Building No SC-8/1A, South - Rasta 9 Ft Wide	06-02-2025 & ₹ 7,91,003/-	22-05-2026

Place : Uttar Pradesh

Date : 25.05.2026

Authorised Officer

Aadhar Housing Finance Limited

**SECOND FLOOR, GMTT BUILDING
D-7, SECTOR 3, NOIDA (U.P.) - 201301**

UJJIVAN SMALL FINANCE BANK

POSSESSION NOTICE (for immovable property) [Rule 8(1)]

Whereas, the undersigned, being the Authorised Officer of **Ujjivan Small Finance 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 demand notice to borrower / guarantor on the date mentioned hereunder, calling upon the Borrower(s) / Guarantor(s) to repay the amount mentioned in the respective demand notice within 60 days of the date of the notice.

The Borrower / Co-Borrower / Mortgagor having failed to repay the amount, notice is hereby given to the Borrower / Mortgagor, Co-Borrower / Mortgagor, Co-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 under Sub-Section (4) of Section 13 of the said Act read with Rule 8 of the Security Interest Enforcement Rules, 2002, on the date mentioned against each account.

The Borrower / Mortgagor's, Co-Borrower / Mortgagor's and Co-Borrower's attention is invited to provisions of Sub-Section (8) of Section 13 of the Act, in respect of time available, to redeem the secured assets.

The Borrower / Mortgagor, Co-Borrower / Mortgagor and Co-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 **Ujjivan Small Finance Bank Ltd.** for an amount(s), mentioned herein below besides interest and other charges / expenses against each account.

Name of Borrower / Co-Borrower / Mortgagor	Description of the Immovable Property	Date of Demand Notice	Date of Possession	Amount as per demand notice
(1) Sakid S/o Mohd Harun @ Harun R/o 20K, Bijhali part, Bijhauli, Roorkee, Hardwar, Uttarakhand - 247666; Also at: 20K, Bijhali part, Bijhauli, Hardwar, Uttarakhand - 247666; (2) Shahana W/o Mohd. Harun @ Harun R/o Bijhauli, Roorkee, Hardwar, Uttarakhand - 247666; Also at: Bijhauli, Hardwar, Uttarakhand - 247666; Also at: Property situated near Deepak Savitri Global Hospital & Heart Care, Village Talhedhi, Bijhali Road, Friends Colony, Pargana & Tehsil Roorkee, District Haridwar - 247666; (3) Aabid S/o Harun @ Mohd. Harun R/o 20K, Bijhali, Roorkee, Hardwar, Uttarakhand - 247666.	All that piece and parcel of property having area measuring 1868.48 sq.ft. i.e. 173.651 sq.mts., Part of Khraha no. 160/243 MI, situated in Village Talhedhi, Pargana & Tehsil Roorkee, Dist. Haridwar, Uttarakhand which is bounded as follows:- Boundaries:- East: Road; West: Madarsa Islamiya; North: Plot of Interest; South: Government Nali. The property belongs to Shahana w/o Mohd. Harun @ Haruni.e. No. 2 among you.	10.03.2026	26.05.2026	Rs. 15,02,554/- as on 27.02.2026 and Interest thereon

Date: 26.05.2026 **Place:** Haridwar (Uttarakhand)

AUTHORISED OFFICER

POSSESSION NOTICE (for immovable property)	
Whereas, SAMMAAN CAPITAL LTD (formerly known as INDIABULLS HOUSING FINANCE LIMITED(IHFL)) under 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 dated 25.04.2016, calling upon the borrower(s), the guarantor(s) and the mortgagor(s) ARUN KUMAR and MEENA PATHAK against LAN No. HHLNOI00176271 to repay the amount mentioned in the said notice being a sum of Rs. 23.91,198/- (Rupees Twenty Three Lakhs Ninety One Thousand One Hundred Ninety Eight only) as on 20.04.2016 in respect of the said Facility with further interest thereon and penal interest from 21.04.2016 till payment / realisation, within 60 days from the date of receipt of the said notice. And whereas subsequently, IHFL has vide Assignment Agreement dated 30.09.2021 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 IHFL to borrower/ guarantor(s)/mortgagor(s) alongwith the underlying securities to Edelweiss Asset Reconstruction Company Limited as Trustee of EARC Trust – SC 439. Thereafter, Edelweiss Asset Reconstruction Company Limited as Trustee of EARC Trust – SC 439 has vide Assignment Agreement dated 25.08.2023 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 IHFL to borrower(s) guarantor(s)/mortgagor(s) alongwith the underlying securities to Asset Reconstruction Company (India) Limited acting in its capacity as Trustee of Arcil-CPS-IV, 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 Edelweiss Asset Reconstruction Company Limited and Arcil shall be entitled to institute/continue all and any proceedings against the borrower(s)/guarantor(s)/mortgagor(s) and to enforce the rights and benefits under the financial documents including the enforcement of security interest executed and created by the borrower/ guarantor(s)/mortgagor(s) for the said facilities availed by them. The borrower/guarantor(s)/mortgagor(s) having failed to repay the said amounts to Arcil, notice is hereby given to the borrower/guarantors/mortgagor(s) in particular and the public in general that the undersigned being the Authorized Officer of Arcil has taken Possession of the secured assets 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 23.05.2026. The borrower/guarantor(s)/mortgagor(s) in particular and the public in general are hereby cautioned not to deal with the below mentioned secured assets and any dealings with the secured assets will be subject to the charge of Arcil for a sum of Rs. 86,11,891.22 (Rupees Eighty Six Lakhs Eleven Thousand Eight Hundred Ninety One And Paise Twenty Two Only) as on 20.05.2026 in respect of the said Facility with further interest at contractual rate from 21.05.2026 till payment / realisation together with all incidental costs, charges and expenses incurred. 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 below mentioned secured assets.	
DESCRIPTION OF SECURED ASSETS	
FLAT/ UNIT No. B- 308, THIRD FLOOR, "VENETIA HEIGHTS", GROUP HOUSING PLOT No.HRA- 12A, GROUP HOUSING SECTOR SURAJPUR SITE-C (EXTENSION), PHASE-II, GREATER NOIDA (UP) - 201309	
Sd/- Authorised Officer	
Asset Reconstruction Company (India) Limited (Trustee of Arcil-CPS-IV, Trust)	
Date : 23.05.2026 Place: GREATER NOIDA	

