SBI भारतीय स्टेट बैंक State Bank of India

STATE BANK OF INDIA - SME CENTRE, MUMBAI (4495)
Jasmine Co. Op. Hsg. Society, Madhusudan Kalelkar Marg, Kalanagar, Bandra (E), Mumbai - 400051. TEL- +91 22 26591641 /46 /49 EMAIL - sbi.04495@sbi.co.in

E-AUCTION SALE NOTICE FOR SALE OF 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 properties mortgaged/charged to the Secured Creditor, the **physical possession** of which has been taken by the Authorised Officer of State Bank of India, the Secured Creditor, will be sold on **"As is where is", As is What is" and Whatever there is"** basis on **24.07.2026** in between **11.00 am to 03.00 pm** for the recovery of respective amount, due to the State Bank of India (Secured Creditor) from the respective Borrower(s) and the Guarantor(s) as specified here under:

Name of Borrower/Director/ Guarantor	Total dues for recovery	Description of the immovable properties	Reserve Price (in Rs.)	Earnest Money Deposit (EMD) (in Rs.)	Date & Time for inspection of the properties
M/S. The National Trading House WLL (Borrower), Mr.Dilip chellaram Thaker (Mortgagor & Guarantor) Mrs.Sonu Dilip Thaker (Mortgagor & Guarantor)	BHD 537,532.116 (Bahraini Dinar Five Hundred Thirty Seven Thousand Five Hundred Thirty Two and One Hundred Sixteen Fills Only) which is Indian Rupee equivalent of Rs.11,32,96,987.92/- (Rupees Eleven Crore Thirty Two Lacs Ninety Six Thousand Nine Hundred Eighty Seven & Ninety Two Paisa Only) as on 31.08.2022 and with further interest, costs and expenses etc. thereon.	Flat No 903, 9th Floor, Continental Tower, Continental Tower Co-operative Housing society ltd, Road no 5, Rizvi Complex, Opp. New Rizvi College, Sherly Rajan Road Bandra (West) Mumbai 400050, Maharashtra India (Admeasuring 1082 Sq. Ft.) Carpet Area = 100.52 Sq. Mt. i.e. 1082.00 Sq. Ft. Built up Area = 120.66 Sq. Mt. i.e. 1298.78 Sq. Ft. Possession: Physical	**Rs. 5,60,00,000/-** (Rupees Five Crore Sixty Lakhs Only)	**Rs. 56,00,000/-** (Rupees Fifty Six Lakhs Only)	On **18.07.2026** and **21.07.2026** At 03.00 PM to 5.00 PM

The e-auction will be conducted through Bank's e–Auction service provider approved service M/s PS Alliance Private Limited at their web portal https://baanknet.com. The interested bidders shall ensure that they get themselves registered on the e-auction website and deposit earnest money in the virtual wallet created by service provider as per guidelines provided on **https://baanknet.com**
The interested bidders who require assistance in creating Login ID & Password, uploading data, submitting Bid documents, Training/Demonstration, Terms & conditions on online Inter-se Bidding etc., may visit the website **https://baanknet.com**
For detailed terms and conditions of the sale, please refer to the link provided in State Bank of India, the Secured Creditor's website https://bank.sbi , www.sbi.co.in,and website https://sbi.co.in/web/sbi-in-the-news/auction -notices/sarfaesi-and-others and https://baanknet.com
Statutory Notice under Rule 8(6) of the SARFAESI Act: This is also a notice to the Borrower/Guarantor of the above loan under Rule 8(6) of the SARFAESI Act 2002 about holding of Auction for the sale of secured assets on above mentioned date.
Enquiry: Resolution Agent: OM Enterprises (Mr. Sanjay Gadkar- 9892507818)
Date: 08.07.2026 **AUTHORISED OFFICER,**
Place: Mumbai **STATE BANK OF INDIA**

IDBI BANK
CIN : L65190MH2004GOI148838

Regd. Office: IDBI Bank, IDBI Tower, WTC Complex, Cuffe Parade, Mumbai-400005
Branch Office: IDBI Bank Ltd., Dosti Pinnacle, GF, Plot No. E-7,Road No. 22, Wagle Industrial Estate, MIDC, Thane (W), Mumbai, Pin-400604. **M. No.:** 9821996955/8544111711
Email : samir.malayaz@idbi.co.in & ameeta_chavan@idbi.co.in, www.idbibank.in

PUBLIC NOTICE FOR SALE through E-Auction See Proviso to Rule 8(6) or 9(1)
PROPERTY FOR SALE IN PRIME LOCATION IN ANDHERI
Sale of Immovable properties mortgaged as security for availing financial assistance by NAGU SHETTY/ RAJU SHETTY/DISHA SHETTY

The undersigned being the Authorized Officer (AO) of the IDBI Bank Ltd. (IDBI) invites Bids/Offers in sealed covers for sale of the following property mortgaged as security for availing financial assistance by NAGU SHETTY/ RAJU SHETTY/DISHA SHETTY under the provisions of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with the Security Interest (Enforcement) Rules, 2002 read with proviso to Rule 8(6) or 9(1), possession whereof has been taken by the AO, IDBI Bank Ltd on 11.09.2025

1	**Brief Description of Properties :** Property owned by : NAGU SHETTY/ RAJU SHETTY/DISHA SHETTY Address : FLAT NO 103, 1ST FLOOR ,BLDG NO 4A, CHAKARVARTY ASHOK CO OP HSG VILLAGE SAHAR ANDHERI- MUMBAI- 400099. [As per Index-II 58.8 sq mt.]				
2	The dues of IDBI Bank Ltd. Outstanding : NAGU SHETTY/ RAJU SHETTY/DISHA SHETTY dues as on 09-06-2026 stand at Rs. 164.69 Lakh/- (plus expenses, charges and further interest thereon with effect from 10-06-2026.				
3	Reserve Price	EMD	Date of Inspection	Last Date of Submission of Bids along with EMD	Date of E-Auction & Time
1.	Rs. 130.00 Lac	Rs.13.00 Lac	**15.07.2026 (11.00 am to 4.00 pm) With Prior Appointment**	**28.07.2026 till 4.00 PM**	**29.07.2026 From 11.30 AM to 12.00 PM**
	Branch Office: IDBI Bank Ltd., Dosti Pinnacle, GF, Plot No. E-7,Road No. 22, Wagle Industrial Estate, MIDC, Thane(W), Mumbai Pin-400604				

4 Gist of the terms & conditions appearing in Bid Document:
1. The sale of Secured Assets is on **"as is where is basis", "as is what is basis", "whatever there is basis" and "no recourse basis"** for and on behalf of the Secured Creditors viz.: IDBI Bank Ltd.
2. The aforesaid properties shall not be sold below the reserve price mentioned above. Bid increase amount is Rs.100,000/-
3. The Earnest Money Deposit – (EMD) will not carry interest. AO may retain EMD of top three bidders upto 3 months from the date of opening of the bids. The AO may permit inter-se bidding among the top three bidders. The sale would be on e-auction platform at website : www.bankeauctions.com and shall take place on **29-07-2026 at 11.30 am to 12.00 pm**, unlimited extension of 5 minutes each. Intending Bidders shall hold a valid e-mail address, please contact M/s C 1 India (P) Ltd., # Plot No. 68, Sector 44,Gurugram-122003, Haryana, India Contact person Email : gujarat@c1india.com/ support@bankeauctions.com **Contact person Bhavik Pandya (M) 8866682937/ 7291981124/ 7291981125/ 7291981126** (For Technical and Bidding Process).
4. Bidders are advised to go through the website: **www.bankeauctions.com** for detailed terms and conditions of auction sale before submitting their bids for taking part in the e-auction sale proceedings.
5. Earnest Money deposit (EMD) shall be deposited through DD from any scheduled bank drawn in favour of IDBI Bank Ltd., Wagle Industrial Estate, MIDC, Thane(West), Payable at Mumbai or to be remitted to **Account No. 78334915010026, IFSC Code: IBKL0000783,** Branch Name : IDBI Bank Limited, Dosti Pinnacle, GF, Plot No. E-7,Road No. 22, Wagle Industrial Estate, Thane, by way of RTGS in favour of IDBI Bank Ltd and submit proof of payment along with KYC documents (photo identity and address proofs) like PAN Card (compulsory), Aadhaar Card, Passport, Voter ID card, Driving License etc. The amount of EMD paid by the interested bidders shall carry no interest. The EMD shall be forfeited if the bidder does not participate in the e-auction by placing the bid.
6. The successful bidder will be required to deposit 25% of the sale price (less the amount of EMD deposited) at the time of confirmation of sale. The balance amount of the sale price is to be paid within 15 days of the confirmation of the sale or such extended period as may be agreed to by the AO. In case of failure to deposit the balance amount within the prescribed period, the deposited amount shall be forfeited, including earnest money.
7. AO reserves the right to accept or reject any or all bids without assigning any reason(s). In case all the bids are rejected, the AO reserves the right to sell the assets by any of the modes as prescribed in the SARFAESI Act.
8. The Secured Assets mentioned in the Bid Document are based on the charges/mortgages created by the mortgagor/s in favour of Secured Creditors, the details whereof are given in the Bid document. Interested parties are requested to verify the details of the Secured Assets and inspect the records relating to mortgaged assets available with AO on request.
9. Secured creditors do not take responsibility for any errors/omissions/discrepancy/ shortfall etc in the secured Assets or for procuring any permissions etc or for the dues of any authority established by law.
10. The Secured Assets are being sold free from charges and encumbrances of Secured Creditor only.
11. The successful bidder would be required to bear all the necessary expenses like stamp duty, registration, expenses, tax liabilities, if any etc for transfer of secured asset.
12. The Bid Document can be obtained from AO, IDBI Bank Ltd., At Branch Office - IDBI Bank Ltd., Dosti Pinnacle, GF, Plot No. E-7,Road No. 22, Wagle Industrial Estate, Thane, Maharashtra – 400604., on **M.No.: 9821996955 /8544111711,Email: samir.malayaz@idbi.co.in** and can also be downloaded from **www.idbibank.in**
13. Contact the AO, IDBI Bank Limited, Wagle Industrial Estate, MIDC, Thane(W), on M. No. 8544111711, Email: samir.malayaz@idbi.co.in at the above address in person during July 16, 2026 to July 28,2026 on any working day between 10:00 am and 04:00 pm to get the Bid Document which contains detailed terms and conditions of sale, bid forms etc,.
14. Borrowers/Guarantors are also hereby given notice under Rule 8(6) or 9(1) of the Rules of SARFAESI Act that the said immovable asset shall be sold after 30 or 15 days from the date of this notice by adopting any of the following methods mentioned in Rule 8 (5) of the Rules.

**Please note if there is any conflict or inconsistency between the regional version and the English version, the English shall be the governing and prevailing version.
Place: Mumbai Sd/-
Date: 09-07-2026 Authorized Officer, IDBI Bank Ltd

DEUTSCHE BANK AG

PUBLIC NOTICE - AUCTION CUM SALE OF PROPERTY
Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002

The undersigned is the Authorized Officer of M/s. Deutsche Bank AG, having one of its places of business at Nirlon Knowledge Park, B1, 2nd Floor, Goregaon East, Mumbai- 400 063 ("Deutsche Bank AG"). under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002(The Act) and in exercise of powers conferred under section 13 (2) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 (The Rules) issued demand notices dated **24/11/2025** calling upon the borrower(s) **PANGLOBE SHIPPING SERVICES PVT LTD, SATYAJIT KUMAR SINHA, DATTATRAYA SHIVAJI KHILARI, SHEETAL DATTATRAY KHILARI and ARCHANA SATYAJIT SINHA** residing at FLT NO 402, 4TH FLR, JAIN PARK CHSL,PLOT NO D 120, SECTOR 20,NAVI MUMBAI - 400 706.Calling upon the Borrower(s)/ Co-borrower(s) to repay the outstanding amount of **Rs. 3,59,41,721/- (Rupees Three Crore Fifty-Nine Lakhs Forty One Thousand Seven Hundred and Twenty One Only)** as on **21/11/2025**, and interest thereon within 60 days from the date of receipt of the said demand 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 mortgaged with the Bank, described herein below, to recover the said outstanding amount, in exercise of powers conferred on me under section 13(4) of the Act read with Rule 8 of the Rules.
Now, the public in general is hereby informed that the Property mentioned below would be sold by public auction on AS IS WHERE IS BASIS and AS IS WHAT IS BASIS on dates mentioned below, at Deutsche Bank AG, Nirlon Knowledge Park, B1, 2nd Floor, Goregaon East, Mumbai- 400 063 by inviting bids in the sealed envelope as per the procedure and the terms and conditions stated below:

Sr. No.	Secured Property Address	Reserve Price	EMD	EMD Submission date	Auction Date
1.	All That Part and Parcel of Flat No 402, 4th FLR Jain Park CHSL, Plot No D 120, Sector 20, Navi Mumbai - 400 706."	Rs.1,20,00,000/-	Rs.12,00,000/-	18th August 2026 2.00 pm	18th August 2026 4.00 pm
2.	All That Part and Parcel of Flat No 202, 2nd FLR A Wing , Sai Sthaan CHSL, Plot No 4/5/6 Sec 29 Shri Chandar Sekher, Navi Mumbai - 400706	Rs.1,90,00,000/-	Rs.19,00,000/-	19th August 2026 2.00 pm	19th August 2026 4.00 pm

The particulars in respect of the Property have been stated to the best of the information and knowledge of the Bank, who shall however not be responsible for any error, misstatement or omission in the said particulars. The Tenderer(s) / Offerer(s) / Prospective Bidder/Purchaser(s) are therefore requested, in their own interest, to satisfy himself / themselves/ itself with regard to the Property before submitting the tenders. To the best of the Bank's knowledge, there are no encumbrances on the Property and Bank has the right of sale of Property in compliance with due process of law.

TERMS & CONDITIONS OF PUBLIC AUCTION:
1.The property can be inspected on **18th July 2026 between 10.00 am to 5.00 pm**. The bids shall be submitted in a sealed envelope to the office of undersigned along with a Demand Draft /Pay Order towards the Earnest Money Deposit ("EMD") favoring "M/s. Deutsche Bank AG" so as to reach the office of Deutsche Bank AG at, Nirlon Knowledge Park, B1, 2nd Floor, Goregaon East, Mumbai- 400 063 on the dates mentioned above. The earnest money deposit shall not carry any interest.
2.Offers that are not duly filled up or offers unaccompanied by the EMD or received after the date and time prescribed herein will not be considered / treated as valid offers and accordingly shall be rejected. No interest shall be payable on the EMD.
3.Along with bid form the proposed bidder shall also attach his/her identity proof, proof of residence (such as copy of the passport, election commission card, ration card driving license etc.) and a copy of the PAN card issued by the Income Tax department.
4.On the date of sale, all the bids duly received would be opened and the bid of the highest bidder, provided it is above the reserve price, may be accepted by the Bank. However, the bidders personally present at the auction site shall have the right to further enhance their bid price, subject to a minimum of **Rs. 1,00,000/- (Rupees One Lakh Only)** over the price offered by the highest bidder and the Bank shall have the right to accept such higher bid. Upon confirmation of the sale by the Bank, the purchaser will be required to pay deposit of 25% (Twenty-Five Percent) of the sale price, after adjusting the earnest money deposit immediately with the undersigned.
5.The request for extension of time may be allowed by the Bank at its sole discretion subject to such terms and conditions as may be deemed fit and proper by him. The balance amount of the purchase price shall be paid by the purchaser to the Bank on or before the fifteenth day after confirmation of the sale of the Property or such extended period as may be agreed upon in writing by the parties. In default of payment of entire consideration within the stipulated time, the Bank shall be at liberty to forfeit the EMD and/or any other payment made by the purchaser and proceed with re-auction of the Property. The defaulting purchaser shall forfeit all claims to the Property or to any part of the sum for which it may be subsequently sold.
6.All payments shall be made by the purchaser by means of the Demand Draft/Pay Order favoring "Deutsche Bank AG".
7.On receipt of the sale price in full, the Bank shall issue a Sale Certificate in favour of the Purchaser/his nominee and would handover the possession of the Property to the purchaser.
8.The said Immovable Property described in the Schedule herein above shall remain and be at the sole risk of the Purchaser in all respects including loss or damage by fire or theft or other accidents, and other risk from the date of the Confirmation of the sale by the undersigned Authorised Officer. The Purchaser shall not be entitled to annul the sale on any ground whatsoever.
9.The Demand Draft/Pay Order deposited towards the EMD shall be returned to the unsuccessful bidders.
10.For all purposes, sale of the said property is strictly on "as is where basis what is". To the best of the knowledge and information of the authorised officer of the Bank, no other encumbrances exist on the property.
11.All expenses relating to Stamp Duty, Registration Charges, Transfer Charges and any other charges in respect of the Property shall be borne by the purchaser. All outgoings, i.e., Municipal Taxes, Maintenance / Society Charges, Electricity and water taxes, cess or any other dues including over dues in respect of the Property shall be paid by the successful purchaser.
12.The Bank is not bound to accept the highest offer or any or all offers, and the Bank reserves its right to reject any or all bid(s) without assigning any reasons.
13.No person other than the bidders themselves or their duly authorised representative shall be allowed to participate in the sale proceedings.
14.In case all the dues together with all costs, charges and expenses incurred by the Bank are tendered by the above-named Borrower at any time before the date fixed for sale of the property under Sec 13(8) of the Act, then the Property will not be sold, and all the bids received from the prospective bidders shall be returned to them without any liability/claim against the Bank.

Diana Nadar, Authorized Officer - Deutsche Bank AG,
Email : diana.nadar@db.com, Contact Numbers: : 9820066613, 9619887707, 9152770607, 9821600029, 022 7180 3167/3727/3077/3479.
Place: Mumbai
Dated: 09.07.2026

OFFICE OF THE SPECIAL RECOVERY & SALES OFFICER

Empowered by Co-operative Department Government of Maharashtra
Attached to The Chembur Nagarik Sahakari Bank Ltd.,
101-103, Rudresh Commercial Complex, 1st Floor,Nr. Ambedkar Udyan, Chembur(E), Mumbai - 400 071. Tel.No.25273119/9820564720/9867531440/9004785719
Email : specialrecoveryofficer@cnsbank.com

PUBLIC NOTICE FOR AUCTION

Notice is hereby given to the public in general and to the borrower **Mrs. Sheetal Sanjay Garad, Mr. Sanjay Babu Garad & Akatai Babu Garad** in particulars by the Special Recovery & Sales Officer that the under mentioned mortgaged Property will be sold by Public Auction on 11.08.2026 under the provision of M.C.S. Act 1960. The Property will be sold on **"AS IS WHERE IS AND WHAT IS WHERE IS BASIS".**

DESCRIPTION OF THE PROPERTY

NAME OF DEFAULTER	DESCRIPTION OF THE PROPERTY	AREA IN SQ.Ft.	UPSET PRICE
Mr. Sheetal Sanjay Garad Mr. Sanjay Babu Garad Smt. Akatai Babu Garad	Avanti Loknagari Chs Ltd., Building No.E/4, Flat No.101, 1st Floor, Near Loknagari Public School, Midc Road, Ambernath (E), Thane - 421 501.	390 Sq.ft. (Buildup) 294 Sq.ft. (Carpet)	Rs.15,00,000/-

VENUE AND TIME FOR AUCTION
THE CHEMBUR NAGARIK SAHAKARI BANK LTD.,
101-103, Rudresh Commercial Complex, 1st Floor, Nr. Ambedkar Udyan, Chembur (E), Mumbai – 400 071.
DATE 13.08.2026 at 11.00 NOON

Property will be kept open for inspection on 12.08.2026 between 11.00 am to 2.00 pm. The copy of terms & conditions regarding the said auction is available from 10.07.2026 to 12.08.2026 from 10.00 am to 6.00 pm at the office of the undersigned on payment of Rs.500/- (Non Refundable). Interested parties require to deposit their bid offer letter, along with EMD amount of Rs.50,000/- by way Pay Order / Demand Draft payable at Mumbai in the name of "Special Recovery & Sale Officer" The undersigned has absolute right to accept or reject the bid or adjourn/postpone/cancel the auction without assigning any reason and also to modify any terms & condition of this sale without any prior notice. The sale is subject to confirmation by the office of District Deputy Registrar, Co-op. Societies, Mumbai.

Seal

Sd/-
(SHRIKANT BALIRAM THAKUR)
Special Recovery & Sales Officer
As per Sec. 156 of M.C.S. Act 1960
Place : Mumbai
Date : 09.07.2026

HO Recovery Office : 3rd Floor, Madhukar Bhavan, Road No. 16, Wagle Industrial Estate, Thane (West)- 400 604. **Tel.:** 022-69978752.

TJSB SAHAKARI BANK LTD. MULTI-STATE SCHEDULED BANK

Notice Issued in compliance of Rule 3(1) of SARFAESI Act
Demand Notice under section 13(2) is published as under :-

WHEREAS, TJSB Sahakari Bank Limited through its **Authorized Officer** having its **Recovery Department at 3rd Floor, Madhukar Bhavan, Road No. 16, Wagle Industrial Estate, Thane (West) – 400604** issued notice to the following **Borrowers/Co-Borrowers/Mortgagors/Guarantors** mention in Column No. 1 below have defaulted in the repayment of principal and payment of interest of credit facilities obtained by them from the bank and said facilities have turned to be **Non-Performing Assets (NPA).** The notices were issued to them **under section 13(2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002** on their last known addresses however the same have returned **un-served** and as such they are hereby informed by way of public notice about the same.

Names of The Borrower(S) / Guarantor(S) / Mortgagor(S)	13(2) Demand Notice Date / NPA Date / Outstanding Amount	Property Address of Secured Assets/ Assets to be enforced
1) M/s. Vijaya Construction Co. (Through its Proprietor: Mr. Atul Madhukar Vikhankar) **...Borrower** 2) Mr. Atul Madhukar Vikhankar **...Mortgagor & Guarantor** 3) Mrs. Jyoti Atul Vikhankar **...Mortgagor & Guarantor** 4) Mr. Raja Hariharan Pillai **...Guarantor** **Ram Maruti Road Branch Loan Account No. WCTL- 155305900470012, ODS -155140300014442 & (BG/219)**	**Notice Date: 30.06.2026** **NPA Date: 18.05.2026** **O/s Amt.: Rs.52,57,377.69 (Rupees Fifty Two Lakhs Fifty Seven Thousand Three Hundred Seventy Seven and Paise Sixty Nine Only) as on 31.05.2026 with further interest and charges thereon from 01.06.2026.**	1. Hypothecation of Stock and Book debts in the name of M/s. Vijaya Construction Co. situated at FC/23, Second Floor, Eternity Mall, Teen Hath Naka, Thane – 400602. 2. The Flat No. 102 admeasuring on or about 853 Sq. ft. built-up area, on the First Floor, in the Building No. 1, of M/s. OZONE VALLEY BUILDING NO. 1 AND 2 CO-OPERATIVE HOUSING SOCIETY LIMITED, in the Housing Complex known as "OZONE VALLEY" that is resting on the piece and parcel of the land bearing Sub Plot A, Gut No. 140, Hissa No. 1 to 9, (part) situate at Village Parsik (Old Bombay Pune Road), Thane, Taluka and Dist. Thane, within the local limits of Thane Municipal Corporation Thane, within the Registration District of Thane – Owned by Mr. Atul Madhukar Vikhankar & Mrs. Jyoti Atul Vikhankar.
1) Mr. Ameya Anil Sohoni **...Borrower & Mortgagor** 2) Mr. Jitendra Tulshiram Patil **...Guarantor** 3) Mr. Mahendra Waman Mhatre **...Guarantor** **Bhiwandi Branch Loan Account Nos. SS-M/ 047305000000060**	**Notice Date: 01.07.2026** **NPA Date: 07.06.2026** **O/s Amt.: Rs.4,10,162.00 (Rupees Four Lakhs Ten Thousand One Hundred Sixty Two and Paise Zero Only) as on 30.06.2026 with further interest and charges thereon from 01.07.2026.**	Flat No. 101, area admeasuring about 650.06 Sq, Ft. equivalent to 60.41 Sq. Mtrs (Carpet Area); on First Floor; in Wing "A", of RCC building project named as "Ratneshwar Park", situate, lying and being at Mauje Kasheli, Taluka Bhiwandi within the limits of Kasheli Grampanchayat, Sub – Registration District and Taluka Bhiwandi, and Registration District and District Thane, Maharashtra State. Owned by Mr. Ameya Anil Sohoni.

Now the steps are being taken for substituted service of notice by the Authorized Officer of **TJSB Sahakari Bank Limited** The above Borrowers/Co-Borrowers and/or their guarantors are advised to make the payments of outstanding amount within **60 days** from the date of the publication of this notice failing which further steps will be taken after the expiry of **60 days** of the date of this notice as per the provision of **Securitisation and Re-construction of Financial Assets and Enforcement of Security Interest Act, 2002.** Please be informed that the said notice is also under section 13(13) of SARFAESI Act, 2002 informing the Borrowers/Co-Borrowers/Mortgagors that the said mortgaged properties should not be sold/leased/transferred without prior consent/NOC of secured Bank.

SEAL

Sd/-
(Chief Manager & Authorized Officer)
Under SARFAESI Act, 2002
***For* & on behalf of TJSB Sahakari Bank Ltd.**
Date : 09.07.2026
Place : Thane.
Registered Office: TJSB House, Plot No. B5, Road No. 2, Wagle Industrial Estate, Thane (West) - 400 604. Tel.:022-69368500.

ICICI Bank Branch Office: ICICI BANK LTD, Ground Floor, Ackruti Centre, MIDC, Near Telephone Exchange, Opp Ackruti Star, Andheri East, Mumbai- 400093.

PUBLIC NOTICE-TENDER CUM E-AUCTION FOR SALE OF SECURED ASSET

[See proviso to Rule 8(6)]
Notice for sale of immovable asset(s)

E-Auction Sale Notice for the sale of immovable asset(s) 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.
This 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 physical possession of which has been taken by the Authorised Officer of ICICI Bank Limited will be sold on 'As is where is', 'As is what is' and 'Whatever there is' as per the brief particulars given hereunder;

Sr. No.	Name of Borrower(s)/ Co-Borrowers/ Guarantors/ Loan Account No.	Details of the Secured asset(s) with known encumbrances, if any	Amount Outstanding	Reserve Price / Earnest Money Deposit	Date and Time of Property Inspection	Date & Time of E-Auction
(A)	(B)	(C)	(D)	(E)	(F)	(G)
1.	Mr. Vinayak Govind Panchal (Borrower) Mrs. Shobha Kashinath More (Co Borrowers) Loan Account No- LBTNE00002018864	Flat No. 505, 5th Floor, Roasewood, Aarsh Avenue Complex, Behind Bharti Collage, Satsang Vihar Road, Hendre Pada, Survey No.56, Hissa No.10, (p), Village Kulgaon, Badlapur West, Taluka Ambernath, Thane-421504 Admeasuring An Area of About 455 Sq Ft Carpet Area (Which Is Inclusive Of The Area of Balconies, FB & Sun Breakers Equivalent To 42.285 Sq Mtr Carpet Area	Rs. 24,12,324/- As on July 06, 2026	Rs. 14,00, 000/- Rs.1,40, 000/-	July 13, 2026 From 02.00 Pm to 05.00 Pm	August 03, 2026 From 11.00 Am Onward
2.	Mrs. Vedshree Vilas Birambole (Borrower) Mr. Vilas S B (Co-Borrower) Lan No. LBMUM00005076902	Flat No. 403, 4th Floor, A Wing, "Gokul Dham","Gokul Dham Complex Phase -1 Co-operative Housing Society Ltd", Near Swapna Nagari, Survey No. 5, Hissa No. 3/2 Part, Plot No. 1, 2 & 3, Village- Belavali, Badlapur West, Tal- Ambernath, Thane- 421503., Admeasuring An Area of Admeasuring About 42.17 Sq Mtrs Carpet Area	Rs. 20,81,508/- As On July 02, 2026	Rs. 15,00, 000/- Rs.1,50, 000/-	July 14, 2026 From 02.00 Pm to 05.00 Pm	August 03, 2026 From 11.00 Am Onward
3.	Mr. Arun Dadabhau Bhalerao (Borrower) Mrs. Sonali Arun Bhalerao (Co-Borrower) Lan No. LBTNE00005192607	Flat No.703, 7th Floor, BLDG No 10, Building Name-"Peony", Panvelkar Bhoomi Pahase II ,situated At Survey No.27, Hissa No.1B, Survey No.27, Hissa No.1A, Survey No.27, Hissa No. 2, Survey No. 26 Hissa No. 1, Survey No. 27, Near Thanekar Petrol Pump, Village Kharvai, Badlapur East, Thane, Maharashtra, Thane-421503., Admeasuring An Area of Admeasuring Area 441.37 Sq Feet (carpet Area)	Rs. 30,93,654/- As On July 02, 2026	Rs. 14,00, 000/- Rs.1,40, 000/-	July 15, 2026 From 11.00 Am to 02.00 Pm	August 03, 2026 From 11.00 Am Onward
4.	Mrs. Harapriya Gouda (Borrower)/ Mr. Sunil Kumar Gouda (Co-Borrower) Lan No. LBTNE00002864711/ LBTNE00002864943	Flat No. 704, 7th Floor, "strawberry Building", "Motiram Greens ", Nearmotiram Lake View, Boradpada Road, Survey No. 173, Hissa No. 2, Cts No. 155 Part, Village Badlapur (west), Tal - Ambernath, Thane-421503., Admeasuring An Area of Admeasuring About 377 Sq Fts Carpet Area	Rs. 12,17,910/- As On July 02, 2026	Rs. 12,00, 000/- Rs.1,20, 000/-	July 15, 2026 From 02.00 Pm to 05.00 Pm	August 03, 2026 From 11.00 Am Onward

The online auction will take place on the website (URL Link-https://BidDeal.in) of e-auction agency ValueTrust Capital Services Private Limited. The Mortgagors/ noticee are given a last chance to pay the total dues with further interest till August 01, 2026 before 05:00 PM failing which, these secured assets will be sold as per schedule.
The Prospective Bidder(s) must submit the Earnest Money Deposit (EMD) Demand Draft (DD) (Refer Column E) at ICICI Bank Limited, Level 3-5, 74 Techno Park, Opp SEEPZ Gate No. 02, Marol MIDC, Andheri East, Mumbai 400 093 on or before August 01, 2026 before 04:00 PM and thereafter they need to submit their offer through the above mentioned website only on or before August 01, 2026 before 05:00 PM along with scan image of Bank acknowledged DD towards proof of payment of EMD. Kindly note, in case prospective bidder(s) are unable to submit their offer through the website then signed copy of tender documents may be submitted at ICICI Bank Limited, Level 3-5, 74 Techno Park, Opp SEEPZ Gate No. 02, Marol MIDC, Andheri East, Mumbai 400 093 on or before August 01, 2026 before 05:00 PM. Earnest Money Deposit DD/PO should be from a Nationalised/Scheduled Bank in favour of "ICICI Bank Limited" payable at Mumbai.
For any further clarifications with regards to inspection, terms and conditions of the e-auction or submission of tenders, kindly contact ICICI Bank Limited on 9155860090/ 8104548031/ 9004392416.
Please note that Marketing agencies 1. ValueTrust Capital Services Private Limited, 2. Augeo Assets Management Private Limited 3. Matex Net Pvt. Ltd. 4. Finvin Estate Deal Technologies Pvt Ltd 5. Girnarsoft Pvt Ltd 6. Hecta Prop Tech Pvt Ltd 7. Arca Emart Pvt Ltd 8. Novel Asset Service Pvt Ltd 9. Nobroker Technologies Solutions Pvt Ltd.10.Navodayan Proptech Private Limited. , have also been engaged for facilitating the sale of this property.
The Authorised Officer reserves the right to reject any or all the bids without furnishing any further reasons. For detailed terms and conditions of the sale, please visit www.icicibank.com/n4p4s
Date : July 09, 2026 Place: Mumbai Authorized Officer, ICICI Bank Limited

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PUBLIC NOTICE

STATE ENVIRONMENT IMPACT ASSESSMENT AUTHORITY, MAHARASHTRA
has accorded Environmental Clearance for Proposed Redevelopment of Existing Building Known as "Suman Co-Operative Housing Society Ltd.", On Plot Bearing C.T.S. Nos. 349, 349/1 & 349/2 of Village Chembur, at V.N. Purav Marg, Chembur, Mumbai – 400 071 to Developer M/s Kalpataru Ltd. vide **EC bearing number EC26C3801MH5668542N dated. 05.07.2026.**
The copy of environmental clearance is available on Maharashtra State Pollution Control Board portal, Environment Department of GoM and Parivesh portal of MOEF&CC (http://parivesh.nic.in/).

Director
M/s Kalpataru Ltd.
101, Kalpataru Synergy, Opp grant Hyatt, Santacruz (E) pin - 400055

MAHARASHTRA HOUSING & AREA DEVELOPMENT AUTHORITY

म्हाडा MHADA

E-Tender Notice No. ICT Cell/A/E-Tender/05/2026

Corrigendum-1

Sub:- "Selection of agency for end-to-end development, operations andmaintenance of Maharashtra State Rental Housing Portal."

Ref:- E-Tender Notice No. ICT Cell/A/E-Tender /05/2026.

Sr. No.	Details	Original Date	Modified Date
1	Document download/ sale end date	30/07/2026 15:00	20/07/2026 15:00
2	Bid Submission end date	30/07/2026 15:00	20/07/2026 15:00
3	Bid Opening Date	31/07/2026 15:30	21/07/2026 15:30

Sd/-
Chief ICT Officer
ICT Ceel/A
Follow us:@mhadaofficial

MHADA - Leading Housing Authority in the Nation
CPRO/A/516

COURT ROOM No. 3

IN THE BOMBAY CITY CIVIL COURT AT DINDOSHI, COMMERCIAL SUIT NO. 443 OF 2024

PLAINT LODGED ON: 04-07-2024
PLAINT ADMITTED ON: 03-08-2024
Under Order V, Rule 2 of the Code of Civil Procedure,
1908 r/w Sec. 16 of the Commercial Courts Act, 2015.
RULE 51, Summons to answer plaint
Under section 27, O. V. rr. 1,5,7 And 8 and O. VIII, r. 9, of the Code of Civil Procedure.
BANK OF BARODA
Branch Office amongst others at Plot No. 96, Road No. 16, MIDC Industrial Area, Andheri East, Mumbai - 400093 through its through Senior Branch Manager Mr. Pradymna Panigrahi, Mobile No. 8093537327 **... Plaintiff**
VERSUS
Mr. Mohd Ismail, S/O. Mohd Arif Memon
Aged: years, Occ: Self Employed, Mob:- 8291762285, Email: NA
Residing at:
Room No. 08, Jagdish Prasad Chawal, Jamuna Pandit, Opp. Vikas Tower, Mograpada, Andheri East Mumbai - 400069 **...Defendants**
Take the note that this hon'ble Court will be moved before this HHJ **Smt. N. S. Anekar** in presiding in Court Room No. 3, on **11.08.2026 at 11:00 am** by the abovenamed defendants for the following relief:
a) By appropriate order or decree to pay the sum of Rs. 4,98,637.92/- (Four Lakhs Ninety Eight Thousand Six Hundred Thirty Seven and Ninety Two Paise only) being the total outstanding amount due along with further interest 9.50% p.a. and 2% penal interest from 5.12.2023 and additional 18% interest from the date of filing of this suit till date of its realization.
b) For ad interim and interim relief in terms of prayer clause (a);
c) That the cost of this suit be provided for; and
d) For such other and further reliefs as the nature and circumstances of the case may require.

Given under my hand and the seal of this of this Hon'ble Court Dated this 18th day of June, 2026.

SEAL

Sd/-
For Registrar
City Civil Court, Bombay (Dindoshi)
Sealer
This 18th day of June, 2026
Sd/-
RAGHAVA M
Advocate for Plaintiff
Office: A-402, Kedarnath CHS, Off Western Express Highway,
Behind Ovaripada Metro Station, Dahisar East, Mumbai - 400068
Email Address: ragavadvt@yahoo.com

AXIS BANK LIMITED (CIN: L65110GJ1993PLC020769)
Registered Office- Trishul, 3rd Floor, Opp. Samartheswar Temple, Near Law Garden, Ellisbridge, Ahmedabad-380006.
Structured Assets Group at Corporate Office - "Axis House", 7th Floor, C-2, Wadia International Centre, Pandurang Budhkar Marg, Worli, Mumbai - 400025.
www.axisbank.com; **Email id :** santosh.nangare@axis.bank.in;
Ahmedabad- Structured Assets Group, Corporate Banking Branch, 3rd Eye Building, 2nd Floor, Near Panchvati Circle, C G Road , Ahmedabad 380009, Gujarat

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

Appendix IV-A [Read with Rule 8(6)} of Security Interest (Enforcement) Rules, 2002
E-Auction Sale Notice (Second Attempt) for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 **("SARFAESI Act")** read with proviso to rule 6(2) and 8(6) of the Security Interest (Enforcement) Rules, 2002.
Notice is hereby given to the public in general and in particular to the Borrower i.e. **Penta Gold Limited** and Guarantor/Mortgagor i.e. Mr. Ketan Madhusudan Shroff, the Owner of the below described property mortgaged /charged to Axis Bank Limited i.e. Secured Creditor, the physical possession of which was taken by the Court Commissioner on **19th November, 2025** appointed by Hon'ble Chief Metropolitan Magistrate, Mumbai on Sec. 14 application i.e. 710/SA/2022 filed by Axis Bank Ltd. under SARFAESI Act. Thereafter Court Commissioner handed over physical possession of the below mentioned hypothecated assets/properties and mortgaged property to Authorised Officer of Axis Bank Limited, i.e., Secured Creditor, will be sold on **"AS IS WHERE IS", "AS IS WHAT IS", "WHATEVER THERE IS" AND "NO RECOURSE BASIS"** on **28th July 2026** for recovery of Rs. 23,75,15,170.75 (Rupee Twenty Three Crores Seventy Five Lakhs Fifteen Thousand One Hundred and Seventy and Paise Seventy Five) being the amount due as on 30th September 2021,as mentioned in Demand Notice dated 14th October, 2021 bearing reference No. AXIS/SA/PRK/2021-22/606 issued u/s. 13 (2) of SARFAESI Act, being the amount due as on 30th September, 2021, along with further interest thereon w.e.f. 01st October, 2021 at contractual rate of interest till the date of payment, incidental expenses, other charges, costs etc (less subsequent credit received amounting to Rs. 6,14,79,000/- (Rs. Six Crore Fourteen Lakh Seventy Nine Thousand only), due from Penta Gold Limited and Mr. Ketan Madhusudan Shroff to Axis Bank Limited i.e. Secured Creditor.
The description of mortgaged assets/properties for sale along with reserve price and the earnest money deposit are as under:

Description of Property	Reserve Price	EMD (AMOUNT)
CTS No. 3567, Survey No.378 Hissa No.1 (Part), Flat No. 603, on the 6th Floor, In Building known as "Anjali Apartment CHS Ltd" Admn. 336 Sq. Ft. Carpet Area, Shivaji Nagar Road, Vakola Bridge, Santa Cruz (East), Mumbai-400 055 , standing in the name of Mr. Ketan Madhusudan Shroff.	Rs. 1,10,00,000/- (Rupees One Crore Ten Lakh Only)	Rs. 11,00,000/- (Rupees Eleven lakh Only).

The online bids shall be submitted as per schedule given below

EMD Remittance	Demand Draft/Pay Order in the favour of 'Axis Bank Ltd.' payable at Ahmedabad to be submitted **on or before 27th July, 2026 by 05.00 p.m.** at the following address:-**Ms. Santosh Nangare / Mr. Mateen Shaikh:** Structured Assets Group, Corporate Office, "Axis House", 7th Floor, Pandurang Budhkar Marg, Worli, Mumbai – 400025
Inspection of Property	On **16th July, 2026** between 11:00 am to 12:00 pm with prior appointment. For inspection, please contact Mr. Santosh Nangare at 9820413949 / Mr. Mateen Shaikh at 81084 78753
Date, Place and time of auction	**E-auction on 28th July, 2026** between 12:00 p.m. to 01:00 p.m. with auto-extension of five minutes each in the event of bids placed in the last five minutes.
Bid Increment Amount	Rs.1,00,000/- (Rupees One Lakh Only)
Encumbrances (to the extent known to the Bank)	• Axis Bank Ltd. had filed recovery proceeding i.e. Original Application (Diary) No. 192 of 2022 **("OA")** against Penta Gold Limited, Guarantors/Mortgagor/ Hypothecator i.e. Mr. Ketan Madhusudan Shroff and State Bank of India, Karur Vysya Bank and ICICI Bank Ltd. for recovery of outstanding dues in Hon'ble Debts Recovery Tribunal-I Mumbai. The said OA is pending for adjudication. • We have filed Police complaint with EOW for fraud, against Penta Gold Limited and Mr. Ketan Madhusudan Shroff and chargesheet has been filed against Mr. Ketan Shroff. • State Bank of India have filed complaint with CBI for fraud, against Penta Gold Limited and Mr. Ketan Madhusudan Shroff. The said complaint is pending with CBI. • Borrower/Mortgagor had filed a Securitization application challenging the bank Sarfaesi Action in Hon'ble Debts Recovery Tribunal Mumbai, i.e. **SA 1752 OF 2025 and the same in pending for adjudication** • Society Dues on 31.12.2025 of Rs. 3,40,000/-

For detailed terms and conditions of the sale, please refer to the link provided in **https://www.axisbank.com/auction-notices and/or https://axisbank.auctiontiger.net.**
Date : 9th July 2026 **Sd/-, Authorised Officer Axis Bank Ltd.**