

 MUTHOOT HOUSING FINANCE COMPANY LIMITED			
Registered Office: TC No.1420747, Muthoot Centre, Panathur Road, Thiruvananthapuram - 695 034, Kerala - 695 034. (C-2A/1, 15B, 15C, 15D, 15E, 15F, 15G, 15H, 15I, 15J, 15K, 15L, 15M, 15N, 15O, 15P, 15Q, 15R, 15S, 15T, 15U, 15V, 15W, 15X, 15Y, 15Z, 16A, 16B, 16C, 16D, 16E, 16F, 16G, 16H, 16I, 16J, 16K, 16L, 16M, 16N, 16O, 16P, 16Q, 16R, 16S, 16T, 16U, 16V, 16W, 16X, 16Y, 16Z, 17A, 17B, 17C, 17D, 17E, 17F, 17G, 17H, 17I, 17J, 17K, 17L, 17M, 17N, 17O, 17P, 17Q, 17R, 17S, 17T, 17U, 17V, 17W, 17X, 17Y, 17Z, 18A, 18B, 18C, 18D, 18E, 18F, 18G, 18H, 18I, 18J, 18K, 18L, 18M, 18N, 18O, 18P, 18Q, 18R, 18S, 18T, 18U, 18V, 18W, 18X, 18Y, 18Z, 19A, 19B, 19C, 19D, 19E, 19F, 19G, 19H, 19I, 19J, 19K, 19L, 19M, 19N, 19O, 19P, 19Q, 19R, 19S, 19T, 19U, 19V, 19W, 19X, 19Y, 19Z, 20A, 20B, 20C, 20D, 20E, 20F, 20G, 20H, 20I, 20J, 20K, 20L, 20M, 20N, 20O, 20P, 20Q, 20R, 20S, 20T, 20U, 20V, 20W, 20X, 20Y, 20Z, 21A, 21B, 21C, 21D, 21E, 21F, 21G, 21H, 21I, 21J, 21K, 21L, 21M, 21N, 21O, 21P, 21Q, 21R, 21S, 21T, 21U, 21V, 21W, 21X, 21Y, 21Z, 22A, 22B, 22C, 22D, 22E, 22F, 22G, 22H, 22I, 22J, 22K, 22L, 22M, 22N, 22O, 22P, 22Q, 22R, 22S, 22T, 22U, 22V, 22W, 22X, 22Y, 22Z, 23A, 23B, 23C, 23D, 23E, 23F, 23G, 23H, 23I, 23J, 23K, 23L, 23M, 23N, 23O, 23P, 23Q, 23R, 23S, 23T, 23U, 23V, 23W, 23X, 23Y, 23Z, 24A, 24B, 24C, 24D, 24E, 24F, 24G, 24H, 24I, 24J, 24K, 24L, 24M, 24N, 24O, 24P, 24Q, 24R, 24S, 24T, 24U, 24V, 24W, 24X, 24Y, 24Z, 25A, 25B, 25C, 25D, 25E, 25F, 25G, 25H, 25I, 25J, 25K, 25L, 25M, 25N, 25O, 25P, 25Q, 25R, 25S, 25T, 25U, 25V, 25W, 25X, 25Y, 25Z, 26A, 26B, 26C, 26D, 26E, 26F, 26G, 26H, 26I, 26J, 26K, 26L, 26M, 26N, 26O, 26P, 26Q, 26R, 26S, 26T, 26U, 26V, 26W, 26X, 26Y, 26Z, 27A, 27B, 27C, 27D, 27E, 27F, 27G, 27H, 27I, 27J, 27K, 27L, 27M, 27N, 27O, 27P, 27Q, 27R, 27S, 27T, 27U, 27V, 27W, 27X, 27Y, 27Z, 28A, 28B, 28C, 28D, 28E, 28F, 28G, 28H, 28I, 28J, 28K, 28L, 28M, 28N, 28O, 28P, 28Q, 28R, 28S, 28T, 28U, 28V, 28W, 28X, 28Y, 28Z, 29A, 29B, 29C, 29D, 29E, 29F, 29G, 29H, 29I, 29J, 29K, 29L, 29M, 29N, 29O, 29P, 29Q, 29R, 29S, 29T, 29U, 29V, 29W, 29X, 29Y, 29Z, 30A, 30B, 30C, 30D, 30E, 30F, 30G, 30H, 30I, 30J, 30K, 30L, 30M, 30N, 30O, 30P, 30Q, 30R, 30S, 30T, 30U, 30V, 30W, 30X, 30Y, 30Z, 31A, 31B, 31C, 31D, 31E, 31F, 31G, 31H, 31I, 31J, 31K, 31L, 31M, 31N, 31O, 31P, 31Q, 31R, 31S, 31T, 31U, 31V, 31W, 31X, 31Y, 31Z, 32A, 32B, 32C, 32D, 32E, 32F, 32G, 32H, 32I, 32J, 32K, 32L, 32M, 32N, 32O, 32P, 32Q, 32R, 32S, 32T, 32U, 32V, 32W, 32X, 32Y, 32Z, 33A, 33B, 33C, 33D, 33E, 33F, 33G, 33H, 33I, 33J, 33K, 33L, 33M, 33N, 33O, 33P, 33Q, 33R, 33S, 33T, 33U, 33V, 33W, 33X, 33Y, 33Z, 34A, 34B, 34C, 34D, 34E, 34F, 34G, 34H, 34I, 34J, 34K, 34L, 34M, 34N, 34O, 34P, 34Q, 34R, 34S, 34T, 34U, 34V, 34W, 34X, 34Y, 34Z, 35A, 35B, 35C, 35D, 35E, 35F, 35G, 35H, 35I, 35J, 35K, 35L, 35M, 35N, 35O, 35P, 35Q, 35R, 35S, 35T, 35U, 35V, 35W, 35X, 35Y, 35Z, 36A, 36B, 36C, 36D, 36E, 36F, 36G, 36H, 36I, 36J, 36K, 36L, 36M, 36N, 36O, 36P, 36Q, 36R, 36S, 36T, 36U, 36V, 36W, 36X, 36Y, 36Z, 37A, 37B, 37C, 37D, 37E, 37F, 37G, 37H, 37I, 37J, 37K, 37L, 37M, 37N, 37O, 37P, 37Q, 37R, 37S, 37T, 37U, 37V, 37W, 37X, 37Y, 37Z, 38A, 38B, 38C, 38D, 38E, 38F, 38G, 38H, 38I, 38J, 38K, 38L, 38M, 38N, 38O, 38P, 38Q, 38R, 38S, 38T, 38U, 38V, 38W, 38X, 38Y, 38Z, 39A, 39B, 39C, 39D, 39E, 39F, 39G, 39H, 39I, 39J, 39K, 39L, 39M, 39N, 39O, 39P, 39Q, 39R, 39S, 39T, 39U, 39V, 39W, 39X, 39Y, 39Z, 40A, 40B, 40C, 40D, 40E, 40F, 40G, 40H, 40I, 40J, 40K, 40L, 40M, 40N, 40O, 40P, 40Q, 40R, 40S, 40T, 40U, 40V, 40W, 40X, 40Y, 40Z, 41A, 41B, 41C, 41D, 41E, 41F, 41G, 41H, 41I, 41J, 41K, 41L, 41M, 41N, 41O, 41P, 41Q, 41R, 41S, 41T, 41U, 41V, 41W, 41X, 41Y, 41Z, 42A, 42B, 42C, 42D, 42E, 42F, 42G, 42H, 42I, 42J, 42K, 42L, 42M, 42N, 42O, 42P, 42Q, 42R, 42S, 42T, 42U, 42V, 42W, 42X, 42Y, 42Z, 43A, 43B, 43C, 43D, 43E, 43F, 43G, 43H, 43I, 43J, 43K, 43L, 43M, 43N, 43O, 43P, 43Q, 43R, 43S, 43T, 43U, 43V, 43W, 43X, 43Y, 43Z, 44A, 44B, 44C, 44D, 44E, 44F, 44G, 44H, 44I, 44J, 44K, 44L, 44M, 44N, 44O, 44P, 44Q, 44R, 44S, 44T, 44U, 44V, 44W, 44X, 44Y, 44Z, 45A, 45B, 45C, 45D, 4			

		Branch Office: ICIIC Bank Ltd. Ground Floor, Aklanti Centre, MIDC, Near Telephone Exchange, Opp Akkruti Star, Andheri East, Mumbai- 400093.					
PUBLIC NOTICE-TENDER CUM AUCTION FOR SALE OF SECURED ASSET		See provision to rule 101 Notice for sale of immovable assets					
E-Auction Sale Notice for the sale of immovable assets (under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 8 (b) of the Security Interest Act) This notice is hereby given for the sale 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 is held by the Secured Creditor, is being sold under the said Act. The said immovable assets are as follows and "Whichever there is or is not the best price/bidder gets the same"							
Sl. No.	Borrower(s)/ Guarantor(s) Loan Account No.	Secured asset(s) with known Encumbrances, if any	Amount Outstanding	Reserve Price Earnest Money	Date and Time of Property Inspection	Date & Time of E-Auction	
(A)	(B)	(C)	(D)	(E)	(F)	(G)	(H)
1.	Mr. Bharat Bhiku Pawar (Borrower) Mr. Bhagyasree Bhiku Pawar (Borrower) (Co Borrowers) Loan Account No. LBMA0001866341	Flat No. 01, Ground Floor, B-Wing Ganesh Ghat-Co-Operative Housing Society Ltd., Tembi Naka, (Dandewadi Civil Hospital Society Ltd. Ltd, Tembi Naka, Tika No. 1, CTS No. 105, Area 1554.54, Mouza Panchphadhi, Taluka and District Thane-426561, Admeasuring an Area of 220 Sq Feet	Rs. 1,58,20,00/-	Rs. 51,50,00/-	Rs. 22,63,782.23/-	From 17.02.26 To 11.00 AM Onward	September 03, 2026 From 11:00 AM Onward
		Flat No. 403, on 4th Floor, Vandana-III, Type-3, B-Wing, A Vandana-III, 107/71, T-8, Situated at Village 4012204, Admeasuring an Area of 40.12 Sq Feet	Rs. 22,63,782.23/-	Rs. 22,63,782.23/-	From 17.02.26 To 02:00 PM Onward	September 03, 2026 From 11:00 AM Onward	
	Mr. Talabai Balasahay Upadhyay (Borrower) Mr. Prashant or Mr. Prashant Upadhyay (Borrower) Mr. Amiti Balasahay Upadhyay (Borrower) Loan Account No. MMR00000209188	Exclusive Measuring An Area of 38.97 Sq Mtr. (Co-Borrowers) Exclusive Trade Area, Balokary Area, Caudhokary Road, Panchphadhi, Taluka and District Thane-426561, Admeasuring an Area of 38.97 Sq Mtr. 10.74, 8.75 Sq Feet	Rs. 22,63,782.23/-	Rs. 22,63,782.23/-	From 17.02.26 To 02:00 PM Onward	September 03, 2026 From 11:00 AM Onward	
	Mr. Yashwant Yashwant Patil (Borrower) Mr. Nimmo Yashwant Patil (Co-Borrowers) Loan Account No. LBTE00000517462	Flat No. 810, 8th Floor, Tower No. 1, 42/12, Situated at Phase-3, Dombivli, Kalyan, District Thane-4012204, Admeasuring an area of 40.12 Sq Feet and 0.00 Sq Feet, Deck area and 0.00 Sq Feet, Utility area	Rs. 14,52,27,90/-	Rs. 36,00,00/-	From 17.02.26 To 05:00 PM Onward	September 03, 2026 From 11:00 AM Onward	
	Mr. Umrao Patil (Borrower)		Rs. 14,52,27,90/-	Rs. 36,00,00/-	From 17.02.26 To 05:00 PM Onward	September 03, 2026 From 11:00 AM Onward	

The online auction will be conducted on the website

 **बैंक ऑफ महाराष्ट्र**
Bank of Maharashtra
A GOVT. OF INDIA INSTITUTION
एक सर्वोदयकारी बैंक

Stressed Asset Management Branch, Mumbai- 4th Floor, Janamangal, 45/47, Mumbai
Samsad Marg, Fort, Mumbai - 400001. Tel: 022-28630883
E-mail : brmg1447@bankofmaharashtra.bank.in, m1447@bankofmaharashtra.bank.in
Head Office: Lokmanya 1501, Shivajinagar, Pune-5



SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES							
E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 6 (i) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to the Borrowers and Guarantors that the below described immovable properties mortgaged to the Bank of Maharashtra, the Physical/Syncrastic Possession of which have been taken by the Authorized Officer of the Bank of Maharashtra, will be sold on "As is where is", "As is what is" and "Whatever there is" basis in accordance on 18.08.2026 between 11.00 a.m. to 3.00 p.m. for recovery of the amount due to the Bank of Maharashtra from the Borrowers and Guarantors, as mentioned in the Table. Details of Borrowers and Guarantors, amount due, Short description of the immovable property and encumbrances known therein, possession type, reserve price and earnest money deposit & increment are also given as:							
Name of Borrower/ Co-Borrower	Name of Director/ Partners/ Guarantor	Amount Due in actual	Short description of the Immovable Property with known encumbrances	Reserve Price/ Earnest Money (EMD) bid increment Amount			
Borrower: M/s. Devash Industries, (A partnership firm) M/s. Vinendra Ganatra M/s. Bharti Ganatra	Legal Heirs of Late Mr. Vinendra H. Ganatra Namely: 1. Mrs. Vasudha Harwal Ganatra 2. Mrs. Vijaya Ajay Narasip Murli (Wife of Late) 3. Master Devanash Vinendra Ganatra (Through his guardian Mrs. Vinaya Ajay Narasip Murli) M/s. Bharti Ganatra	Rs. 9,75,33,994/- plus unpaid interest w.e.f. 31.07.2014 and 2% of the principal and interest thereon.	Sh. No. 15 "Grand Tower", LAKSHMI TOWER, Mumbai Central Red Cross Road, Bhatting C.S. No. 1875 (Encumbrances Not known) Central, Mumbai- 400 011. Built up Area 762 Sq. Ft. (Encumbrances Not known) (Under Physical Possession)	Reserve Price: Rs. 171.45 Lakh EMD Bid Increment: Rs. 17.15 Lakh			
M/s. Kram Khim	Name of Partners & Guarantors 1. Mrs. Ravindra Hastmal Jain 2. Mr. Rishi Praneesh Yadav	Rs. 8,25,95,979.80/- plus interest and expenses w.e.f. 31.08.2022, i.e. recovery if any	Industrial land and Building No. 1532B, Plot No. 7, S.S. 175, Village Damang, Tal. Sh-Shekar, Dist. Thane Pin- 421601. (admn-1000 Sq.mt) (Encumbrances Not known) (Under Physical Possession)	Reserve Price: Rs. 165.36 Lakh EMD Bid Increment: Rs. 1.00 Lakh			
M/s. RHU Tushs Pvt. Ltd.	1. Mr. Nagesh Ramesh Dhakad 2. Mr. Parash Ramdhani 3. Mrs. Krishna Anandesh (Corporate Guarantor)	14,99,90,882.58/- plus interest and expenses w.e.f. 28.09.2024, i.e. recovery if any	Entre. 37 of the Building named "Kaina MCGM Market" situated at Scheme 4779 at west situated at S.N. 448, CTS No. 5676, Kalina Kurla Road, Village Kala Kalyan, Santacruz (East), Mumbai - 400029 along with 6 demarcated allotted parking spaces in the name of Mrs. Krishna Anandesh (Encumbrances Not known) (Under Physical Possession)	Reserve Price: Rs. 816.23 Lakh EMD Bid Increment: Rs. 81.63 Lakh Amount: Rs. 1.00 Lakh			
M/s. Phoenix Lifestyle (A partnership firm of M/s. Bharti Mukund Tated & Mrs. Manisha Bhakut Tated)	1. M/s. Bharti Mukund Tated 2. Mrs. Manisha Bhakut Tated 3. M/s. Bharti Mukund Tated 4. Mrs. Sharda Mukund Tated	11,43,43,725.20/- plus unpaid interest and expenses w.e.f. 05.04.2024 and/or interest thereon	Surgival Tower No. 1875/5, CTS No. 5326, Goregaon - 1, Yashwant Nagar CHS Ltd., (Encumbrances Not known) (West/Mumbai -400062) (Encumbrances Not known) (Under Symbolic Possession)	Reserve Price: Rs. 743.0 Lakh EMD Bid Increment: Rs. 74.30 Lakh Amount: Rs. 1.00 Lakh			
Sr.	Particulars	Date & Time					
1.	Date and Time of E-Auction	18.08.2026 between 11.00 a.m. and 3.00 p.m.					
2.	Last Date of Submission of Bid with EMD	Before commencement of E-Auction (as per prebankruptcy rules)					
3.	Inspection Date & Time	18.08.2026 between 11.00 am to 05.00 pm (On Prior application)					
4.	Contact person - Mrs. Rupesh Singh-9910306660, Mr. Tushar Bhakut-899952411, Mr. Rohit Dattatre-80876798, Mohit Kumar-7884840						
Bank has Physical Possession with No known encumbrance. However, due to changes/encumbrances, if any, due on the respective property, shall be borne by the Bidder. E-auction shall be conducted through the MSTC & E-Bidder. Bidders must log in to the website - https://bankofmah.com . In this regard, the Bidders may please register on public auctionee website well in advance to avoid last minute anxiety. In particular, for detailed terms and conditions of the sale, please refer to the link: https://bankofmah.com/properties_for_sale.aspx provided in the Bank's website.							
Date: 26/07/2026							

[illegible]

DATE OF E-AUCTION: 13-08-2026, FROM 11.00 A.M. TO 1.00 P.M. WITH UNLIMITED EXTENSION OF 5 MINUTES EACH.
LAST DATE OF SUBMISSION OF BID: 12-08-2026, BEFORE 4.00 P.M.

For detailed terms and conditions of the Sale, please refer to the link provided in www.bids@prafinfrance.com or Auctioneer or email us on prafinfrance@prafinfrance.com

STATUTORY 15 DAYS SALE NOTICE UNDER SAFEREA ACT TO THE BORROWER/GUANTOR/AUTHORISED AGENT

The above-mentioned Borrower/Guarantor are hereby notified to pay the sum as mentioned in section 13(2) notice in full with accrued interest till date before the date of auction, failing which property will be auctioned and balance dues if any will be recovered with interest and cost from the Guarantor.

The Borrower is drawn towards sub-section 8 of section 13 of the Act, in respect of the time available, to redeem the secured asset.

Borrowers in particular and public in general may please take note, that in cases the auction scheduled herein holds for any reason whatsoever then the second creditor may enforce its security by the way of private treaty.

Date: July 29, 2025.
 Place: Mumbai

Sd/- (Authorised Officer)
 Prati Finance Private Limited



Encore Asset Reconstruction Company Private Limited

Corporate Office : 5th Floor, Plot No. 137, Sector 44, Gurugram 122002, Haryana, India, Phone : +91 124 4527220, Fax : +91 124 4527231, Email : contact@encorearc.com, **Registered Office:** Cadde Commercial Tower, Regus Business Centre, 5th Floor, Arcadia (Aerialy), New Delhi, India - 110037. CIN No: U7140012013PTC259641

Demand Notice Under Section 13(2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, read with Rule 3 of the Securitization (Enforcement) Rules, 2002

Whereas the following has been the Authorized Officer of Encore Asset Reconstruction Company Private Limited, [“Encore Arc”] under the Securitization and Reconstruction of Financial Asset and Enforcement of Security Interest Act, 2002 and in exercise of power conferred under section 13(2) read with Rule 3 of the security interest (Enforcement) Rules, 2002, issued demand notices under Section 13(2) of the said Act to the following address(es) of the following Borrower(s) / Mortgagee(s) / Co-Borrower(s) / Guarantor(s), however the same have been returned un-served/undelivered/undrawn;

Notice is hereby given once again, to the following Borrower(s) / Co-Borrower(s) / Mortgagee(s) / Guarantor(s) to pay to Encore Arc, within 60 days from the date of publication of this notice, the amount indicated herein below, together with further interest, i.e. the date of repayment, failing which the Borrower(s) are/are supposed to take necessary steps towards possession of Secured Assets/Mortgaged properties and/or payment of Rs. 34,76,357/- till 02/02/2022 and thereafter as per demand.

Sr. No.	Loan Account No./Name of the Borrower(s)/Co-Borrower(s)/Guarantor(s) & Address	Address of the Secured (Mortgage) Immovable Asset/ Property to be enforced	Demand Notice Date and Total Outstanding dues as on
No.	Loan No. - L5N1UW1916-1900299		
	EN19161926-2100406		
	1. M/s Laxmi Food Processing Pvt. (Borrower)	At 34 piece and parcel of land bearing Residential Flat No. 3, 3 & 4 on first of Alameda measuring 100 sq. ft. at Fatama Lodge Building, Perry Cross Road, Bandra West, Mumbai-400050 and the said building consisting being at C.T.S. No. 345, 346 & 347, Village-Bandra, Taluka Andheri, Dist-Mumbai, Owned By Mr. Fahim M. Subani	Notice dated: 07/07/2025 Rs. 6,47,35,577/- (Rupees Six Crore Forty Seven Lakhs Five Hundred Seventy Five Thousand Five Hundred Seventy Five Paise Only) as on 16/06/2022
	2. M/s Mohandhas Haji Mohammed Kadri (Co-Borrower)		
	Flat No. 1, 1st Floor, 71/A Fatima Lodge, Perry Road, Bandra (West) Mumbai, 400050		
	Also At: Flat No. 06, 71/A Fatima Lodge, Perry Cross Road Bandra (West) Mumbai-400050		
	3. Bilviks Unwan Kadri (Co-Borrower)		
	Flat No. 1, 1st Floor, 71/A Fatima Lodge, Perry Road, Bandra (West) Mumbai, 400050		
	Also At: Flat No. 06, 71/A Fatima Lodge, Perry Cross Road Bandra (West) Mumbai-400050		
	4. Fahed Mohandhas Hasan Kadri (Co-Borrower)		
	Flat No. 1, 1st Floor, 71/A Fatima Lodge, Perry Road, Bandra (West) Mumbai, 400050		
	Also At: Flat No. 06, 71/A Fatima Lodge, Perry Cross Road Bandra (West) Mumbai-400050		
	5. Fahad Mohamud Kadri (Co-Borrower)		
	Flat No. 1, 1st Floor, 71/A Fatima Lodge, Perry Road, Bandra (West) Mumbai, 400050		
	Also At: Flat No. 06, 71/A Fatima Lodge, Perry Cross Road Bandra (West) Mumbai-400050		

The said Borrower(s) / Co-Borrower(s) / Mortgagee(s) / Guarantor(s) are hereby prohibited to alienate, create third party interest on the above-mentioned properties without prior written consent of Encore Arc.

Sd/- Authorized Officer
Encore Asset Reconstruction Company Private Limited

Date: 07/07/2026

IDBI BANK Regd. Office: IDBI Bank, IDBI Tower, WTC Complex, Cuffe Parade, Mumbai-400005
Branch Office: IDBI Bank Ltd., Rustumjee's Ozone, Shop No. 7, Laxmi Singh complex, Near Goregaon Flyover, MTNL Office, Goregaon West, Mumbai, Maharashtra - 400062.
M. No. 9430022560/ 8953861493/ 7800552000. Email: rahul.kulkarni@idbi.co.in & gupta.sanjeev@idbi.co.in
www.idbi.bank

PUBLIC NOTICE FOR SALE THROUGH E-AUCTION						
See Provision to Rule 8(b) or 9(1)						
Sale of Immovable property mortgaged as security						
E-auction Sale Notice for Sale of Immovable Assets for the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 8(b)/9(1) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to Borrowers and Guarantors that the below described immovable property mortgaged/charged to the Secured Creditor, is being sold through e-auction. The details of the e-auction are as follows: The e-auction will be held on "As is where is" basis. "As is what is basis", "Whichever the better basis" & "No Reserve basis" on 20.08.2023, Inspection date: 12.08.2023 from 12:00 PM to 04:00 PM With Prior Auction; Last date of Submission of Bid: 19.08.2023 (Till 8:00 PM); Date of E-Auction: 20.08.2023 (From 11:30 AM to 04:00 PM). The details of the property are given below:						
Brief description of properties and other details are mentioned hereunder:						
Sl. No.	Customer Name	Brief Description of Property	Possession Type	Reserve Price	EMD	Outstanding Balance
1	Sumit Pradip Mitha & Pragathi Sumit Mitha	Oorchil Hill Front, Property No. 1/1, Plot No. 11A, Cluster No. 1, Vihar East, Palghar, Maharashtra - 407035, Area: 64.12 Sq. Mtr.	Physical	Rs.33.00 Lakh	Rs.3.30 Lakh	Rs.74.88 Lakh as on 01/07/2020
2	Sandesh S Sawant & Anshu Sawant	C-304, 3rd Floor, Sumit Greensdale Avenue B-2 CHSL, Chhatrapati Dongar Road, Vihar West, Palghar, Maharashtra - 407033, Carpet Area as per Index is - 363 Sq. Mtr.	Physical	Rs.25.00 Lakh	Rs.4.50 Lakh	Rs.46.05 Lakh as on 01/07/2020
3	Vikram Hiral Vasani & Nayana Hiral Vasani	Plot No. 09, 1st Floor, Shree Navratri Apt., Queta Colaba, Lakadogda, Mangalore - 575009, Area: 1238 Sq. Mtr., Super Builtup	Physical	Rs.65.00 Lakh	Rs.6.50 Lakh	Rs.74.00 Lakh as on 01/07/2020

Guar of the Loans and conditions applicable for Bid Document:

- The title of Secured Assets shall be "as is where is basis", "as is what is basis", "whichever the better basis" and "no reserve basis" and for and/or benefit of the Secured Creditor. E-ORBI Link: [www.eorbi.in](#)
- The above said properties shall not be sold on "as is where is" basis, but "whichever the better basis" & "No Reserve basis" on 20.08.2023.
- The details of the properties are given below. The details of the three properties are as follows: The date of opening of the bids, the TAO may permit the interested bidders to bring up to the TAO the sale and view the same on an e-auction platform available: [www.banknet.com](#) from 12:00 PM to 20.08.2023 at 11:30 AM to 04:00 PM. The details of the properties are given below. The details of the three properties are as follows: The date of opening of the bids, the TAO may permit the interested bidders to bring up to the TAO the sale and view the same on an e-auction platform available: [www.banknet.com](#) from 12:00 PM to 20.08.2023 at 11:30 AM to 04:00 PM. The details of the properties are given below. 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[illegible]

Survey No. 7644 of Malabar and Cumbulla Hill Division, situate, lying and being on the north side of the Forjet Street and bounded as follows:

On North by : By land bearing Cadastral Survey No. 15A/644 of Malabar and Cumbulla Hill Division;

On South by : By Vasantrao Naik Road;

On West by : By land bearing Cadastral Survey No. 6/644 & 15 644 of Malabar and Cumbulla Hill Division; and

On East by : By the KVN Cross lane.

Dated this 29th day of July, 2026

For Wadia Ghandy & Co.
(Nitesh Ranawat)
Partner

PUBLIC NOTICE			
Notice is hereby given to the public at large that our clients are negotiating to purchase from (i) Madhu Gopal Gowarji , (ii) Nikhil Gopal Gowarji , (iii) Neeraj Gopal Gowarji and (iv) Kirish Gopal Gowarji (hereinafter collectively referred to as " owners ") the following tenements in respect of the immovable property more particularly described in the First Schedule hereunder written (" the said Property ").			
The said Owners have represented to our clients that the said Sadanand Bhandarkar constituted on the said Property, comprises of (30) tenements out of which 5 (five) tenements are occupied by the monthly tenants and 1 (one) tenement occupied by the illegal occupant. The list of Tenants along with the area of the structure occupied by each tenant is more particularly described in the Second Schedule hereunder and the said Owners have represented to our clients that the said Tenants, namely, Tenement No. 1, Mrs. Belinda D'Souza has passed away leaving behind no heirs by which she was governed as per Indian Succession Act, 1925. Upon the demise of Mrs. Belinda D'Souza, the said Owners have sought Mr. Rajendra Magakhekar have taken the position of the First Tenant.			
Subject to the rights of the tenants of Sadanand Bhandarkar, any person(s) having any claims, objection, right, title, benefit, interest and/or demand of any nature whatsoever in respect of the said Property or any part thereof or the Title Deed by way of sale, lease, mortgage, usufruct, possession, family arrangement, partition, charge, lien, succession, covenant, release, relinquishment, inheritance, bequest, settlement, gift, maintenance, easement, trust, tenancy, sub-tenancy, lease and/or any other claim, demand, right, title, benefit, interest, claim, objection, demand, decree or order of any court of law, contractual agreements, development rights, project management agreement, development management agreement, memorandum of deposit of title documents, mortgage charge, security or otherwise in relation to the said Property, to make the said Owners know as well as the documentary proof of title, to the underpinning at Swagatam Building, 4th Floor, S.V. Road, Khar (West), Mumbai - 400052, within 14 (fourteen) days from the date hereof, failing which any such claim, right, title, benefit, interest, claim, objection and/or demand will be disregarded and shall be deemed to have been waived and/or abandoned.			
THE FIRST SCHEDULE HEREBYBEFORE REFERRED TO:			
All that 50% undivided share, right, title and interest in two plots of (i) Land adjoining the said Property to make the said Owners know as well as the said Owners together with one building consisting of ground and two upper floors known as Sadanand Building (the "said Building") and (ii) land measuring 100 sq. meters situated at the rear of the said Building, known as Plot No. 10, Subplot No. 10, No. 27/5 of Village Bandra, Taluka Andheri in the Registration District of Mumbai Suburban situated at Sonatti Lane, 128, Hill Road Bandra (West), Mumbai-400050			
THE SECOND SCHEDULE HEREBYBEFORE REFERRED TO: (List of Tenants of Sadanand Building)			
Sr. No.	Name of the Tenant	Tenement No.	Carpet Area of Tenement (sq. ft.)
1	Belindra D'Souza	1	544
2	J. D. Jhumari Jyoti	2	600
3	Adilet Sequaira	3	544
4	Pranish D'Souza	4	600
5	Francis H. D'Souza	5	644

Dated the 29th day of July, 2026

Dr Divya Shashank
Partner

**IN THE HIGH COURT OF JUDICATURE AT BOMBAY
ORDINARY ORIGINAL CIVIL JURISDICTION
SUIT NO. 19 OF 2025**

(Under Order V Rule 20 of the Code of Civil Procedure, 1908)

**Plaintiff lodged on: 23/06/2025. Final admitted on: 29/07/2025. SUMMONS under
O V Rule 20 of the Code of Civil Procedure, 1908**

Manomaa Kamal Pandey and Ons _____ Plaintiffs
Versus
Paupha Hashmullah Raval and Ons _____ Defendants

To,
1. Paupha Hashmullah Raval,
2. Narramta Hashmullah Raval,
3. Bharat Kishankumar Raval,
4. Navin Kantilal Raval,
5. Manek Kantilal Raval,
6. Bhupen Kantilal Raval,
7. Kushtik Kantilal Raval,
8. Anandh Kantilal Raval,
9. Dhanamdeep Premises Co-op. Society Ltd.
The Defendant above-named.

TAKE NOTICE THAT my client's above-named Plaintiffs have instituted suit in this Honorable Court against the Defendants above-named for administration and partition of the suit property (i.e. a Burgulok known as "Dharam Jyoti burgulok no 2" having ground plus terrace measuring about 3600 sq. ft. standing on and bearing CTS No. 756A and 756B of 21/2, Hissa no. 10/94) measuring about 2000 sq. mtrs. in the area of 1000 sq. mtrs. per agreement for sale dated 11/7/1974 and measuring about 2577 SQ. Mtrs. as per the revenue records on the east side of Kantawadi (formerly known as Mala Road), situated within the revenue village of Basant (C division) and within the municipal wards of 11 and 12 of the City of Mumbai. The said suit property is jointly owned by the Defendants together with all incidental and connected rights, benefits and accessories and common appurtenances.

Above-named Defendant Nos. 4 to 8 are hereby required to file in this Court an appearance, person or a Valuation Statement and a written statement of defence to the copy of the written statement on the Plaintiff's within 30 days from the service of this summons upon you and in case if you failed to file the written statement within the said period of 30 days you shall be allowed to file the written statement on such other day as may be ordered by the Hon'ble Court for the reasons to be recorded in writing, but which shall not be later than 90 days from the date of service of summons, as per Order VIII, 1908 of the Code of Civil Procedure, 1908.

The Defendants are hereby placed as directed on the board of the Prothonotary & Senior Master on such day as may be directed by me, for direction as to the date of the trial and other matters concerning the said Suit. Take notice further that you'll file the your appearance in person or Valuation Statement and Written statement as directed above, or if you do not appear before the Prothonotary & Senior Master the suit may be ordered to be set down on Board on any day as undisturbed and you will be liable to have a decree of order passed against you.

For the Plaintiffs in forms of Order dated 21/07/2025 passed in CHQ477/2025 In Suit No. 19/2025

ADVOCATES: You are hereby informed that the local services from the High Court of the State Legal Services Authorities, Mumbai, District Legal Services Authorities, District Legal Services Authorities, District Legal Services Authorities are available to you and in case you wish eligible and desire to avail the free legal services, you may contact any of the above Legal Services Authorities/Commissioners.

Note: Date of the trial of the suit is 29/07/2025. The date of the trial and next date of trial of the suit on the official website of the High Court: <https://www.hcgmumbai.org>

Date : 29/07/2026

MR. ALOKUKE R. PAI
Advocate for the Plaintiffs
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