

JANA SMALL FINANCE BANK

(A Scheduled Commercial Bank)

Registered Office: The Fairway, Ground & First Floor, Survey No.10/1, 11/2 & 12/2B, Off Domlur, Koramangla Inner Ring Road, Next to EGL Business Park, Challa ghatta, Bangalore-560071.

NOTICE OF SALE THROUGH PRIVATE TREATY

SALE OF IMMOVABLE ASSETS CHARGED TO THE BANK UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT 2002. (SARFAESI ACT)

The undersigned as Authorized Officer of Jana Small Finance Bank Limited has taken over Physical Possession of the schedule property under the SARFAESI Act. The Authorized Officer of Jana Small Finance Bank Limited, had already conducted multiple public auctions for selling the property, but they turned out to be unsuccessful as no bids were received. Hence please be informed that if the total outstanding dues in the aforesaid loan account are not paid within **Fifteen (15) Days** from the date of this publication of this notice, then the Authorized officer will proceed for sale via private treaty of the property as stated below. Public at large is informed that the secured property as mentioned in the Schedule are available for sale through Private Treaty, as per the terms agreeable to the Bank for realization of Bank's dues.

Standard terms & conditions for sale of property through Private Treaty are as under:
1. Sale through Private Treaty will be on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS".
2. The purchaser will be required to deposit 100% of the sale consideration on the expiry of publication of this notice.
3. In case of non-acceptance of offer of purchase by the Bank, the amount if any paid along with the application will be refunded without any interest with in the stipulated time.
4. The purchaser should conduct due diligence on all aspects related to the property (under sale through private treaty) to his satisfaction. The purchaser shall not be entitled to make any claim against the Authorized Officer / Secured Creditor in this regard at a later date.
5. The Bank reserves the right to reject any offer of purchase without assigning any reason.
6. The purchaser has to bear all stamp duty, registration fee, and other expenses, taxes, duties, society dues in respect of purchase of the property.
7. Sale shall be in accordance with the provisions of SARFAESI Act / Rules.

Sr. No.	Loan Account Number	Name of Borrower/ Co-Borrowers	Amount as per 13(2) Demand Notice under SARFAESI Act.	Reserve price for private treaty
1	33369610000460	1) Amit Shivkumar Sharma 2) Ankita Amit Sharma	Rs.30,82,973/- (Thirty Lakh Eighty Two Thousand Nine Hundred and Seventy Three Rupees Only) as of 03/04/2025	Rs.4,68,000/- (Rupees Four Lakh Sixty Eight Thousand Only)
Details of Secured Assets: All that Piece and parcel of Freehold Immovable property being Plot no.E/9 (As per Approved Plan Plot No.7) Having super plot area admeasuring 600 Sq. Yds. L.E. 501.67 Sq. Mtrs. Togetherwith construction erected to erected stading thereon in the scheme known as " GREENLAND in the eco village" Situated and lying of non- agricultural land bearing survey no.482 paik of moje-ZAMP-TALUKA-SANAND in the District-Ahmedabad and Registration sub-District-Sanand with in the state of Gujarat, the said property is Bounded as under: East by: Sub Plot No.E/10 West by: Sub Plot No.E/8 North by: Road South: Sub Plot No.E/12,				
2	31969610000260	1) Bharvad Virambhai Mumanbhai 2) Bharvad Hetalben Virambhai	Rs. 20,09,302/- (Twenty Lakh Nine Thousand Three Hundred Two Rupees Only) as of 07/07/2025	Rs.6,00,000/- (Rupees Six Lakh Only)
Details of Secured Assets: All piece and parcels of immovable property House bearing City Survey No.629, admeasuring 41.58 Sq. Mtrs., which is situated Sheet No.54, Chalta No.282, of Harij Sim, Ta- Harij & Dist- Patan. Boundaries By: East: Jayantibhai Bhuralal House, Survey No 281, West: Dipikaben Nirajankumar House Survey No. 283, North: Road of Sarjani Gandhi Chal, South: Road of Naveli side				
3	33369610000408	1) Jethani Nirmal Narayanadas 2) Jethani Roshni	Rs.31,00,164/- (Thirty One Lakh One Hundred Sixty Four Rupees Only) as of 05/11/2024	Rs.4,68,000/- (Rupees Four Lakh Sixty Eight Thousand Only)
Details of Secured Assets: All That Piece and Parcel of Freehold Immovable Property Being Plot No. E/7 As Per Master Layout Plan and Plot No. 5 As Per Approved Plan, Having Super Plot Area Admeasuring 600. Sq.Yds. i.e. 501.67 Sq.Mts. Together with Construction Erected Standing Thereon in the Scheme Known as "GREENLAND THE ECO VILLAGE" Situated and Lying on Non-Agricultural Land Bearing Survey No. 482 Paiki of Moje Village: Zamp, Ta. Sanand in the District. Ahmedabad and Registration Sub District. Sanand Within the State of Gujarat, The Said Property is Bounded as Under: East By: Sub Plot No. E/20, North By: Sub Plot No. E/6, South By: Sub Plot No. E/8.				
4	31519420001300 31519430000342	1) Rameshwar Marotrao Nagpuri 2) Ratna Rameshwar Nagpuri	Rs.14,94,888/- (Fourteen Lakh Ninety Four Thousand Eight Hundred and Eighty Eight Rupees Only) as of 17/07/2025	Rs. 4,00,000/- (Rupees Four Lakh Only)
Details of Secured Assets: All the piece and parcel of Immovable Property being Bharuch, Sub - Dist. Ankleshwar, Moje - Gadkhol, R.S. No.-98 " Crystal Avenue" 3rd Floor Flat No-A-305 Super Built Up Area No-94.30 Sq.Mtr. Undivided Share Of Land 28.29 Sq.Mtr. Boundaries are as under: East: Flat No-A-306, West: Flat No-A-304, North: Building Open Land, South: Passage.				
5	31529420002880	1) Rathod Atulbhai Vrijal 2) Rathod Nehaben Atulbhai	Rs.12,20,952/- (Twelve Lakh Twenty Thousand Nine Hundred and Fifty Two Rupees Only) as of 13/07/2025	Rs.4,10,000/- (Rupees Four Lakh Ten Thousand Only)
Details of Secured Assets: Immovable Property of Flat No. 404 carpet area admeasuring 49.47 Sq. 49.47 Sq.Mts situated on the fourth floor of an apartment named "Shri Shyam Co. opp. Hou. Soci. Ltd., Junagadh" constructed on the land of Plot No.6 land admeasuring 299.20 Sq. Mts of R.S.No. 123/2 land admeasuring Ac. 2-26 Guthas of Junagadh, are known as Zanzarda Road, situated within the limits of Junagadh Municipal Corporation. Boundaries By: East: Adj. Flat No.403, West: Adj. Property of Plot, North: Adj. Stair Passage and Common Passage and Main Door of the Flat, South: Adj. Road.				
6	33369420000640	1) Sonu Omkarsinh Rohila 2) Khusali Sonu Rohila	Rs.42,59,125/- (Forty Two Lakh Fifty Nine Thousand One Hundred and Twenty Five Rupees Only) as of 13/10/2025	Rs.18,00,000/- (Rupees Eighteen Lakh Only)
Details of Secured Assets: All that piece and parcel of Immovable Property being FLAT No. B/SF/12, on Second Floor, having area admeasuring 102 Sq.Mtrs. at & in AAKANSHA CO-OPERATIVE HOUSING SOCIETY LTD. a scheme known as AAKANSHA APARTMENT situated at land bearing Survey No.280/1 being Final Plot No.22 of Town Planning Scheme No.52 of Moje GHODASAR Taluka- MANINAGAR in the District of Ahmedabad and Registration Sub District- Ahmedabad-05 (NAROL) Within the State of Gujarat. Bondaries By: East: Marginal Space, West: Flat No. B-SF/09, North: Marginal Space, South: Passage & Stair.				
7	33369610000141 33369610000141	1) Yogesh Lalchandji Bhandari 2) Kavita Yogesh Bhandari	Rs.33,85,726.70/- (Thirty Three Lakh Eighty Five Thousands Seven Hundred Twenty Six Rupees And Seventy Paise) as of 06/02/2024	Rs.4,25,000/- (Rupees Four Lakh Twenty Five Thousand Only)
Details of Secured Assets: All the pieces & parcels of the immovable residential property bearing plot no. F-2 having plot area admeasuring around 545.15 sq.mtrs and undivided rights in the land admeasuring around 262.54 sq.mtrs, total 807.69 sq.mtrs of the scheme known as "Royal Beach City-The Goa" situated on the land of Unit No. B85+B86 (Sub-Plot No. 36+35), Revenue Survey No. 1525, 1524 (Old Survey No. 822p, 822p1) of Moje/Village/Simej, Taluka-Dholka and District-Ahmedabad.				
The aforesaid Borrower/s/ Co-borrower/s attention is invited to provisions of section 13(8) of SARFAESI Act for redemption of secured assets mentioned herein above by tendering the aforementioned outstanding dues together with all costs, charges and expenses incurred by the bank before the sale of secured assets. Correspondence Address: Mr. Ranjan Naik (6362951653) email: ranjan.naik@janabank.com Jana Small Finance Bank Limited, (formerly known as M/S. Janalakshmi Financial Services Pvt Ltd), having Office Ground Floor, 2nd Floor, Shangrila Arcade, Above Saraswat Bank, 100 Feet Anand Nagar Road, Shyamal, Ahmedabad, Gujarat 380015. Date: 02.07.2026, Place: Gujarat Sd/- Authorized Officer, Jana Small Finance Bank Limited				

VASTU

HOUSING FINANCE

Unit 203 & 204, 2nd Floor, "A" Wing, Navbharat Estate, Zakaria Bunder Road,Sewri (West), Mumbai 400015. Maharashtra. CIN No.: U65922MH2005PLC272501

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 / Co-Borrower/ Mortgagor (s) that the below described immovable properties mortgaged to the Secured Creditor, the Physical Possession of which has been taken by the Authorised Officer of Vastu Housing Finance Corporation Limited the same shall be referred herein after as Vastu Housing Finance Corporation Limited. The Secured Assets will be sold on "As is where is", "As is what is", and "Whatever there is" basis through E-Auction.

S N	Account No. and Name of borrower, co- borrower, Mortgagors	Date & Amount as per Demand Notice U/s 13(2) & Date of Physical Possession	Descriptions of the property/Properties	Reserve Price, Earnest Money Deposit (In Rs.)	E-Auction Date and Time, EMD Submission Last Date, Inspection Date
1	LP0000000142010 Surbhi Gaurav Samar (Borrower), Gaurav Govardhan Samar (Co-Borrower),	Demand Notice Date 11/Jun/25 & Amt Rs.1815918/- as on 08/Jun/25 + Interest Cost etc. & 31/Oct/25	Unit No. 506, 5th Floor, Aviraj Pinnacle, F.p. No. 39/1, R.s. No. - 588, T.p.s. No. - 80, O.p. No. - 39/1, S.p. No. -1, Mouje- Vatva, Taluka- Vatva, District, Ahmedabad, Ahmadabad City, Vatva, Ahmedabad, Gujarat, 382405. Area admeasuring 27.59 Sq.Mtrs. (Built-up) alongwith undivided share in land adms 12.41 Sq.Mtrs. Boundaries North -Office No. 505, South - Passage then Office No. 507, East- Passage then Office No. 502, west-Margin	Rs.1300000/- Rs.130000/-	20/07/2026 Timings 10:00 AM to 12:00 PM., 18/07/2026 up to 5:00 PM., 10/07/2026
2	LP0000000145102 Surbhi Gaurav Samar (Borrower), Gaurav Govardhan Samar (Co-Borrower),	Demand Notice Date 11/Jun/25 & Amt Rs.2205353/- as on 08/Jun/25 + Interest Cost etc. & 31/Oct/25	Unit No. 507, 5th Floor, Aviraj Pinnacle, F.p. No. 39/1, R.s. No. - 588, T.p.s. No. - 80, O.p. No. - 39/1, S.p. No. -1, Mouje- Vatva, Taluka- Vatva, District, Ahmedabad, Ahmadabad City, Vatva, Ahmedabad, Gujarat, 382405. Area admeasuring 32.93 Sq.Mtrs. (Built-up) alongwith undivided share in land adms 14.82 Sq.Mtrs. Boundaries North -Passage then office no 606, South -Margin, East-Unit No 501, west-Lift & Stairs	Rs.1500000/- Rs.150000/-	20/07/2026 Timings 10:00 AM to 12:00 PM., 18/07/2026 up to 5:00 PM., 10/07/2026

1. All Interested participants / bidders are requested to visit the website <https://sarfaesi.auctiontiger.net>. For details, help, procedure and online training on e-auction, prospective bidders may contact M/S e-Procurement Technologies Pvt. Ltd. (Auctiontiger); Address : Head Office: B-705, Wall Street II, Opp. Orient Club, Near Gujrat College, Ellis Bridge, Ahmedabad - 380 006 Gujrat (India). Contact Person : Mr. Ram Sharma Contact number: 8000023297/9265562818/9265562821/079-6813 6842/6869. email id: rampasad@auctiontiger.net, support@auctiontiger.net
2. For further details on terms and conditions please visit <https://sarfaesi.auctiontiger.net> to take part in e-auction.
3. For more details about the property kindly contact to Authorized officer: Tushar Barot/Bharat Sonarathi Contact no.9727755261/9825981922

THIS IS ALSO A STATUTORY 15 DAYS SALE NOTICE UNDER RULE 8(6) OF SECURITY INTEREST (ENFORCEMENT) RULES,2002

Date : 03.07.2026

Place : Ahmedabad

Authorised officer

Vastu Housing Finance Corporation Ltd

Bank of Baroda

Zone, 4th Floor, Bank of Baroda Towers, Nr. Law Garden, Ellisbridge, Ahmedabad-380006. Ph. 079-26473154 Email : armahm@bankofbaroda.bank.in

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

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

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 Bank of Baroda, the Secured Creditor, the Physical Possession of which has been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on 29th July, 2026 for recovery of dues as detailed below. The Particulars of the Borrower/s / Guarantor/s / Secured Asset/s / Dues / Reserve Price / e-Auction date & Time, EMD and Bid Increase Amount are provided hereunder-

Sr.No.	Name & address of Borrower/s/Guarantor/s	Total dues	Description of Properties	Reserve Price EMD & Bid Increase Amount
1	M/s Hanuman Industries registered office at 303-306, Sakar-III, Ellis Bridge, Ahmedabad & Factory at Survey No. 569, Near Ice Factory, Bagasara Road, Amreli-365601 Partners/ Guarantors: 1. Mr. Manojbhai V Sonpal Karmadeep Manekpura, Street No. 10, Amreli, Ta & Dist. Amreli-365601 2. Mr. Bharatbhai N Sonpal Krishna Villa, Manekpura, Street No. 11, Amreli, Ta & Dist. Amreli-365601	Rs. 89,80,41,578.03/- (Rupees Eighty-Nine Crore Eighty-Lakh Forty-One Thousand Five Hundred Seventy-Eight Rupees and Three Paise Only) as on 07.07.2026. (With reference to Demand Notice u/s 13(2) Dated: 14.10.2015) (Pending Litigation:- Nil)	Lot No. (1): All that immovable industrial property having R.S.No. 569 paiki, Old Devarjiya Road, Jesingpara, Amreli, Taluka & Dist. Amreli, (Adm. 4911.14 Sq. Mtrs being part of total land Adm. 8701 Sq. Mtrs) in the name of Mr. Manojbhai V Sonpal & Mr. Bharatbhai N Sonpal. Boundaries: East: Public Road, West: Land of Jerambhai Bhadkan, North: Land of Ravjibhai Haribhai South: Borrower's Other Land. Encumbrance known to the Bank: (*As mentioned below in note), (Property Id: BARB259920210051)	Reserve Price: Rs. 1,16,00,000/- EMD: Rs. 11,60,000/- Bid Inc.: Rs. 1,00,000/-

E-Auction Date : 29.07.2026 and E-Auction Time: 02:00 PM to 06:00 PM, (unlimited extension of 10 minutes) *Inspection Date : 16.07.2026 and Inspection Time : 11:00 AM to 02:00 PM

*Note: The Mortgage of the aforesaid property in Lot No. 1 was recorded by The Sub Registrar Amreli, in favour of Bank of Baroda at Sr. No. 2611 on 17.07.2012. Subsequently, the same property was again mortgaged, and the charge was recorded by the Sub Registrar Amreli, in favour of State Bank of India at Sr. No. 2925 on 21.08.2012, which amounts to a subsequent encumbrance and is null and void in the eyes of law. For detailed terms and conditions of sale, please refer visit to the link provided in <https://www.bankofbaroda.bank.in/e-auction.htm> and online auction portal <https://baanknet.com>. Also, prospective bidders may contact the authorized officer Mr. Albinus Rona, Chief Manager, ZOSARB, Ahmedabad, Mob. No. 6003248708 (GST/TDS as per Government Rules applicable shall be payable by purchaser on sale of Movable/ Immoveable Assets.)

Date : 02.07.2026 | Place : Ahmedabad

Sd/- Authorized Officer, BANK OF BARODA

pnb

पंजाब नैशनल बैंक Punjab National Bank

ARMB Rajkot, 2nd floor, JP Sapphire Building, Race Course road, Rajkot, Gujarat - 360001, Phone - 97813 33069, Email - cs8304@pnb.bank.in

PUBLIC E-AUCTION NOTICE FOR SALE OF IMMOVABLE PROPERTIES ON 11.08.2026

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 property mortgaged/charged to the Secured Creditor, the constructive / physical / symbolic possession of which has been taken by the Authorized Officer of the Bank/ Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on the date as mentioned in the table herein below, for recovery of its dues due to the Bank/ Secured Creditor from the respective borrower (s) and guarantor (s). The reserve price and the earnest money deposit will be as mentioned in the table below against the respective properties.

SCHEDULE OF THE SECURED ASSETS

Date of E-Auction : 11.08.2026 • LAST DATE OF SUBMISSION OF EMD AND BID DOCUMENTS : 11.08.2026 up to 3.30 PM
Date & Time of Inspection : Date : 03.08.2026 (Between 11 am to 5 pm)

Lo t No.	NAME OF BRANCH NAME OF ACCOUNT NAME & ADDRESS OF THE BORROWER/ GUARANTORS ACCOUNT	DETAIL OF IMMOVABLE PROPERTIES MORTGAGED / OWNER'S NAME (MORTGAGERS OF PROPERTY(IES))	(E) DATE OF DEMAND NOTICE U/S 13 (2) OF SARFAESI ACT 2002 (F.1) O/S AMOUNT AS ON DATE OF 13 (2) NOTICE (F.2) O/S AMOUNT AS ON GIVEN DATE (G) POSSESSION DATE U/S 13 (4) OF SARFAESI ACT 2002 (H) NATURE OF POSSESSION	A) RESERVE PRICE IN RS. B) EMD IN RS C) BID INCREASE AMOUNT IN RS.	DATE / TIME OF E-AUCTION
01	GANDHIDHAM (019000): M/S AUM SOLVACHEM (BORROWER), SH. VINOD DHANJI BALASARA (PARTNER), SH. JAY DINESH KUMAR BALASARA (PARTNER & GUARANTOR), SMT. CHETNA BALASARA (GUARANTOR)	FLAT NO. C-42, 4TH FLOOR, AMALTAS APARTMENT, PLOT NO. 179, T P SCHEME NO. 6, TALUKA : VEJALPUR, DIST. : AHMEDABAD, ADMEASURING 171.40 SQ. MTRS., STATE OF GUJARAT AND BOUNDED AS UNDER : SURROUNDED ON THE NORTH BY : PASSAGE, SURROUNDED ON SOUTH BY : FLAT C-41, SURROUNDED ON EAST BY : FLAT NO.C-43, SURROUNDED ON WEST BY : PASSAGE. PROPERTY OWNER NAME : JAY DINESH BALASARA (COVERED UNDER SERIAL NO. 10853 DATED 16.11.2023)	(E) 07.01.2026 (F.1) RS. 9,21,01,639.13/- + INTEREST AND CHARGES (F.2) RS. 9,53,64,110.19/- AS ON 31.05.2026 (G) 17.03.2026 (H) SYMBOLIC	(A) RS. 1,37,81,000 (B) RS. 13,78,100 (C) RS. 1,00,000	DATE : 11.08.2026 TIME : 11:00 AM TO 04:00 PM
02	MORBI LALPAR (224410): M/S BELLIN BATHWARE (PARTNERSHIP FIRM), M. R. J A Y D E E P NATHALAL GADARA (PARTNER), M. R. B H A V E S H TARSIBHAI BARIYA (PARTNER), M. R. D I N E S H B H A I MAGANBHAI BARIYA (PARTNER), M. R. S O N A L R U G H A N T H B H A I BHIMANI (PARTNER), MR. JAMAN KARSANBHAI BARIYA (GUARANTOR)	PLOT NO. 327, WARD 5-A, ADIPUR, DIST. : KUTCH, ADMEASURING 351.37 SQ. MTRS., STATE OF GUJARAT AND BOUNDED AS UNDER : SURROUNDED ON NORTH BY : PLOT NO. 354, SURROUNDED ON SOUTH BY : ROAD, SURROUNDED ON EAST BY : PLOT NO. 328, SURROUNDED ON WEST BY : PLOT NO. 326. PROPERTY OWNER NAME : SMT. CHETNABEN D BALASARA (COVERED UNDER SERIAL NO. 10853 DATED 16.11.2023)	(E) 31.10.2025 (F.1) RS. 5,33,327,84/- + INTEREST AND CHARGES (F.2) RS. 3,71,53,582.42/- AS ON 31.05.2026 (G) 09.01.2026 (H) SYMBOLIC	(A) RS. 3,53,55,000 (B) RS. 35,35,500 (C) RS. 1,00,000	DATE : 11.08.2026 TIME : 11:00 AM TO 04:00 PM
03	INDUSTRIAL LAND AND BUILDING AT REVENUE SURVEY NO. 868, PAKKEE 1 (OLD R.S. NO. 78 PAKKESS KNOWN AS "KALPATARU TEXTILES" SITUATED AT JETPUR BAGASARA & BHESAN CHOWDKI, PARABVADI, TAL. BHESAN & DIST. JUNAGADH (GUJARAT), AREA : 8094.00 SQ. MT.) NORTH : ROAD, SOUTH : AGRICULTURAL LAND, EAST: ROAD, WEST: ROAD. PROPERTY BELONGING TO M/S KALPATARU CORPORATION	INDUSTRIAL LAND AND BUILDING AT REVENUE SURVEY NO. 868, PAKKEE 1 (OLD R.S. NO. 78 PAKKESS KNOWN AS "KALPATARU TEXTILES" SITUATED AT JETPUR BAGASARA & BHESAN CHOWDKI, PARABVADI, TAL. BHESAN & DIST. JUNAGADH (GUJARAT), AREA : 8094.00 SQ. MT.) NORTH : ROAD, SOUTH : AGRICULTURAL LAND, EAST: ROAD, WEST: ROAD. PROPERTY BELONGING TO M/S KALPATARU CORPORATION	(E) 01.11.2025 (F.1) RS. 5,20,78,792.01/- + INTEREST AND CHARGES (F.2) RS. 5,07,05,887.99/- AS ON 31.05.2026 (G) 22.01.2026 (H) SYMBOLIC	(A) RS. 2,45,54,000 (B) RS. 24,55,400 (C) RS. 1,00,000	DATE : 11.08.2026 TIME : 11:00 AM TO 04:00 PM
04	INDUSTRIAL OPEN PLOT AT PLOT NO. 21 NATRAJ INDUSTRIAL AREA, R.S. NO. 327/4, 327/4/P/1, OPP. GONDAL SUB JEL, YORA KOTDA ROAD, GONDAL, DIST. : RAJKOT, GUJARAT, NORTH : PLOT NO. 22, SOUTH : COMMON PLOT NO. 3, EAST : 12.00 MTR. WIDE ROAD, WEST : LAGU R.S. NO. 327/11 PAKI. (COVERED UNDER DOC. NO. 5655 DATED 19.07.2018) PROPERTY BELONGING TO SIDDHARTH RAJESHBHAI BHUVA (PARTNER & GUARANTOR)	INDUSTRIAL OPEN PLOT AT PLOT NO. 21 NATRAJ INDUSTRIAL AREA, R.S. NO. 327/4, 327/4/P/1, OPP. GONDAL SUB JEL, YORA KOTDA ROAD, GONDAL, DIST. : RAJKOT, GUJARAT, NORTH : PLOT NO. 22, SOUTH : COMMON PLOT NO. 3, EAST : 12.00 MTR. WIDE ROAD, WEST : LAGU R.S. NO. 327/11 PAKI. (COVERED UNDER DOC. NO. 5655 DATED 19.07.2018) PROPERTY BELONGING TO SIDDHARTH RAJESHBHAI BHUVA (PARTNER & GUARANTOR)	(A) RS. 17,15,000 (B) RS. 1,71,500 (C) RS. 11,000		

AUTHORISED OFFICER CONTACT NO./DETAILS OF THE ENCUMBRANCE ES KNOWN TO THE SECURED CREDITORS : R. D. KURCHA - MO. 97813 33069 / NOT KNOWN

TERMS AND CONDITIONS OF E-AUCTION SALE :- 1. The sale shall be subject to the Terms & conditions prescribed in the Security Interest (Enforcement) Rules, 2002 For detailed terms and conditions of the sale, please refer to <https://baanknet.in> & www.pnbindia.in

Date : 03.07.2026, Place : Rajkot

Punjab National Bank, Authorized Officer & Secured Creditor

STATUTORY 30 DAYS SALE NOTICE UNDER RULE 8 (6) OF THE SARFAESI ACT, 2002

The borrower/guarantor/Mortgagor is hereby notified to pay the demand amount as mentioned above along with interest and cost till the date of payment on or before the last date of submission of the bid i.e. 11.08.2026 up to 3.30 PM failing which the property will be sold as per the above sale notice.

ADITYA BIRLA CAPITAL

ADITYA BIRLA CAPITAL LIMITED

Registered Office: Indian Rayon Compound, Veraval, Gujarat - 362266. Corporate Office : 12th Floor, R Tack Park, Nirlon Complex, Near Hub Mall, Goregaon (East), Mumbai-400 063, MH.

E-AUCTION SALE NOTICE

15 days 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 provision to Rule 9(1) of the Security Interest (Enforcement) Rules, 2002.
On account of the amalgamation between Aditya Birla Finance Ltd. and Aditya Birla Capital Ltd. vide the Scheme of Amalgamation dated 11.03.2024 duly recorded in the Order passed by the National Company Law Tribunal - Ahmedabad on 24.03.2025, all SARFAESI actions initiated by Aditya Birla Finance Ltd. in relation to the mortgaged property mentioned, stands transferred to Aditya Birla Capital Ltd., the amalgamated company. Accordingly, the Authorized Officer of Aditya Birla Capital Limited / Secured Creditor had TAKEN POSSESSION of the following secured assets pursuant to notice issued under Sec. 13(2) of Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI) for recovery of the secured debts of the secured creditor, for the dues as mentioned herein below with further charges and cost thereon from the following Borrowers and Co-Borrowers. Notice is hereby given to the public in general and in particular to the Borrowers and Co-Borrowers that e-auction of the following property for realization of the debts due to the Aditya Birla Capital Limited will be held on "As is where is", "As is what is" and "Whatever there is" basis.

Sr. No.	Name of the Borrowers & Co-Borrowers	Description of Properties / Secured Assets	Reserve Price (In Rs.)	Earnest Money Deposit (EMD) (In Rs.)	Demand & Notice Date & Total Amt. (In Rs.)
1.	Mr. Bharatbhai Naranbhai Parmar, S/o. Naranbhai Hajibhai Parmar 2. Prabhakar Bharatbhai Parmar, W/o. Bharatbhai N. Parmar Lan: ABFLJNRDS000009678	All the piece and parcel of Immovable Property Survey No. 752 Sheet No.15, G.F +1 - Residence And 1 Bed Used As Industrial Purpose, Street Name Harij Kalia No Delo, Near Gopal Chowk, B.H. G.G Hospital, Off Indira Road, 81.45 Sq.mtrs. Including Construction With An Area Of 877.00 Sq.ft. And In 45.50 Sq.m. That Means 489.8 Sq.ft Residential Construction Has Been Done Village:- Navagam Ghedi, Jamnagar- Gujarat -361008. Bounded As: North: Road And Property Of Ramben, South: Road And Land, East: Road, West: Open Land.	Rs. 11,35,000/- (Rupees Eleven Lacs and Thirty Five Thousand Only)	Rs. 1,13,500/- (Rupees One Lac Thirteen Thousand and Five Hundred Only)	11.04.2025 & Rs. 20,30,217.76/- (Rupees Twenty Lacs Thirty Thousand Two Hundred Seventeen And Seventy Six Paise Only) As On 09.04.2025
2.	Hari Om Traders, Through Its Proprietor, Pravinbhai Chaturbhai Panchal, S/o. Chaturbhai Panchal 3. Maliben Panchal, W/o. Pravinbhai Panchal 4. Govindbhai Chaturbhai Panchal, S/o. Pravinbhai Panchal Lan: ABHAMST500000660290	All that piece and parcel of immovable Property Being A Commercial Property Being Office No. 508 To 512, On The 5 th Floor, Rera Carpet Area Admeasuring 84.80 Sq. Mtrs And Built Up Area Admeasuring About 1978.40 Sq.ft. In The Scheme Known As "Avira Pinnacle" Situated On The Land Of Revenue Survey No.588 Of Fp No. 39/1 Paiki Sub Plot No.1 Of Tp Scheme No.80 (Vatva-6), Mouje /Village- Vatva, Taluka : Vatva, Registration Dist: Ahmedabad, Sub Dist. Ahmedabad -11 (Asali)	Rs. 65,03,000/- (Rupees Sixty Five Lacs and Three Thousand Only)	Rs. 6,50,300/- (Rupees Six Lacs Fifty Thousand And Three Hundred Only)	06.02.2025 & Rs. 59,60,448/- (Rupees Fifty Nine Lacs Sixty Thousand Four Hundred And Forty Eight Only) As On 06.02.2025

For detailed terms and conditions of the sale, please refer to the link provided in Aditya Birla Capital Limited / Secured Creditor's website i.e. <https://abfl.adityabirlacapital.com/Pages/Individual/Properties-for-Auction-under-SARFAESI-Act.aspx> or <https://BidDeal.in> Contact Nos.: Aditya Birla Capital Limited, Authorized Officer Apoorva Danthi(930909725), Rajesh Virkar (737930202), Ajay Joshi(8779321787), Komal Patil(9867895795), Jahirul Laskar(9706003075)

Place : Jamnagar, Gujarat Date : 03.07.2026

Sd/- Authorised Officer, Aditya Birla Capital Limited

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