

POWER & INSTRUMENTATION (GUJARAT) LIMITED
 CIN: L32201GJ1983PLC006456
 Registered Office: B-1104, Sankalp Iconic Tower, Opp. Vikramnagar, Iscon Temple Cross Road, S. G. Highway, Ahmedabad-380058, Gujarat, India
 Tel.: +91-79-40051222 / 40031612 • E-mail: priyacs@grouppower.org
 Website: https://power-instrumentation.grouppower.org/

NOTICE OF 42nd ANNUAL GENERAL MEETING TO BE HELD THROUGH VC/OAVM

Notice is hereby given that the 42nd Annual General Meeting ('AGM') of the members of Power and Instrumentation (Gujarat) Limited ('Company') will be convened on Friday, 25th September, 2026 at 2:30 P.M IST through Video Conferencing ('VC')/ Other Audio Visual Means ('OAVM') in compliance with all the applicable provisions of the Companies Act, 2013 ('Act'), Rules framed thereunder, various General Circular(s) issued by the Ministry of Corporate Affairs ('MCA Circulars') from time to time including General Circular No. 20/2020 dated 5th May, 2020 read with General Circular No. 09/2024 dated 19th September, 2024 and the latest being 03/2025 dated September, 2025. In addition to MCA circulars, the Securities and Exchange Board of India ('SEBI') vide its Circular No. SEBI/HO/CFD/CFD-PoD-2/P/CIR/2024/133 dated 3rd October, 2024 read with relevant circulars issued in this regard from time to time ('SEBI Circulars') has allowed listed entities to send their Annual Report in electronic mode.

The Notice of the 42nd AGM along with the integrated Annual Report of the Company for the financial year 2025-26 will be sent only by email to all those Members, whose email addresses are registered with the Company/ Registrar and Share Transfer Agent ('RTA') or with their respective Depository Participants, in accordance with the MCA Circulars and the SEBI Circulars. A Letter providing the web-link of the Integrated Annual Report will be sent to those Shareholders whose email addresses are not registered. The Company shall send a physical copy of the AGM Notice and Integrated Annual Report to those members who request for the same at priyacs@grouppower.org mentioning their Folio No./ DP ID and Client ID.

Members who have not registered their e-mail addresses with the Depositories/ Company/ RTA are requested to register/update their e-mail addresses in the following manner:

Members who hold shares in electronic/ demat form are requested to register their e-mail ID with the Depository (ies) through their concerned Depository Participants.

Members who hold shares in physical form are requested to register their e-mail ID with the Company's RTA, M/s. Skyline Financial Services Private Limited by furnishing Form ISR-1 along with supporting documents.

The Company is pleased to provide the E-voting facility to the members to cast their votes electronically on all the resolutions set forth in the Notice convening the said Meeting. The facility of e-voting during the AGM will also be made available for the members attending the said meeting through AV/OAVM. The Company has availed services of Central Depository Services (India) Limited ('CDSL') to facilitate remote e-voting and e-voting during the AGM. The instruction for joining the 42nd AGM and the manner of participation in the remote e-voting and/or casting vote through the e-voting system during the 42nd AGM are provided in the Notice of the 42nd AGM. The members may generate the login credentials for casting votes through e-voting by following instructions given in the Notes to Notice of AGM. Members participating through the VC/OAVM shall be counted for the purpose of reckoning the quorum under Section 103 of the Act. The Notice of the 42nd AGM along with Integrated Annual Report will also be available on the website of the Company i.e. https://power-instrumentation.grouppower.org, website of the Stock Exchanges i.e. BSE Limited at www.bseindia.com and NSE Limited at www.nseindia.com and on the website of CDSL at www.evotingindia.com.

This Notice is being issued for the information and benefit of the Members of the Company in compliance with the MCA Circulars and the SEBI Circulars.

For Power & Instrumentation (Gujarat) Limited
Sd/-
Daisy Mehta
Company Secretary & Compliance Officer

Place: Ahmedabad.
Date: September 01, 2026

E-AUCTION SALE NOTICE UNDER IBC, 2016
M/s Blizzard Ceramics LLP (Liquidation)
 LLPIN: AAJ-7492
 Survey No 83/1, 83/2, 83/3 and 83/4, Lunsar Road, opp. Bhojapara, 8-A National Highway, Jetalpada, Rajkot, Wankaner, Gujarat, India, 363621

Sale of Assets (Collectively) under Insolvency and Bankruptcy Code, 2016
 Date and Time of Auction: 14th September, 2026 from 11:15 AM to 01:15 PM
 (with unlimited extension of 5 minutes each)

Sale of Assets and Properties owned by M/s Blizzard Ceramics LLP (in Liquidation) forming part of Liquidation Estate of M/s Blizzard Ceramics LLP (in Liquidation) in possession of the Liquidator, appointed by the Hon'ble National Company Law Tribunal, Ahmedabad, Bench-I vide' order dated 17.03.2026. The sale of properties will be done by the undersigned through the e-auction platform, (https://bbi.baanknet.com/eauction-ibbi/home)

Brief Description Of Asset for Sale	Reserve Price (in Rs.)	Earnest Money Deposit (10% of Reserve Price) (in Rs.)	Bid Increment Amount (in Rs.)	E-Auction Date & Time (with unlimited extension of 5 min each)	Last Date of Submission EMD documents
Sale of assets (collectively), Land & Building and Plant & Machinery located at	45,00,00,000/-	4,50,00,000/-	25,00,000/-	14th September, 2026 from 11:15 AM to 01:15 PM (unlimited extension of 5 minutes each)	11th September, 2026 (5:00 PM)

Survey No 83/1, 83/2, 83/3 and 83/4, Lunsar Road, opp. Bhojapara, 8-A National Highway, Jetalpada, Rajkot, Wankaner, Gujarat, India, 363621, along with Securities and Financial Assets.

DETAILS OF EARNEST MONEY DEPOSIT

EARNEST MONEY DEPOSIT (EMD)	10% of Reserve Price
Name & CONTACT NUMBER OF THE LIQUIDATOR	Name: Mr. Rajender Pal Chandel Contact No.: 9868330606
LAST DATE FOR SUBMISSION OF DOCUMENTS	11th September, 2026 (4:00 PM)
LAST DATE OF INSPECTION/DUE DILIGENCE OF ASSETS	11th September, 2026 (from 9:00 AM to 4:00 PM with one day prior intimation to the liquidator.
LAST DATE & TIME OF EMD SUBMISSION	11th September, 2026 (5:00 PM)

Terms and Condition of the E-auction are as under

- E-Auction will be conducted on "AS IS WHERE IS", "AS IS WHAT IS", "WHATEVER THERE IS BASIS" "NO RECOURSE" and "WITHOUT ANY WARRANTIES" through e-auction platform (https://bbi.baanknet.com/eauction-ibbi/home)
- Prospective bidders need to register on BaankNet auction platform, (https://bbi.baanknet.com/eauction-ibbi/home, (https://bbi.baanknet.com/eauction-ibbi/home) and should carefully submit the requisite documents, including a declaration of eligibility under Section 29A of the Insolvency and Bankruptcy Code through the electronic auction platform. (29A of the Insolvency and Bankruptcy Code) (https://bbi.baanknet.com/psballiance.com, Mobile No: +91 8291220220 or the Liquidator.
- Kindly note that the prospective bidders shall submit an undertaking that they do not suffer from any ineligibility under section 29A of the Code to the extent applicable and that if found ineligible at any stage, the earnest money deposited shall be forfeited.
- Prospective bidders shall deposit the Earnest Money Deposit (EMD) through the BaankNet auction platform. It is also specified that if the bidder is found ineligible under any criteria, EMD shall be forfeited as per IBBI, vide Circular No. IBBI/LI/94/2025 dated 28th March, 2025.
- Kindly note that EMD payment must be made through the BAANKNET portal by adding funds to the e-Wallet and clicking "Participate" for the respective auction. The interested bidder should create their User ID & Password in the auction portal and deposit their EMD amount in the e-Wallet of the portal. For any query regarding the e-auction portal, reach out to BAANKNET (Bank Asset Auction Network), Email ID - support.baanknet@psballiance.com, Mobile No: +91 8291220220 or the Liquidator.
- All the auction process documents are uploaded on the BaankNet Portal and the participants must download the same and submit all the documents on the portal.
- The intending bidders, prior to submitting their bid, should make their independent inquiries and inspect the above-mentioned Assets at their own expenses and satisfy themselves. The Assets mentioned above can be inspected by the prospective bidders at the site between 7th September, 2026 to 13th September, 2026, between 9:00 AM to 5:00 PM and/or with prior appointment, contacting Liquidator.
- The Successful Bidder will be responsible for the applicable stamp duties, legal cost, transfer charges and fees, GST and other taxes related to the sale unit under this E-Auction and for completing the documentation. The Successful Bidder shall bear the applicable stamp duties/transfer charge, fees etc. and all the statutory / non - statutory dues, taxes, rates, assessment charges, fees etc. in respect of the property / asset put on auction. Any statutory and other dues payable and due on property / asset shall be borne by purchaser as per the provisions of applicable law.
- As per the Paragraph 12 of Schedule I of IBBI (Liquidation Process), Regulations, 2019, on the close of the auction, the highest bidder shall be invited to provide balance sale consideration within 90 days of the date of such demand. Provided that payments made after thirty days shall attract interest at the rate of 12%. Provided further that the sale shall be cancelled if the payment is not received within 90 days. As per the Schedule I of IBBI (Liquidation Process), Regulations, within three days of declaring the highest bidder, the liquidator shall conduct due diligence and verify the eligibility of the highest bidder. The liquidator shall present the auction results, details of highest bidder, and the due diligence conducted on it to the consultation committee under regulation 31A. The liquidator shall declare the highest bidder as the successful bidder or reject such bid, after consultation with the consultation committee under regulation 31A. If a bidder is found ineligible, the earnest money deposited by him shall be forfeited. In case the highest bidder is found ineligible, the liquidator may, in consultation with the consultation committee, declare the next highest bidder as the successful bidder after following the same process as provided under clause (12A) to clause (12E) of the Schedule I of IBBI (Liquidation Process), Regulations.
- On payment of the full amount, the sale shall stand completed, the liquidator shall execute certificate of sale or sale deed to transfer such assets and the assets shall be delivered to him in the manner specified in the terms of sale.
- It is clarified that this invitation purports to invite prospective bidders and does not create any kind of binding obligation on the part of the Liquidator or the Company to effectuate the sale. The Liquidator reserves the right to cancel or modify the e-auction process and / or not to accept and / or disqualify any interested party / potential investor / bidder without assigning any reason and without any liability.
- Please refer the complete e-auction process document for the details/ terms and conditions of the auction.
- The sale shall be subject to provisions of Insolvency and bankruptcy code 2016 and regulations made there under.

Rajender Pal Chandel
Liquidator

In the matter of M/s Blizzard Ceramics LLP
IBBI Reg. No.: IBBI/PA-002/IP-N01220/2022-2023/14135
Add: 171E, Pocket-4, Mayur-Vihar, Phase-1, New Delhi East - 110091
Mob: 9868330606, Email: liquidation.blizzard@gmail.com

Place: New Delhi
Date: 01.09.2026

DEBTS RECOVERY TRIBUNAL-I
 2nd Floor, Bhikhubhai Chamber, 18, Gandhikunj Society, Ellisbridge, Ahmedabad-380006

[Established u/s. 3 of the Recovery of Debts due to Banks & Financial Institutions Act, 1993 for the area comprising Districts of Ahmedabad, Gandhinagar, Mehsana, Patan, Sabarkantha, (Himmat-Nagar), Banaskantha, (Palanpur) of Gujarat State w.e.f. 1st June, 2007.]

Outward No. 1199 O.A. No. 98/2020 Exh. No. 11

PUNJAB NATIONAL BANK
VERSUS
MR. HIREN ARVINDBHAI PATEL & ORS.
PUBLIC SUMMONS

To,
 1: Hiren Arvindbhai Patel
 2: Mrs. Ekta Hiren Patel
 1 & 2 Having add. at: Bungalow No. 4, Tanishque Bungalow, CIMS Hospital Road, Sola, Ahmedabad - 380060.

1. Whereas, the above named Applicant / Appellant has filed the above referred application / appeal in this tribunal.
 2. Whereas, the service of Summons could not be affected in the ordinary manner and whereas the application for substituted service has been allowed by the tribunal.
 3. You are directed to appear before this tribunal in person or through an advocate and file written statement / Say on 25.11.2026 at 10:30 AM and show cause as to why reliefs prayed for should not be granted.
 4. Take notice that in case of default, the application shall be heard and decided in your absence.

(S.J. Vaghela)
Assistant Registrar
DRT-I, Ahmedabad.

Given under my hand and the seal of the Tribunal, this 29.08.2026 at Ahmedabad

SBI STATE BANK OF INDIA
 Authorised Officer's Details: - Mobile No.9892834460
 Landline No. (Office):-022-41611417 CO Mob No: 9822472850

Branch - Stressed Assets Management Branch -II, Raheja Chambers, Ground Floor, Wing -B, Free Press Journal Marg, Nariman Point, Mumbai 400021
 Tel No: 022-41611423, E-mail id: team4.15859@sbi.co.in

Appendix - IV - A[See Proviso to Rule 8(6)] 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 8(6) of 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 Physical Possession of which has been taken by the Authorized 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' on 17.09.2026. The e-auction of the charged property/ies (under SARFAESI Act, 2002) for realisation of Bank's dues will be held on and on the terms and conditions specified here under.

Name of Borrower(s)	Name of Guarantor(s)	Outstanding Dues for Recovery of which Property/ies is/are Being Sold
M/s. Satyam Eximtex International Pvt Ltd. 109-1, The Summit Business Bay, Samarth Nagar, Hanuman Road, Western Express Highway, Vile Parle (East), Mumbai 400 057.	Personal Guarantors 1. Mr. Arvind Omprakash Varma 2. Ms. Sarita Rajkumar Varma	Rs. 39,11,69,222.00 as on 30.12.2018. + interest there on + expenses & costs w.e.f. 30.12.2018 (less cash recoveries, if any) (Demand Notice Date: 22.01.2020)

Names of Title Deed Holders	Description of Property /ies	Date & Time of e-Auction:	Reserve Price and EMD Details	Date & Time of Inspection property
Mr. Arvind Omprakash Varma (Personal Guarantor to M/s. Satyam Eximtex International Pvt. Ltd.)	All that piece and parcel of land bearing Plot No. 3 and Plot No. 4 admeasuring 4960 square meters together with construction standing thereon admeasuring 5808 square meters situated on the land bearing its Rev. S. No. 152/1 of its Block no. 120 situated at village: Moti Borsara, Taluka: Mangrol, District: Surat, Gujarat-394110 standing in the name of Mr. Arvind Omprakash Varma	Date: - 17.09.2026 Time: - from 11:00 a.m. to 4:00 p.m. with unlimited extensions of 10 Minutes each	Reserve Price Rs. 8.62 Cr Below which the property will not be sold Earnest Money Deposit (EMD) 10% of the Reserve Price i.e. Rs. 86,20,000.00 Bid Increment Amount Rs. 10,000/-	07.09.2026 from 11.00 a.m. to 4.00 p.m.

"CARE: It may be noted that, the Property will be sold on "As is where is", "As is What is" and "Whatever there is". There is no encumbrance known to authorized officer. However, the intending bidder should make their own enquiry and due diligence regarding the encumbrance upon the property from respective offices / Government departments. The payment of all statutory / non-statutory dues, Society maintenance dues, MSEDCL bills and property taxes, rates, assessments, charges, fees etc., owing to any authority or to anybody shall be the sole responsibility of successful bidder only. The successful bidder shall deposit the remaining amount of 25 % of the sale price, after adjusting the EMD already paid, immediately, i.e. on the same day or not later than the next working day, as the case may be, after the acceptance of the offer by the Authorised Officer, failing which the earnest money deposited by the bidder shall be forfeited. The Balance 75% of the sale price is payable on or before the 15th day of confirmation of sale of the secured asset or such extended period as may be agreed upon in writing between the Secured Creditor and the e-Auction purchaser not exceeding three months from the date of e-Auction. For detailed terms and conditions of the sale, please refer to the link provided in State Bank of India, the Secured Creditor's websites: https://sbi.bank.in & PSB Alliance on its e-auction site https://baanknet.com

Bank website https://sbi.bank.in	e-auction website- https://baanknet.com/eauction-psb/eauction/

Property Id No	Property Location	Video / Photos of Property	USP of Property
SBIN200032360550			

STATUTORY 15 DAYS SALE NOTICE UNDER SARFAESI ACT
 The Borrowers / Guarantors have been given notice dated 25.08.2026 as required under proviso of rule 8 (6) of Security Interest (Enforcement) Rules, 2002.
 Date: 01.09.2026
 Place : Mumbai
 Sd/-
 Authorized Officer, State Bank of India

केनरा बैंक Canara Bank
 REVDI BAZAR Branch : Post Box No.1083, Manilal Mension, Near Kalupur Railway station, Revdi Bazar, Ahmedabad, Gujarat 380002
 Phone No: 8238091916, Email : cb0301@canarabank.com

SALE NOTICE

E-Auction Sale Notice for Sale of Immovable properties 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 to the Secured Creditor, the possession of which has been taken by the Authorised Officer of Revdi Bazar Branch of the Canara Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" on 17.09.2026, for recovery of as on 25.11.2025, an amount of Rs. 14,64,870.56 (Rupees Fourteen Lakh Sixty Four Thousand Eight Hundred Seventy and Paise Fifty Six Only) + further interest and charges from 26.11.2025 in your Term Loan account due to the Revdi Bazar Branch of Canara Bank from borrower/mortgagor, M/s. Latest Fast Food and Cafe and Proprietor: Mrs. Padmaben Manohar Mungapatil.

The Reserve price & EMD of the properties will be as follows :

SR	Property Details	Reserve Price	EMD Amt.
1	All that property being Shop No. 22, admeasuring 18.60 sq.mtrs. Area, on Ground Floor, in "Shree Narayan Estate" in the land bearing F.P. No. 58 Part of T.P 11, lying and bearing at Mouje-Rakhiyal, Taluka : Maninagar District Ahmedabad in the Registration Sub-District - Ahmedabad, Ahmedabad-7 (Odhav). The said unit is bounded as under: East : Wall of Shop No. 23, West : Wall of Shop No. 21, North : Public Road, South : Industrial Shed No. 6 CERSAI Security Interest ID : 400058448395	Rs. 31,52,000.00	Rs. 3,15,200.00

• DATE OF E-AUCTION : 17.09.2026
 • THE EARNEST MONEY DEPOSIT SHALL BE DEPOSITED ON OR BEFORE DATE 16.09.2026

Other terms and conditions :

- Auction/bidding shall be only through "Online Electronic Bidding" through the website https://baanknet.com/ Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.
- The property can be inspected, with Prior Appointment with Authorised Officer, on 10.09.2026 between 10:00 am to 05:00 pm.
- EMD amount of 10% of the Reserve Price is to be deposited in E-Wallet of M/s PSB Alliance Private Limited (BAANKNET) portal directly or by generating the Challan therein to deposit the EMD through RTGS/NEFT in the account details as mentioned in the said challan.
- Intending bidders shall hold a valid e-mail address. For details with User Creation & other guidance please contact the service provider: M/s. PSB Alliance (BAANKNET). Helpdesk No.: 8291220220, 9892219848, 8160205051, Email : support.baanknet@psballiance.com, Website : https://baanknet.com/
- User can visit website of M/s PSB Alliance (BAANKNET) for any help, FAQ and User manual Helpdesk No.: 8291220220, 9892219848, 8160205051, Email : support.baanknet@psballiance.com, Website : https://baanknet.com
- Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of Rs. 10,000/-. The bidder who submits the highest bid (above the Reserve price) on closure of 'Online' auction shall be declared as successful bidder. Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor.
- The successful bidder shall deposit 25% of the sale price (inclusive of EMD already paid), immediately on declaring him/her as the successful bidder and the balance within 15 days from the date of confirmation of sale by the secured creditor. If the successful bidder fails to pay the sale price, the deposit made by him shall be forfeited by the Authorised Officer without any notice and property shall forthwith be put up for sale again.
- For further details, contact Manager, Canara Bank, Revdi Bazar Branch, Ahmedabad (Ph. No. 8238091916) E-mail : cb0301@canarabank.com OR the service provider M/s. PSB Alliance Pvt. Ltd. (BAANKNET). Helpdesk No.: 8291220220, 9892219848, 8160205051, Email : support.baanknet@psballiance.com, Website : https://baanknet.com/

Date : 31.08.2026
 Place : Ahmedabad
 Authorised Officer
 CANARA BANK

HDB FINANCIAL SERVICES
 Registered Office: Radhika, 2nd floor, Law Garden Road, Navrangpura, Ahmedabad, Gujarat-380009.

Branch Office: 101, First Floor, Vrushakruti Corspace Building, Opp. Westside Shop, Nr. Shyamal Cross Road, Ahmedabad - 380015.
 Branch Office: 2nd Floor Shri Lalish Sagar palza, Above Reliance Trends, Cross Road , Highway Road , Mehsana Gujarat-384002

Demand notice under section 13(2) sarfaesi act, 2002

You, below mentioned borrowers, co-borrowers and guarantors have availed loan(s) facility(ies) from HDBFinancial Services Limited branch by mortgaging your immovable properties (securities) you have not maintained your financial discipline and defaulted in repayment of the same. Consequent to your defaults your loans were classified as non-performing assets as you to avail the said loan(s) along with the underlying security interest created in respect of the securities for repayment of the same. The HDBFShas right for the recovery of the outstanding dues, now issued demand notice under section 13(2) of the securitization and reconstruction of financial asset and enforcement of security interest act, 2002 (the act), the contents of which are being published herewith as per section 13(2) of the act read with rule 3(1) of the security interest (enforcement) rules, 2002 and as by way of alternate service upon you. Details of the borrowers, co-borrowers, guarantors, loans, securities, outstanding dues, demand notice sent under section 13(2) and amount claimed there under are given below:

(1) Borrower And Co-Borrowers 1.BIG BOSS FASHION POINT, 2.BELIM RUKSANABANU MOHANIF 3.MOHAMMEDHANIF MOHAMMEDAIYUB BELIM R/O- NR AMANPARK SOC O SAHARA COMPLEX COLLEGE ROAD MODASA MODASA ARVALI MODASA-383315 GUJARAT, & N.A.SURVEY NO-342 PAIKKY PLOT NO- A/1 A/2 A/3 PAIKKY SAHARA CENTER FIRST FLOOR SHOP NO- F/1 & F2 AREA OF VILLAGE MODASA MODASA-383315, & BELIM STREET B/H GHANCHI VADA MASJID KASBA MODASA MODASA SABARKANTHA MODASA-383315 GUJARAT. (2) Loan Account Number:- 66756080, (3) Loan Amount In INR:- Rs.2990000/- (Rupees Twenty Nine Lakhs Ninety Thousand Only) by loan account number 66756080 (4) Detail Description Of The Security Mortgage Property:- All that piece and parcel of N.A.SURVEY NO-342 PAIKKY PLOT NO-A/1 A/2 A/3 PAIKKY SAHARA CENTER FIRST FLOOR SHOP NO- F/1 & F2 AREA OF VILLAGE MODASA TA-MODASA, DIST- ARVALI MODASA 383315. (5) Demand Notice Date:- 21-08-2026. (6) Amount Due In INR:- Rs.2997253.95/- (Rupees Twenty Nine Lakhs Ninety Seven Thousand Two Hundred Fifty Three and Paise Ninety Five Only) as of 17.08.2026 and future contractual interest till actual realization together with incidental expenses, cost and charges etc.

(2) Borrower And Co-Borrowers 1. OM INDUSTRIES, 2. PATEL PRAMILABEN, 3. VIPULKUMAR PARSHOTAMBHAI PATEL R/O- SHED NO 88 SHIVAM INDUSTRIAL PARK OPP BHAT SS MORAIYA VASNA CHANCHARVADI SANAND AHMEDABAD AHMEDABAD-382213 GUJARAT, & SUB-PLOT NO. 33/A, GHUMA EVERGREEN CHSL, BLOCK NO. 13 & 14, MOUJE GHUMA, TALUKA GHATLODIA, DIST & SUB-DISTRICT AHMEDABAD AHMEDABAD-382234, & 121 SAHANJ BUNGLOWS NR- SVM INTERNATIONAL SCHOOL MORAIYA AHMEDABAD AHMEDABAD GUJARAT- 382213. (2) Loan Account Number:- 59309698, (3) Loan Amount In INR:- Rs.10035000/- (Rupees One Crore Thirty Five Thousand Only) by loan account number 59309698 (4) Detail Description Of The Security Mortgage Property:- All the rights, Sq. Meters, title and alongwith interest of immovable property being Sub-Plot No. 33/A: having plot area admeasuring 151.84 Sq. Yards 1.e. Operative construction area admeasuring 175 Sq. Yards 1.e. 146.32 Sq. Meters, in the "Ghuma Evergreen CoGhuma, Taluka Ghumia Society Limited", constructed on Non-Agricultural land bearing Block No. 13 & 14, situate, being and lying at Mouje Ghatodia in the Registration District Ahmedabad and Sub-District Ahmedabad-9 (Bopal). (5) Demand Notice Date:- 21-08-2026. (6) Amount Due In INR:- Rs.9577828.37/- (Rupees Ninety Five Lakhs Seventy Seven Thousand Eight Hundred Twenty Eight and Paise Thirty Seven Only) as of 17.08.2026 and future contractual interest till actual realization together with incidental expenses, cost and charges etc.

1. The borrower and co-borrowers/guarantors are called upon to make payment of the above mentioned demanded amount with further interest as mentioned herein above in full within 60 days of this notice failing which the undersigned authorised officer of HDBFS shall be constrained to take action under the act to enforce the above mentioned securities.

2. Please note that, as per section 13 (13) of the said act Mortgagors are restrained from transferring the above-referred securities by way of sale, lease, leave & license or otherwise without the consent of HDBFS.

3. For any query or full and final settlement, please contact: Mr. Ramkanar Mishra collect no. 7600116009 (Area Collection Manager), Mr. Prashant makhecha : Contact No. 7600800900 (Zonal Collection Manager), Mr. Dharmveer Poonia, Mobile No. 9664046604 (Legal Manager) at HDB Financial Services Ltd.

Place: Ahmedabad
 Date: 01/09/2026
 Sd/- Authorised Officer
 For HDB Financial Services Limited

PEGASUS ASSETS RECONSTRUCTION PRIVATE LIMITED
 Corporate Office: 55-56, 5th Floor, Free Press House, Nariman Point, Mumbai-400021.
 Regd. Office: 507, Datamal House, Jammnali Bajaj Road, Nariman Point, Mumbai-400021.

PUBLIC NOTICE FOR SALE BY E-AUCTION

Sale of Immovable Properties under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rule 8 & 9 of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the below mentioned Borrower(s), Co-Borrower(s) and Mortgagor(s) that the below described secured assets being immovable property mortgaged/charged to the Secured Creditor, Pegasus Assets Reconstruction Private Limited acting in its capacity as Trustee of Pegasus 2023 Trust 10 (Pegasus), having been assigned the debts of the below mentioned Borrower along with underlying securities interest by Jana Small Finance Bank Ltd. ("Jana Bank") vide Assignment Agreement dated 28/03/2024 under the provisions of the SARFAESI Act, 2002, are being sold under the provisions of SARFAESI Act and Rules thereunder on "As is where is", "As is what is" and "Whatever there is" basis along with all known and unknown liabilities on 22.09.2026.

The Authorized Officer of Jana Bank has taken possession of the below described secured assets being immovable property on 30/06/2024 under the provisions of the SARFAESI Act and Rules thereunder and handed over the possession to Authorised officer of Pegasus 2023 Trust 10 ("Pegasus").

The details of Auction are as follows:

Name of the Borrower(s), Co-Borrower(s) and Guarantor(s) and Mortgagor(s):	a) Nitinkumar Motilal Sah b) Shakuntla Devi Motilal Sah
Outstanding Dues for which the secured assets are being sold:	Rs.11,93,623/- (Rupees Eleven Lakhs Ninety Three Thousands Six Hundred Twenty Three Only) as of 19/12/2023 together with further interest, cost, charges and expenses thereon w.e.f. 20/12/2023 till the date of payment and realization as per notice under section 13(2) of SARFAESI Act. (Rs.18,63,440/- (Rupees Eighteen Lakhs Sixty Three Thousand Four Hundred and Forty Only) outstanding as of 31/08/2026 together with further interest, cost, charges and expenses thereon w.e.f. 01/09/2026 till the date of payment and realization)
Details of Secured Asset being Immovable Property which is being sold	Mortgaged by: Shakuntala Devi Motilal Sah & Nitinkumar Motilal Sah Immovable Property Flat No.D-2, Ground Floor, admeasuring area 72.00 Sq.mtrs. (i.e.774.94 Sq.ft) building known as "JALDHARA APARTMENT-D", bearing constructed on Joshipara Gamtiladmeasuring total land area 500 Sq.mtrs., of Taluka Dist. Junagadh. Boundaries by: East: Apartment Open land, West: General Road, North: General Road, South: Stairs and Entrance. CERSAI S/LID: 400053491074; LAN: 31529420001927 Asset ID: 200053486321;
Reserve Price below which the Secured Asset will not be sold (in Rs.):	Rs.4,19,000/- (Rupees Four Lakh Nineteen Thousand Only)
Earnest Money Deposit (EMD):	Rs.41,900/- (Rupees Forty One Thousand Nine Hundred Only)
Claims, if any, which have been put forward against the property and any other dues known to Secured creditor and value	Not Known
Other Information	Note: Prospective Buyers should conduct independent due diligence on all aspects relating to the schedule property to its satisfaction before submitting Bid(s).
Inspection of Properties:	on 07.09.2026 from 11.30 AM to 3.00 PM
Contact Person and Phone No:	Mr. Pramod Jadhav - Sr. Manager - Mob. No.9923680690
Last date for submission of Bid:	21.09.2026 till 4:00 PM
Time and Venue of Bid Opening:	E-Auction/ Bidding through website (www.foreclosureindia.com) (https://bankauctions.in) on 22.09.2026 from 11:00 AM to 12:00 Noon

This publication is also a Fifteen (15) days' notice to the aforementioned Borrowers/ Co-Borrowers/ Guarantors and Mortgagors under Rule 8 & 9 of the Security Interest (Enforcement) Rules, 2002.

For the detailed terms and conditions of the sale, please refer to Secured Creditor's website i.e. http://www.pegasus-arc.com/assets-to-auction.html or website (www.auctionbazaar.com) or contact service provider E-Auction support; Contact Number: 8370969696 & 7997043999. Email id: contact@auctionbazaar.com / support@auctionbazaar.com. before submitting any bid.

Place: Gujarat
 Date: 01.09.2026
 Sd/- Authorised Officer, Pegasus Assets Reconstruction Private Limited,
 Acting in its capacity as the Trustee of the PEGASUS 2023 Trust 10

PRUDENT ARC LIMITED
 Registered & Corporate Office: 611, D Mall, Plot No. A-1, Netaji Subhash Place, Pitampura, New Delhi - 110034,
 Tel: +91-11-45320000 | Email Id: info@prudentarc.com | CIN: U74900DL2011PLC225445

Appendix IV [Refer Rule 8(1)] POSSESSION NOTICE (For Immovable Property)

Whereas, the undersigned being the Authorised Officer of Prudent ARC Limited, acting in its capacity as Trustee of Prudent Trust-12325, under the provisions of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as "the Act") and in exercise of powers conferred under Section 13(12) of the Act read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, had issued a Demand Notice under Section 13(2) of the Act calling upon the Borrower(s)/Co-Borrower(s)/Guarantor(s) to repay the outstanding dues within the stipulated time. And Whereas, the financial assets along with the underlying security interest were assigned in favour of Prudent ARC Limited, acting in its capacity as Trustee of Prudent Trust-12325) by the Assignor under the provisions of Section 5 of the Act. By virtue of such assignment, Prudent ARC Limited has stepped into the shoes of the Secured Creditor and is entitled to recover the outstanding dues and enforce the security interest. And Whereas, the Borrower(s)/Guarantor(s) having failed to repay the dues within the specified period, notice is hereby given to the Borrower(s)/ Guarantor(s) and the public in general that the undersigned, being the Authorised Officer of Prudent ARC Limited, acting in its capacity as Trustee of Prudent Trust-12325) has taken possession of the secured asset(s) described herein below in exercise of powers conferred under Section 13(4) of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002.

The Borrower(s)/Guarantor(s) in particular and the public in general are hereby cautioned not to deal with the secured asset(s) and any dealings with the same shall be subject to the charge of Prudent ARC Limited, acting in its capacity as Trustee of Prudent Trust-12325) together with applicable interest, costs, charges, and expenses.

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

SR No	Name of the Borrower(s)/ Co-Borrowers/ Mortgagor / Guarantors & LAN	Demand Notice & Outstanding Amount	Description of Secured Asset (Immovable Assets)	Date of Possession
1	(1) AM MILK [Borrower] (2) VANZARA ABHESINGBHAI MEGHABHAI [Co-Borrower]; (3) INDIRABEN ABHESINGBHAI VANAJARA [Co-Borrower] (Loan A/c : HCFHMESEC0000114429);	11-03-2026 & Rs. 427451/- as on 05/02/2026	All rights, title & interest in Non Agriculture Property bearing...Property No. 73, At- Veda, Gram Panchayat- Veda, Ta- Vadali, Dist.- Sabarkantha. (Guj.) BOUNDARIES OF THE PROPERTY: EAST: Open Land Then Agriculture Land As Per Document. WEST: Agriculture Land As Per Document. NORTH: Road As Per Document. SOUTH: House Of Arvindbhai As Per Document.	29/08/2026
2	(1) AMAN PAN PARLOUR [Borrower] (2) ASHIKHUSEN MANSURI [Co-Borrower]; (3) KAMRUNISA MANSURI [Co-Borrower]; (Loan A/c : UGHIMMS0000013274);	14-05-2026 & Rs.823246/- as on 29/04/2026	All that part and parcel of immovable property bearing House/Flat/Plot/Property No. 2198 situated at Property No. 2198, At & Po Vadagam, Gram Panchayat-Vadagam Group,Ta. Dhansura, Dist.- Aravalli. (Guj.)	