AXIS BANK LIMITED (CIN: L65110GJ1993PLC020769)

Corporate Office: Axis House, Structured Assets Group, C-2, Wadia International Centre, Pandurang Budhkar Marg, Worli, Mumbai - 400025. Tel: +91 9823067953/7978638576, www.axisbank.com

INVITATION FOR ASSIGNMENT OF DUES UNDER SWISS CHALLENGE PROCESS

Axis Bank Limited ("Axis", "The Bank") hereby invites proposal from ARCs / NBFCs / FIs / Permitted Transferees for acquisition of its outstanding debt of the below mentioned account through a competitive bidding process. The sale of debt is on basis of "As is where is", "As is what is" and "Whatever there is" and "No Recourse".

(Rupees in crore)

Name of Account	Principal Outstanding as on 31st July 2026	Total Outstanding Dues as on 31st July 2026	Reserve Price
UNITY HOSPITALS	5.56	7.94	6.60

The schedule of procedure and timelines for the bid are as under:

Bid Process	Timelines
ARCs/NBFCs/FIs/Permitted Transferees to submit Expression of Interest	On or before 05th September 2026 by 05:00 p.m.
Timeline for Due Diligence	07th September 2026 to 21st September 2026
Last Date of submission of Bid Documents/Binding offer	On or before 23rd September 2026 by 5:00 p.m.
Auction / E-auction process and Declaration of successful bidder	On 25th September 2026 between 3:00 p.m to 4:00 p.m.

The broad terms of the offer are as follows: -

1. The assignment shall be on upfront 100% Cash Basis only.
2. The ARCs / NBFCs / FIs ("Bidders") should submit an unconditional Expression of interest ("EOI") expressing their interest in conducting the due diligence and acquiring the above account/debt on or before 5.00 PM on 04th September 2026.
3. This assignment is being done under Open Bidding Process/Method as per extant RBI guidelines.
4. The ARCs / NBFCs / FIs / Transferees ("Bidders") to submit an unconditional Expression of interest (EOI) expressing their interest in conducting the due diligence and acquiring the above account / debt, by sending e-mail to yogesh.nerkar@axis.bank.in and rahul25.Das@axis.bank.in and submission of original hard copy of the EOI at the address mentioned hereinbelow on or before 04th September 2026 by 05:00 p.m.

Mumbai: Yogesh Nerkar/ Rahul Das, Axis Bank Ltd., Gigaplex 5th Floor, TTC Industrial Area, Mugalsan Road, Airoli, Navi Mumbai – 400 708. (Mob. No - +91-98230 67953 – Yogesh Nerkar and +91-79786 38576 – Rahul Das)

5. Please note that interested bidders shall be permitted to participate in the process only on receipt of unconditional EOI by the Bank.
6. The Bank reserves the right to accept or reject any ineligible EOI without assigning any reason thereof i.e. its discretion of the Bank to accept or reject the EOI.
7. Preliminary Information Memorandum (**"PIM"**) will be shared with the Bidders who express their interest in acquiring the above account(s)/debt(s); subject to execution of a Non-disclosure Agreement, in the format prescribed by Axis Bank Ltd. The PIM will contain brief details of the above account/debt. Such information is furnished on the basis of data available with Axis Bank and shall not be deemed to be a representation by Axis Bank about quality of assets. The Bidders shall conduct their own due diligence, investigation, analysis and independent verification.

In case there are more than one bidder, the sale would be held through private auction / E-auction at Corporate Office at Axis Bank Ltd., Gigaplex, 5th Floor, TTC Industrial Area, Mugalsan Road, Airoli, Navi Mumbai – 400 708, the details of which would be provided to the participating Bidders during the course of process.

8. Due diligence/ independent verification shall be undertaken by the participating Bidders at their own costs. By virtue of submission of the offer, it shall be deemed that the participating Bidders have conducted their own independent due diligence, investigation, analysis and independent verification in all aspects covering the liabilities, legal proceedings, encumbrances and any other dues etc., to their complete satisfaction.

During the process, format of bid document will be provided to the participating Bidders who would be required to submit the signed bid document along with details (Name, Designation, Phone Number and Email Address) of Officials authorized for submitting the bid and for representing the institution in the auction process. Scan copy of the signed Bid Document is to be submitted on email yogesh.nerkar@axis.bank.in and rahul25.Das@axis.bank.in. Also, hard copy of signed bid document and other documents mentioned in the same should be delivered to the Yogesh Nerkar/ Rahul Das, Axis Bank Ltd., Gigaplex, 6th Floor, TTC Industrial Area, Mugalsan Road, Airoli, Navi Mumbai – 400 708. All the necessary documents along with the bid should reach us On or **before 23rd September 2026 by 5:00 p.m.** as stated above.

9. Conditional and contingent offers shall be liable to be disqualified by Axis Bank Ltd.
10. The participating Bidders shall not be entitled to withdraw or cancel its/their offer once submitted. In an event of successful bidder withdrawing from the auction process after submission of bid, the said Bid amount Axis Bank reserves its rights to charge interest, damages etc. from the said bidder and shall at its own discretion file case against the said bidder under the provisions of applicable law in force.
11. Evaluation of the offers shall be at the sole discretion of Axis Bank Ltd.
12. The offer shall remain valid **till 30th October 2026** within which period, the entire process of receipt of assignment consideration, execution of assignment agreement, etc. will have to be completed. The timelines may be extended only at the discretion of Axis Bank Ltd.
13. In any event of delay whatsoever of any sort due to any action of the Bidder, any third Party (including but not limited to the management / promoter / related parties of Borrower), or any order of the courts/tribunal/forum etc., Axis Bank shall not be liable to refund the Bid amount or payment of any interest / claim / damages whatsoever in nature. Further, minimum markup under the Swiss challenge will be 5% over the reserve price.
14. **Axis Bank Ltd. reserves the right to modify,** alter the terms and conditions of sale and also reserves its right to reject any or all the bids, withdraw the assets from sale, defer or cancel the sale, in totality at any stage, without assigning any reason whatsoever, if in the view of Axis Bank Ltd., the process is not viable or it would prejudicially affect the interest of Axis Bank Ltd. owing to any reason. All decisions of Axis Bank Ltd. in regard to the sale process shall be final and conclusive. No claim for compensation on account of rejection of bids and/ or rescinding/ cancellation of sale process shall be entertained.
15. Date for Issuance of acceptance by Axis Bank Ltd. (subject to approval of competent Authority of Axis Bank Ltd.). Receipt of assignment consideration and execution of Assignment Agreement will be informed to successful bidder separately.
16. The assignment of debt is subject to approval of the competent authority of Axis Bank. Axis Bank also reserves the right to reject any offer without assigning any reasons thereto as stated above.
17. The highest bidder, on being accepted/ confirmed as the successful bidder by the competent authority of Axis Bank Ltd., would have to pay the entire purchase consideration and also execute the assignment agreement within the time period specified in the communication of acceptance/ confirmation given by Axis Bank Ltd.
18. The successful bidder ("Assignee") shall be solely and absolutely responsible for completion of all statutory, regulatory and other compliance and all costs and expenses towards stamp duty and registration charges towards transfer/ assignment of assets shall be borne by the Assignee.

Date - 31st August 2026 , Place - Mumbai and Gujarat **Sd/- Authorized officer, Axis Bank Ltd.**

BANSAL MULTIFLEX LIMITED

CIN : L20299GJ1985PLC008047

Registered Office : E-Unit, Uniza, Nr. Rameshwar Electric Sub-Station, Nr. Dev Ashish Business Park, Ramdevnagar Jodhpur Tekra, Satellite, Jodhpur Char Rasta, Ahmedabad, Gujarat, India, 380015

Website : www.bansalmultiflex.in || **Email ID** : multiflexbansal@gmail.com

NOTICE OF THE 8th ANNUAL GENERAL MEETING OF THE COMPANY

Notice is hereby given that the 8th Annual General Meeting ("AGM") of the Members of the Company will be held on **Wednesday, September 30, 2026 at 12.00 Noon** through Video Conferencing ("VC") / Other Audio Visual Means ("OAVM") to transact the business as set out in the Notice of AGM, which will be circulated for convening AGM.

The Government of India, the Ministry of Corporate Affairs ("MCA") issued Circular No. 14/2020 dated April 08, 2020, Circular No.17/2020 dated April 13, 2020 issued by the Ministry of Corporate Affairs followed by Circular No. 20/2020 dated May 05, 2020 and latest General Circular No. 3/2025 dated September 22, 2025 ("MCA Circulars") and Circular No. SEBI/HO/CFD/CFD-PoD-2/P/CIR/2024/133 dated October 3, 2024 issued by the Securities and Exchange Board of India (SEBI) ("Circulars"), have permitted the holding of AGM through VC / OAVM, without the physical presence of the Members at the common venue. In compliance with these Circulars and the relevant provisions of the Companies Act, 2013 and SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, the AGM of the Members of the Company will be held through VC / OAVM.

In accordance with the aforesaid Circulars, Notice of AGM alongwith the Annual Report 2025-26 will be sent only by electronic mode to those Members whose e-mail addresses are registered with the Company / Depositories. Also, the Company will send a letter containing the web-link along with the path to access the Annual Report 2025-26 (including the Notice) to the Members whose email addresses are not registered with the Company/ RTA/ Depository Participant(s) pursuant to the Regulation 36(1)(b) of Securities and Exchange Board of India (Listing Obligations and Disclosures Requirements) Regulations, 2015. Members may note that the Notice of AGM and Annual Report 2025-26 will also be available at the Company's website at www.bansalmultiflex.in , website of Stock Exchanges i.e. National Stock Exchange of India Limited at www.nseindia.com, and the AGM Notice is also available on the website of the Bigshare Services Private Limited (RTA and agency for providing the Remote e-Voting facility and e-voting system during the AGM) at https://ivote.bigshareonline.com. Members can attend and participate in the AGM through the VC / OAVM facility only. The instructions for joining the AGM are provided in the Notice of the AGM. Members attending the meeting through VC / OAVM shall be counted for the purpose of reckoning the quorum as per Section 103 of the Companies Act, 2013.

The Company is providing remote e-voting facility ("remote e-voting") to all its members to cast their votes on all resolutions as set out in the Notice of AGM. Additionally, the Company is providing the facility of voting through e-voting system during the AGM ("e-voting"). Detailed procedure for remote e-voting / e-voting is provided in the Notice of AGM.

In case Member(s) have not registered their e-mail addresses with the Company / Depository, please follow the below instructions to register e-mail address for obtaining Annual Report and login details for e-voting:

(a) For members holding shares in physical mode - Contact the RTA, Bigshare Services Pvt. Ltd. at Office No S6-2, 6th floor Pinnacle Business Park, Next to Ahura Centre, Mahakali Caves Road, Andheri (East), Mumbai - 400093, India. Tel. No.: 079-49196459 and + 91-22-6263 8200, E-mail : bssahd@bigshareonline.com and submit KYC documents in your physical folio as per the process communicated by RTA.

(b) Members holding shares in Demat mode can Contact their Depository Participant (DP) and register their email address in their demat account as per the process communicated by their DP.

The 8th AGM Notice will be sent to the shareholders holding shares as on cut-off for the dispatch i.e. August 28, 2026 in accordance with the applicable laws on their registered e-mail addresses in due course.

In case you have any queries or issues regarding e-voting, you may refer Frequently Asked Questions (FAQs) and e-voting manual available at www.bigshareonline.com , under help section or write e-mail to evoting@bigshareonline.com or call : 079-49196459.

For, **Bansal Multiflex Limited**
sd/- **Malay Bhow**
Chairman & Managing Director
DIN : 02770605

Place : Ahmedabad
Date : 31st August, 2026

CENTRUM HOUSING FINANCE LIMITED

peoplehome — Group Company of — A Subsidiary of Weaver Services Private Limited

All loans are processed and serviced by Centrum Housing Finance Limited ("CHFL")

Registered Office : Unit No.301, Third Floor, Harbhajan Commercial Premises Co-operative Society Ltd., CST Road, Opp. BPCL Petrol Pump, Kalina, Santacruz (East), Mumbai - 400098. **CIN:** U65922MH2016PLC273826

DEMAND NOTICE

Under Section 13(2) of the Securitisation And Reconstruction of Financial Assets And Enforcement Of Security Interest Act, 2002 read with Rule 3 (1) of the Security Interest (Enforcement) Rules, 2002.

The undersigned is the Authorised Officer of **Centrum Housing Finance Ltd** under Securitisation And Reconstruction Of Financial Assets And Enforcement of Security Interest Act, 2002 (the said Act). In exercise of powers conferred under Section 13(12) of the said Act read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, the Authorised Officer has issued Demand Notices under section 13(2) of the said Act, calling upon the following Borrower/s (the said Borrower), to repay the amounts mentioned in the respective Demand Notice/s issued to them that are also given below. In connection with above, Notice is hereby given, once again, to the said Borrower to pay to **Centrum Housing Finance Ltd,** within 60 days from the publication of this Notice, the amounts indicated herein below, together with further interest and other charges till date of repayment of the dues in full. as detailed in the said Demand Notices, from the dates mentioned below till the date of payment and/or realization, payable under the loan agreement read with other documents/writings, if any, executed by the said Borrowers. As security for due repayment of the loan, the following assets have been mortgaged to **Centrum Housing Finance Ltd** by the said Borrowers respectively.

Sr. No.	Loan Account No./ Name of the Borrower(s)/ Co-Borrower(s)/	Total Outstanding Dues (Rs.)	NPA Date / Sec.13(2) Notice Date / FCL Date	Description of secured asset (immovable property)
1	AMDMA20004646 / Janakiben Nihirkumar Barot / Nihirkumar Ashokbhai Barot/ Rahul karshanbhai Munudra(G) /	Rs.12,49,176.00 (Rupees Twelve Lakh FourtyNine Thousand One Hundred Seventy Six Only)	04-07-2026 17-08-2026 20-07-2026	In The Rights, Piece And Parcel of Immovable Property Bearing at Mehsana, R. S. No. 1895 paiki 2, Constructed house on Plot No. 5/B, "Kanak Park Co. Op. Housing Society Ltd." Mu. Se. No. 13/1/292 admeasuring built up area 28.62 sq.mtr., margin land 8.36 sq. mtr. built up area & margin land total 36.98 sq.mtr. Ta. & Dist. Mehsana in registration District and Sub - District of Mehsana-384002, Gujarat. Boundaries:- East : After margin land of said plot, Margin landof Plot No. 4/B West :20 ft. wide internal Road North :Common wallwith Plot No. 6/A. South : Common wallwith Plot No. 5/A
2	BDQGH23010527 / Bhavesh Haridas Amoliya / Madhuriben Bhavesh Amoliya	Rs.5,74,166.00 (Rupees Five Lakh Seventy Four Thousand One Hundred Sixty Six Only)	09-07-2026 08-08-2026 20-07-2026	In The Rights, Piece And Parcel of Immovable Property Bearing Revenue Account No.20240 of Revenue Survey No. 253/Paiki, Paiki Plot No. 28 Paiki Plot No-29, (N.A Land) Plot No. 29, Total area 120 sqmts., Paiki Western Side First Part Area 15.00 Sq.Mtrs AND Revenue Account No-20239 of Revenue survey No-253/ Paiki, Plot No-30 Paiki, Plot No.31, (NA Land), Plot No.30, Total Area-120-00 Sqmtrs. Paiki Eastern Side first Part Area 30.00 Sqmtrs. Total Area 45.00 Sq.mtrs. Open Land, Ta-Godhra, Distt.-panchmahal-389001, Gujarat. Boundaries:- East : Land of Pvt. Plot No. 29 Paiki West :Land of Pvt. Plot No. 30 Paiki North :Border of Pvt. Plot No. 25 & 26 South : 6 Mtr Road

If the said Borrowers shall fail to make payment to **Centrum Housing Finance Ltd** as aforesaid, **Centrum Housing Finance Ltd** shall proceed against the above secured assets under Section 13(4) of the Act and the applicable Rules, entirely at the risks of the said Borrowers as to the costs and consequences. The said Borrowers are prohibited under the Act from transferring the aforesaid assets, whether by way of sale, lease or otherwise without the prior written consent of **Centrum Housing Finance Ltd.** Any person who contravenes or abets contravention of the provisions of the said Act or Rules made thereunder, shall be liable for imprisonment and/or penalty as provided under the Act.

Place : Gujarat/ Date : 31.08.2026 **Sd/-, Authorised Officer For Centrum Housing Finance Ltd**

बैंक ऑफ़ बड़ौदा Bank of Baroda

Ahmedabad City Region-1 3rd Floor, Bank of Baroda Towers, Nr. Law Garden,Ellisbridge, Ahmedabad-380006
Email: Recovery.ahmedabadcity@bankofbaroda.co.in

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

"APPENDIX- IV-A [See proviso to Rule 6 (2) & 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 6 (2) & 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 **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"** for recovery of below mentioned account/s. The details of Borrower/s/ Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below –

Sr / Lot No.	Name & address of Borrower/s / Guarantor/ Mortgagors	Give short description of the immovable property with known encumbrances, if any Status of Possession (Constructive /Physical)	Total dues	Reserve Price EMD & Bid Increase Amount	Property Visit date and Visit Timings And Concerned Branch
1	RANMUKTESHWAR MAHADEV DAIRY Address:RANMUKTESHWAR MAHADEV OPP CHANDRABHANU CINEMA NADI KINARE HANSOL SARDAR NAGAR, AHMEDABAD-382475.	1. BULK MILK COOLER QUANTITY-1 2. MILK COAGULATION TANK FOR PANEER PLAIN CAPACITY 500L QUANTITY-1 3. KHOYA KETTLE 80L QUANTITY-2 4. STEAM BOILER WOOD FIRED QUANTITY-1 **Physical Possession**	Rs.4,29,378/- (Rupees Four lacs twenty nine thousand and three hundred seventy eightOnly) + Unapplied Interest and other charges & less recovery thereafter	Reserve Price: Rs.3,60,000 /- (Rupees Three lacs sixty thousand Only) EMD: Rs. 36,000 /- (Rupees Thirty six thousand Only) Bid Increase Amount: Rs. 10,000/- (Rupees Ten Thousand Only)	Visit Date: 01-09-2026 to 05-09-2026 Timings: 11:00 AM to 3:00 PM (With prior appointment from Authorized Officer Ghatlodiya Branch Mob. No. 8674946364 Email: GHATLO@bankofbaroda.co.in
2	Mr Awadhkishor Gurdayal Rathod & Mrs Munnidevi Awadhkishor Rathod	Flat no F/502,5th Floor,F- Block ,NAVJIVAN VIHAR, Opp.-Geratpur railway station,Geratpur,Ahmedabad. **Physical Possession**	Rs.6,67,524.72 (Rupees Six lacs sixty-seven thousand five hundred twenty four and seventy two paisa Only) + Unapplied Interest and other charges & less recovery thereafter	Reserve Price: Rs.4,20,000/- (Rupees Four lacs twenty thousand Only) EMD: Rs.42,000 /- (Rupees Forty two thousand Only) Bid Increase Amount: Rs. 10,000/- (Rupees Ten Thousand Only)	Visit Date: 01-09-2026 to 05-09-2026 Timings: 11:00 AM to 3:00 PM (With prior appointment from Authorized Officer Sabarmati Branch Mob. No. 9978446543 Email: SABARM@bankofbaroda.co.in
3	Mrs Soni Anitaben Shaileshbhai and Mr Soni Shaileshbhai Eknath	Flat no F-601,6th Floor,"Radhe Heights-2,Oppo. Radhe Om city ,Off S.P Ring Road,Mouje: Vinzol, Dist. Ahmedabad-382445 **Physical Possession**	Rs .20,65,478.70/- (Rupees Twenty lakhs sixty five thousand four hundred seventy eight and seventy paisa only+ Unapplied Interest and other charges & less recovery thereafter.	Reserve Price: Rs.18,90,000 /- (Rupees eighteen lacs ninety thousand Only) EMD: Rs.1,89,000 /- (Rupees One lacs eighty nine thousand Only) Bid Increase Amount: Rs. 10,000/- (Rupees Ten Thousand Only)	Visit Date: 01-09-2026 to 05-09-2026 Timings: 11:00 AM to 3:00 PM (With prior appointment from Authorized Officer Kubernagar Branch Mob. No. 6357008857 Email: DBKUBE@bankofbaroda.co.in

Date of e-Auction Time of E-auction : 16-09-2026, Start Time 2:00 PM to End Time 6:00 PM (unlimited extension of 10 minutes)

For detailed terms and conditions of sale, please refer/visit to the website link **https://bankofbaroda.bank.in/e-auction** and online auction portal **Baanknet.com.** Also, prospective bidders may contact the Authorised officer on Mobile **(GST/TDS as per Government Rules applicable shall be payable by purchaser on sale of Movable/ Immovable Assets.)**

AS PER SARFAESI Act, STATUTORY -15- DAYS SALE NOTICE TO THE BORROWER /GUARANTOR/ MORTGAGOR

The above mentioned borrower /s is/ are hereby noticed to pay the sum as mentioned in section 13(2) Notice in full before the date of auction, failing which property will be auctioned / sold and balance dues if any will be recovered with Interest and cost from borrowers/ guarantors /mortgagor.

Date : 27-08-2026 | Place : Ahmedabad **Sd/- Authorized Officer, BANK OF BARODA**

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, Challaghatta, 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	45228640000601	1) Mr. Agravat Vipuldas Ramanikbhai 2) Mr. Agravat Manoj Ramaniklal 3) Mrs. Agravat Naynaben Vipuldas	**Rs.3391907/-** (Thirty Three Lakh Ninety One Thousand Nine Hundred and Seven Rupees Only) **as of 17/09/2025**	**Rs.12,60,000/-** (Rupees Twelve Lakh Sixty Thousand Only)
	Details of Secured Assets: All that Piece and Parcels of Immovable Property Comprising of Residential Tenement Constructed on land admeasuring 501-66 Sq.Mtrs., of Plot No.44, lying and Situated at Gamtal of Village Chhatar of Tankara Taluka of Morbi District all buildings and structures anything attached to the earth, both present and future and **bounded on: North:** Road, **South:** Plot No.46, **East:** Plot No.45, **West:** Road.			

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: 29.08.2026, Place: Gujarat **Sd/- Authorized Officer, Jana Small Finance Bank Limited**

बैंक ऑफ़ बड़ौदा Bank of Baroda

Ahmedabad City Region-1 3rd Floor, Bank of Baroda Towers, Nr. Law Garden,Ellisbridge, Ahmedabad-380006
Email: Recovery.ahmedabadcity@bankofbaroda.co.in

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

"APPENDIX- IV-A [See proviso to Rule 6 (2) & 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 6 (2) & 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 **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"** for recovery of below mentioned account/s. The details of Borrower/s/ Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below –

Sr / Lot No.	Name & address of Borrower/s / Guarantor/ Mortgagors	Give short description of the immovable property with known encumbrances, if any Status of Possession (Constructive /Physical)	Total dues	Reserve Price EMD & Bid Increase Amount	Property Visit date and Visit Timings And Concerned Branch
1	Mrs. Hemlata Dilipsinh Lodha (MD GARMENTS)	Block-A, Shop/Unit no – A-113,1st Floor, Atithi Ashray, Besides Sepal Elegant, Near Adani Gas Station, Off SP Ring Road, New Vatva, Ahmedabad **Status of Possession : Physical**	Rs .43,33,333/- (Rupees Forty three lacs thirty three thousand three hundred and thirty three only) + Unapplied Interest and other charges & less recovery thereafter.	**Reserve Price :** Rs.27,60,000 /- (Rupees Twenty seven lacs sixty thousand Only) **EMD :** Rs.2,76,000 /- (Rupees Two lacs seventy six thousand Only) **Bid Increase Amount :** Rs. 10,000/- (Rupees Ten Thousand Only)	**Visit Date:** 21-09-2026 to 25-09-2026 **Timings:** 11:00 AM to 3:00 PM (With prior appointment from **Authorized Officer SP colony Branch Mob. No. +91 9978446546 Email: SARDAR@bankofbaroda.co.in)**
2	Mrs Dipika Ambarnath Dan & Mr Ambarnath Devnarayan Dan (M/s Mahakali Engineering)	Flat no A-306, 3rd Floor, Bhagwat Elegance", Nr Ganesh Apartment, Lambha-Vatva Canal Road,Mouje-Vatva, Dist-Ahmedabad-382405 **Status of Possession : Physical**	Rs .39,55,421 /- (Rupees Thirty nine lacs fifty five thousand four hundred and twenty one only) + Unapplied Interest and other charges & less recovery thereafter.	**Reserve Price** : Rs. 22,63,000 /- (Rupees Twenty two lacs sixty three thousand Only) **EMD :** Rs. 2,26,300 /- (Rupees Two lacs twenty six thousand Only) **Bid Increase Amount :** Rs. 10,000/- (Rupees Ten Thousand Only)	**Visit Date:** 21-09-2026 to 25-09-2026 **Timings:** 11:00 AM to 3:00 PM (With prior appointment from **Authorized Officer SP colony Branch Mob. No. +91 9978446546 Email: SARDAR@bankofbaroda.co.in)**
3	Mrs Jagrutiben P Bhavsar (R.B. Enterprise)	Shop no 13& 14 Basement, Abhushan Complex, Bank of Baroda S. P Colony Branch,S. P Stadium Road ,Navrangpura, Ahmedabad **Status of Possession : Physical**	Rs .30,78,496/- (Rupees thirty lacs seventy eight thousand four hundred and ninety six only)+ Unapplied Interest and other charges & less recovery thereafter.	**Reserve Price** : Rs.21,27,000/- (RupeesTwenty one lacs twenty seven thousand Only) **EMD :** Rs.2,12,700 /- (Rupees Two lacs twelve thousand Only) **Bid Increase Amount** : Rs. 10,000/- (Rupees Ten Thousand Only)	**Visit Date:** 21-09-2026 to 25-09-2026 **Timings:** 11:00 AM to 3:00 PM (With prior appointment from **Authorized Officer Chandlodiya Branch Mob. No. +91 9451183872 Email: CHAAHM@bankofbaroda.co.in)**
4	M/s M D Garments	1.Single cutter machine, 2. New express Flat cutter machine, 3. New Express Rip cutter machine, 4. D h a g a Clean Machine, 5. Four Thread machine, 6. Jig jag Machine, 7. Juki Bartech Machine, 8. Folder Auto, folder machine, 9. TSOL single computer machine, 10. H cutter Machine, 11. Flat cutter Attach Machine, 12.Different types of Die 13. Mod Making Machine **Status of Possession : Physical**	Rs .43,33,333/- (Rupees Forty three lacs thirty three thousand three hundred and thirty three only) + Unapplied Interest and other charges & less recovery thereafter.	**Reserve Price** : Rs.29,87,203/- (RupeesTwenty nine lacs eighty seven thousand two hundred and three Only) **EMD :** Rs.2,98,720 /- (Rupees Two lacs ninety eight thousand and seven hundred twenty Only) **Bid Increase Amount** : Rs. 10,000/- (Rupees Ten Thousand Only)	**Visit Date:** 21-09-2026 to 25-09-2026 **Timings:** 11:00 AM to 3:00 PM (With prior appointment from **Authorized Officer SP colony Branch Mob. No. +91 9978446546 Email: SARDAR@bankofbaroda.co.in)**
5	M/s Mahakali Engineering	Fully Automatic CNC Turning Machine **Status of Possession : Physical**	Rs .39,55,421 /- (Rupees Thirty nine lacs fifty five thousand four hundred and twenty oneonly)+ Unapplied Interest and other charges & less recovery thereafter.	**Reserve Price** : Rs.11,87,000/- (Rupees Eleven Lacs Eighty seven thousand Only) **EMD :** Rs.1,18,700 /- (Rupees one lacs eighteen thousand seven hundred Only) **Bid Increase Amount** : Rs. 10,000/- (Rupees Ten Thousand Only)	**Visit Date:** 21-09-2026 to 25-09-2026 **Timings:** 11:00 AM to 3:00 PM (With prior appointment from **Authorized Officer SP colony Branch Mob. No. +91 9978446546 Email: SARDAR@bankofbaroda.co.in)**

Date of e-Auction Time of E-auction : 01-10-2026, Start Time 2:00 PM to End Time 6:00 PM (unlimited extension of 10 minutes)

For detailed terms and conditions of sale, please refer/visit to the website link **https://bankofbaroda.bank.in/e-auction** and online auction portal **Baanknet.com.** Also, prospective bidders may contact the Authorised officer on Mobile **(GST/TDS as per Government Rules applicable shall be payable by purchaser on sale of Movable/ Immovable Assets.)**

AS PER SARFAESI Act, STATUTORY -30- DAYS SALE NOTICE TO THE BORROWER /GUARANTOR/ MORTGAGOR

The above mentioned borrower /s is/ are hereby noticed to pay the sum as mentioned in section 13(2) Notice in full before the date of auction, failing which property will be auctioned / sold and balance dues if any will be recovered with Interest and cost from borrowers/ guarantors /mortgagor.

Date : 27-08-2026 | Place : Ahmedabad **Sd/- Authorized Officer, BANK OF BARODA**

AXIS BANK — Axis Bank Ltd. (CIN: L65110GJ1993PLC020769)

Branch Office: Axis Bank Limited, Collection Center, First Floor, Unit No.101 & 102 (Part) Balleshwar Avenue S G Highway Opp. Rajpath Club Bodakdev Ahmedabad Gujarat - 380054. **Corporate Office** : Axis Bank Ltd., 3rd Floor, Gigaplex, NPC – 1, TTC Industrial Area, Mugalsan Road, Airoli, Navi Mumbai – 400 708.

Possession Notice APPENDIX –IV [Rule 8(1)]

Whereas, the undersigned being the Authorized Officer of the AXIS BANK LTD. under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules 2002, issued a demand notice dated mentioned herein below tabel calling upon the Borrower/Co-Borrower/Mortgagor/Guarantor, mentioned herein below table to repay the amount mentioned hereunder in the notice as mentioned in the said notice together with further interest at the contractual rate on the aforesaid amount and incidental expenses, costs, charges etc. incurred/to be incurred, within 60 days from the date of the said notice. Borrower/Co-Borrower/Mortgagor/Guarantor, mentioned herein below tabel having failed to repay the Banks dues as mentioned in the notice issued to him under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, notice is hereby given to the Borrower and other mentioned herein above in particular and the public, in general, that the undersigned has taken Possession (mentioned herein below tabel) of the property described herein below in exercise of powers conferred on him under section 13(4) of the said Act read with rule 8 of the said Rules on following date.

Borrower/Co-Borrower/Mortgagor/Guarantor mentioned herein below tabel in particular, and the public, in general, are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the AXIS BANK LTD for an amount mentioned herein below tabel as mentioned in the said notice together with further interest at the contractual rate on the aforesaid amount and incidental expenses, costs, charges etc. incurred/to be incurred.

The Borrowers attention is invited to the provisions of sub Section (8) of section 13 of the SARFAESI act, 2002 in respect of time available, to redeem the secured assets.

Description of the Properties

Sr. No	Name of Borrower/ Guarantor/ Co-Borrower	Demand Notice Date & o/s. Amount Rs (interest + Charges-Recovery	SCHEDULE OF IMMOVABLE PROPERTY	Date & Type of Possession
1	1) MR. KAKADIYA RAJNIBHAI MADHABHAI 2)MRS. KAKADIYA SHILPABEN RAJNIBHAI	04-07-2026 & Rs. 25,37,840.23/- as on 01-07-2026	All Right Title And Interest In Flat No. 102, Carpet Area 57.96 Sq. Mtrs. And Built Up Area 62.42 Sq. Mtrs. On 1st Floor Along With 15.74 Sq. Mtr. Undivided Proportionate Share In Underneath Land Of Building No.: B Of "Iden Arcon" Situated At Re. Survey No. 80,80/1 And 81/3, Block No. 79/A, As Per 7/12 Total Area He. Area 1-95-07 Sq. Mtrs. T.P. Scheme No. 85(Sarthana-Pasodara-Laskana), Final Plot No. 63, As Per Final Plot Area 11,704 Sq. Mtrs. As Per Passing Plan Sub Plot No. 1, 2 And 3 Paiki Sub-Plot No.,1, Area 2739.23 Sq. Mtrs. Of Village: Sarthana, Sub-District Taluka: Puna, District: Surat Which Is Kakadiya Shilpaben Rajnibhai. Boundaries :East: Society Internal Road Then After Sub-Plot No. 2,West : Building No. A, North: Society Internal Road Then After Main Road, South: Society Internal Road Then After Building-C.	27.08.2026 (Symbolic)
2	(1) MRS.LAXMI KANWAR VIKARMSINGH 2)MR. VIKARMSINGH	04-06-2026 & Rs.20,98,545.63/- as on 27/05/2026	All That Piece And Parcel Of Property Bearing Surat District, Sub-District Taluka Choryasi (Now Udhna) Of Moje Village Dindoli Survey Number: 73, 81 Whose Block Number: 123 To Which Tp Scheme Is Applicable Tp Scheme Number: 69 (Godadara-Dindoli), Fa. Plot Number: 111 Out Of The Uncultivated Land Allotted, Sub-Plot Number: 4 Shown In The Sub-Division Plan Approved By Surat Municipal Corporation, Whose Area Is 7198 Sq.M. "Ayodhya Nagari" Is A Planned Semi-High Rise Building Of Apartment Type, Out Of Which 11) Among The Residential Building In Building No.: F/3; A Flat-Property With Flat Number: 403 On The Fourth Floor, Having A Carpet Area Of 50.00 Sq.M. And A Built-Up Area Of 54.30 Sq.M. And A Built-Up Area Of 54.30 Sq. Mtrs. Which Is The Name Of Mrs. Laxmi Vikram Singh & Mr. Vikram Singh. Boundaries : East : Applicable Road,West : Applicable Flat No. F/3-402, North : Applicable Flat No. F/2-402, South : Applicable Flat No. F/3-404.	27.08.2026 (Symbolic)
3	1) MR. SAVANI KANTILAL NARANBHAI 2)MR. SAVANI MANSHUKHBHAI NARANBHAI 3) MR. SAVANI TUSHARBHAI GHANSHYAMBHAI	08-06-2026 & Rs.17,53,027/- as on 27/05/2026	All That Piece And Parcel Of Property Bearing Surat District, Kamrej Sub-District Moje Village Umbhel Res.S.No.461/1, Which Under The Consolidation Law Has Been Registered From Block No.: 599 With An Area Of About 51 Ha.0-51 Aare-13 Sq.M. Uncultivated Land For Residential Purposes And Moje Village Umbhel Block No.: 598/B With An Area Of About 5720.00 Sq.M. Uncultivated Land Has Been Registered From Block No.: 598/B With An Area Of About 5720.00 Sq.M. I.E. 6841.12 Sq.M. Flat No.: 202, Located On The Third Floor Of The Building "B1" Known As "Sharanam Residency" Built On Uncultivated Land For Residential Purposes, With A Built-Up Area Of 71.59 Sq.M. Is The Total Area Of The Flat And All Rights Attached To It Which Is In The Name Of Mr. Savani Kantilal Naranbhai. Boundaries : East : Applicable C.O.P, West : Applicable Block No. 598/Paiki, North : Applicable Building No. C., South : Applicable Building No. A.	27.08.2026 (Symbolic)
4	1) MR. SONAVANE SITARAM GANGARAM 2) MRS. VARSHA SITARAM SONAVANE	04/06/2026 & Rs. 16,28,956/- as on 27/05/2026	All That Piece & Parcel Of Immovable Property Bearing At Bearing Plot No.: 238 Admeasuring About 56.00 Sq. Yard Equivalent To 46.82 Sq. Mtrs. Together With Thereon Construction Ground Floor Admeasuring About 38.84 Sq. Mtrs. Together With Undivided Proportionate Share In The Land Road And C.O.P. Land Area Admeasuring About 14.81 Sq. Mtrs. Total Admeasuring About 61.63 Sq. Mtrs. Of "Sai Darshan Society" Situtated On Land Bearing Revenue Survey No.: 100/4/100/3, 102/1, 102/2 And 101, Block No.: 100 And 101, T.P. Scheme No. 69 (Godadra-Dindoli) Admeasuring About 45628.00 Sq. Mtrs. Of Village: Godadara, Sub. Dist.: City, Dist.: Surat., Which Is In The Name Of Mrs. Varsha Sitaram Sonvane. East : Applicable Plot No .295, West : Applicable Societys Internal Road, North : Applicable Plot No .237, South : Applicable Plot No .239.	27.08.2026 (Symbolic)
5	1) MR. PATEL VIJAYKUMAR JAYNTIBHAI 2)MRS. PATEL DIPIKABEN	08/06/2026 & Rs. 12,47,892/- as on 27/05/2026	All That Piece And Parcel Of Property Bearing District Surat, Sub-District Taluka: Udhanana Moje: Dindou Village Res.No. 88/1 Whose Block No.: 140, T.P. Scheme No. 69 (Dindoli-Godadara) Final Plot No. 125 Of 13744.00 Sq.M. Uncultivated Land Planned Under The Name Of "Gokuldham Township Among The Low-Rise Buildings Building No.: D-2, Flat No. 202 On The Second Floor, The Property Having An Area Of 635 Sq.Ft. I.e. 42.47 Sqm. As Per The Super Built-Up Area, Including The Undivided Portion Of The Land Lying On The Ground Floor Of The Said Building And The Land On The Road Of The Society Wich Is In The Mane Of Mr. Patel Dipikaben. Boundaries : East : Society's Road,West : Society's Wall, North : Building No. D-3., South : Building No. D-1.	27.08.2026 (Symbolic)
6	(1) MR. BHAYANI CHIMAN DAMJIBHAI 2)MRS. BHAYANI SHWETA CHIMANBHAI	08-06-2026 & Rs. 11,19,250/- as on 27-05-2026	All That Piece OrParcel Of Surat District, Sub-District TalukaAdajan, Moje Village Mota Varachha ,Survey No.581/2, Block No. 496, 11635 Sq.M. Land Registered Under T.P. Scheme No.25 (Motavarachha) ApplicableTo F.Plot No.71/A, Whose Area Is 6740 Sq.M. Is The Flat No. 501 On The Fifth Floor Of "Building-F" Among The Buildings Constructed In "Vaibhav Lakshmi Residency" ,The Property With A Super Built-Up Area Of 714 Sq.Ft And A Built-Up Area Of 460 Sq.Ft I.E. 42.75 Sq.M.The Property Comprising The Flat And The Ground Floor Of The Building, Including The Common Use Of The Land Including Parking And The Undivided Proportionate Rights Of The Land Of The Cop,Including The Property Comprising Undivided Land Measuring Approximately 20.47 Sq.M., Which Is In The Name Of Mrs. Bhayani Shweta Chimanbhai. Boundaries : East : Applicable Building No. E, West : Applicable BuildingNo. G, North : Internal Road And C.O.P, South : Applicable F.P. No. 70/A.	27.08.2026 (Symbolic)
7	1) MR. DINESH BHAI BHIKHABHAI MENDAPARA 2)MRS. MANJUBEN DINESHBHAI MENDAPARA	14-05-2026 & Rs. Rs. 8,84,801/- as on 12-05-2026	All That Piece And Parcel Of The Land And Building Bearing Of Shop No.: 2012 Carpet Area Admeasuring About 281.58 Sq. Fts. Equivalent To 26.17 Sq. Mtrs., On 2nd Floor Together With Undivided Proportionate Share In Underneath Land Of "Rajmahal Mall" Constructed On Land Bearing Revenue Survey No.: 118, Block No.: 190/Paiki 2, T. P. Scheme No.: 69 [Godadradindoli], Final Plot No.: 161 Admeasuring About 13951.00 Sq. Mtrs. Of Village: Dindoli, Sub. District: City, District:,Surat, Which Is In The Name Of Mrs. Manjulaben D Mendapara. Boundaries : East : Adj. Road, West : F. P. No.: 160, North: F. P. No.: 162/B And Road, South: F. P. No.: 68/B And F. P. No.: 158	27.08.2026 (Symbolic)
8	1) MR. NAKUM PANJABHAI BHIMABHAI (2)MRS. NAKUM KANCHANBEN PANJABHAI	18-07-2026 & Rs. 7,24,919/- as on 17-07-2026	All That Right Interest That Piece And Parcel Of The Land And Building Bearing Of Plot No.: 232 Admeasuring About 12 X 32.6 Fts. Equivalent To 36.24 Sq. Mtrs. Together With Thereon Construction Admeasuring About 36.24 Sq. Mtrs. Together With Undivided Proportionate Share In Underneath Land Road And C.O.P. Area Admeasuring About 15.86 Sq. Mtrs. Total Admeasuring About 52.10 Sq. Mtrs. Of "Dhruvpark Housing Society" Constructed On The Land Bearing Revenue Survey No.: 177, 178, 179, 180/1/2/B, Block No.: 180 Admeasuring About 30352.00 Sq. Mtrs. Of Village: Godadara, Sub. Dist.: City, Dist.: Surat., Property Owned By Mr. Nakum Punjabhai Bhimabhai. Boundaries : East : Adj. Road, West : Plot No. 201, North: Plot No. 233, South: Plot No. 231.	27.08.2026 (Symbolic)
9	1) MR. RAHUL MAHENDRABHAI MAHETA 2)MRS. BEENA RAHUL MAHETA	01-05-2026 & Rs. 4,36,520/- as on 20-04-2026	All That Piece And Parcel Of Surat District Registration Sub District Taluka City Surat City Revenue Survey No. 81/1 Of Jahangirpura Whose Block No. 132 Land To Which Draft T.P. Scheme No. 46 (Jahangirpura) Has Been Allotted Final Plot No. 61 And As Per Final Plot The Area Of The Said Land Is: 6894-00 Sq.M. It Is Uncultivated Land Of "Radhakrishna (Jahangirpura) Co.O.H.S.L." "Shagun Residency" Built Under The Building No. '2', The Property Consisting Of Flat No. 301 On The Third Floor, Which Has A Built-Up Area Of 824-00 Sq.Ft. I.E. 76- 55 Sq.M. And Built-Up Area: 594-00 Sq.M. I.E. 55-18 Sq.M. And Carpet Area: 495-00 Sq.M. I.E. 45-99 Sq.M., Which Is In The Name Of Mr. Rahul Mahendrabhai Mehta. Boundaries : East: Tp Road, West: Land Of Final Plot No.30/1, North: Land Of Final Plot No.30/1/2, South : Tp Road.	27.08.2026 (Symbolic)

Please further note that as mentioned in sub-section 13 of Sec. 13 of the aforesaid Act, you shall not transfer by way of sale, lease or otherwise any of the assets stated under security referred to in this Notice without prior written consent of our Bank.

Date : 31.08.2026, Place : Gujarat **Authorised Officer,Axis Bank Ltd.**