PUBLIC NOTICE

Notice is hereby given to the public at large that the property more particularly described in the Schedule hereunder is the jointly acquired property of **Mr. Motilal Bastimal Jain (Semlani) and Mr. Pradeep Motilal Jain (Semlani)** The said property was purchased by them from the **M/s. Premlok Construction by a registered Deed of Agreement to sale which duly registered in the office of Sub Registrar Haveli No. 8 at Serial No. 1526/2004 dated 04/03/2004.**

That one of the owners, **Late Mr. Motilal Bastimal Jain (Semlani), expired on 05/05/2021,** leaving behind his legal heirs, namely his **wife Smt. Jivanlata Motilal Jain, daughter Mrs. Sangeeta Narendra Punmiya, son Mr. Sandeep Motilal Jain, Mr. Pradeep Motilal Jain, Mr. Sachin Motilal Jain Except for the aforesaid persons, there are no other legal heirs of Late Mr. Motilal Bastimal Jain (Semlani),**

The aforesaid legal heirs/owners, namely **Smt. Jivanlata Motilal Jain, Mrs. Sangeeta Narendra Punmiya, Mr. Sandeep Motilal Jain, and Mr. Sachin Motilal Jain,** have decided to release their respective shares, rights, title, and interest in the said flat in favour of **Mr. Pradeep Motilal Jain by executing a duly registered Release Deed. The said Release Deed was registered with the Sub-Registrar, Haveli No. 5, under Serial No. 25248/2024, dated 08/11/2024.** By virtue of the said **registered Release Deed, Mr. Pradeep Motilal Jain** has become the sole and absolute owner of the said flat, with all rights, title, interest, and ownership therein.

That my client, Mr. Pradeep Motilal Jain, being the sole and absolute owner of the said flat by virtue of the aforesaid registered Release Deed, intends to mortgage the said property in favour of the Bank as security for the loan/financial facility to be availed by him.

All person/s having claim against or in respect of the said property more particularly described in the schedule hereunder or any part thereof by way of sale, exchange, mortgage (equitable, registered or otherwise), gift, trust, inheritance, family arrangement, maintenance, bequest, partnership, possession, lease, sub-lease, tenancy, licence, lien, charge, pledge, easement or otherwise howsoever are hereby requested to notify the same in writing to me / us with supporting documentary evidence as the address mentioned herein below **within 7 days** from the date hereof, failing which the claim or claims if any of such person or persons will be considered to have been waived and / or abandoned and my client shall proceed with the disbursement of loan and creation of mortgage in respect thereof.

SCHEDULE OF THE PROPERTY

All that piece and parcel **Flat No. 108 on First Floor, admeasuring 69.67 Sq. Mtrs.** Carpet along with terrace admeasuring **7.43 Sq. Mtrs.** in **building /wing 'B'** in the project viz. **" Madhuban B Co-operative Housing Society Limited", constructed on Survey No. 115/A/2, 125/5, being and lying at Village Kalas,** Taluka and Sub-Registration District Haveli, District and Registration District Pune and within the local limits of Pune Municipal Corporation bearing **PMC Property No. 0/1/48/03565008,** along with fitting, fixtures, Gas Pipe connection along with therein amenities & facilities.

Place: Pune
Date: 28/08/2026

Adv. Akash Kacharu Kamble
Office No. A1, Gawade Mansion, Behind Gawade Petrol Pump, Gawade Nagar, Chinchwad, Pune - 411033.
Mobile: +91 7875921377 / +91 8208488967

Federal Bank

LCRD PUNE DIVISION,
Elevated Ground Floor (Mezzanine Floor), Shop No. S-2, Nikhil Pride, Tilak Road, Pune - 411030, Phone No.: +91-9468000860,
Email ID:- pnelcrd@federalbank.co.in
Website: **www.federalbank.co.in**

Sale Notice for Sale of Movable Assets Under Hypothecation

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described Movable Properties Hypothecated / Charged to the Federal Bank Limited (Secured Creditor), the physical possession of which has been taken by the Authorised Officer of The Federal Bank Ltd. (Secured Creditor), will be sold on **"As is where is", "As is what is"** and **"Whatever there is"** basis on **16/09/2026**, for recovery of **Rs. 5,35,652.17 (Rupees Five Lakh Thirty Five Thousand Six Hundred Fifty Two and Paise Seventeen only)** as on **28.02.2025** due to The Federal Bank Limited (secured creditor) with further interest, cost and other charges plus expenses from **Shri. Nutan Harakchand Munot** and **Smt. Laxmi Nutan Munot**.

The Reserve Price & EMD for Hypothecated Vehicles are mentioned below: -

Description of Hypothecated Property to be sold

Description Hypothecated Vehicles	Reserve Price	EMD (10%)
1) **MARUTI Celerio VDI, Z2S**, having Chassis No. **MA3FTAH1S00350162**, Engine No. **E08AN1012228**, 2016 Model, Diesel, Silky Silver Colour, bearing Registration Number **MH 12 NP 4730**	**₹ 2,50,000/-** (below which property will not be sold)	**₹ 25,000/-**

For detailed terms and conditions of the sale. please refer to the link provided in the website of The Federal Bank Ltd i.e.
https://www.federalbank.co.in/web/guest/tender-notices

Date: 27/08/2026
Place: PUNE.

For The Federal Bank Ltd.
Sd/-
(Authorized Officer under SARFAESI Act).

JPY1_2028

बैंक ऑफ महाराष्ट्र
Bank of Maharashtra
भारत सरकार का उद्यम
एक परिवार एक बैंक

Asset Recovery Branch : 2nd Floor, Agarkar High School Bldg., Somwar Peth, Pune - 411011. Phone : 7030924078,
E-mail: brmgr1453@bankofmaharashtra.bank.in

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 proviso to Rule 8(6) and 9(1) of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the Borrower and Guarantors that the below described immovable properties mortgaged/charged to the Secured Creditor i.e. Bank of Maharashtra, the **Possession** of which has been taken by the Authorized Officer of Bank of Maharashtra, will be sold on **"As is where is", "As is what is", and "Whatever there is"** for recovery of the balance due to the Bank of Maharashtra (Secured Creditor) from the Borrower and Guarantors, as mentioned in the table. Details of the Borrower and Guarantors, amount due, Short Description of the immovable property and encumbrances known thereon, possession type, reserve price and earnest money deposit & increment are also given as under:

Sr. No	Name of Borrowers / Guarantors	Amount Due (Rs.)	Short description of the immovable property and Type of Possession	Reserve Price / EMD Amt. / Bid Increment Amt.
1	Borrower: - **M/s. Shivling Enterprises (Prop. Mr. Anand Shivling Arkal)** Guarantor: - **Shivling Kankayya Arkal Balram Rajaram Kodam**	**Rs. 3,17,11,761.24 (Rupees Three Crore Seventeen Lakhs Eleven Thousand Seven Hundred sixty one and Paise Twenty Four only)** and expenses thereon minus recovery if any.	**Property Lot No. 1 :** All those pieces and parcels of the land situate being and lying at village Kasbe Solapur in the registration Distt Solapur, Sub Distt North Solapur admeasuring 586.22 Sq. mtr. and bearing CTS/Survey No. Plot No. 42, Survey No.153/2/A/1. **• Encumbrance: Not Known • Possession Type: Physical**	**Reserve Price:** Rs.70,00,000/- **EMD:** Rs. 7,00,000/- **Bid Increment amount:** Rs. 50,000.00/-
2	Borrower : **M/s Schematic Aircon & Automation Private Limited** Directors **1.Sandeep Shankar Awari 2.Pradeep Shankar Awari**	**Rs. 4,38,10,290 (Rupees Four Crore Thirty Eight Lakhs Ten Thousand Two Hundred Ninety Only)** plus interest thereon @ Contractual Rate p.a WEF 09.02.2023 apart from cost, expenses and charges minus recovery if any due	**Property Lot No. 2 :** All the Piece & Parcels of Residential Bunglow Gound + 1st Floor on S No 47 Hissa No 1/1+2/1+2/2+3/1+3/2 behind Mahindra Showroom Chandan Nagar located in Sunita Nagar Off Old Mundhwa Road Wadgaon Sheri Tal Haveli Dist Pune 411014 Area admeasuring 335.60 Sq. Mtr. **Bounded as below: North:** by S No 46 P, **South:** by Part of Land, **East:** by Part of Land/Road, **West:** by Property of Mr Chaudhari & Others **• Encumbrance: Not Known • Possession Type: Physical**	**Reserve Price:** Rs. 2,29,83,000/- **EMD:** Rs. 22,98,300/- **Bid Increment amount:** Rs. 50,000.00/-

Contact Details: Asset Recovery Branch Pune : Mr. Sudhir Kulkarni (Branch Head) (Mob: 7030924078 /9960357705) and Manager Sudheer Pandey - 8376960405

Sr. No.	Particulars		Date & Time
1.	Date and time of E- Auction	For Lot No. 1 to 2	16.09.2026 between 11.00 a.m. and 3.00 p.m.
2.	Last Date of Submission of Bid with EMD		16.09.2026 up to 2 p.m.
3.	Inspection Date & Time	For Lot No. 1 to 2	01.09.2026 to14.09.2026 between 11:00 am. and 5:00 pm

Important information: There may be some dues of respective society claiming maintenance charges etc. Bidders are therefore advised to confirm any dues from respective society for property put on auction or any Govt. due from Govt. Authorities or any unpaid dues of the builder. Charges if any due on the respective property shall be borne by the bidder.

Note:

1. **Bank has Possession with No any known encumbrance.** However, there can be some dues by respective societies, Government/local authority/ies claiming maintenance charges etc. Bidders are therefore advised to confirm the dues/charges/encumbrances from respective society/authority/ies/builder. Dues/Charges/ encumbrances, if any due on the respective property, shall be borne by the bidder.
2. E-auction shall be conducted through the PSB Alliance. Bidders have to log in on the website – **"https://baanknet.com/"**and have to register themselves. In this regard, please note that verification of KYC documents takes 2-3 days' time. Hence, bidders are advised to register and upload KYC documents well in advance to avoid last minute anxiety / rush. For Registration related queries, the contact number is 8291220220 and E mail id is "support.baanknet@psballiance.com".

For detailed terms and conditions of the sale, please refer to the link **"https://www.bankofmaharashtra.in/properties_for_sale.asp"** provided in the Bank's website.

Date: 27/08/2026
Place: Pune

This notice is also being published in vernacular.
The English version shall be final if any question of interpretation arises.

Asst. Gen. Manager & Authorised Officer,
Bank of Maharashtra

Bank of India
Relationship beyond banking

Asset Recovery Department
1162/6 Ganesh Khind-University Road,
Next to Hardikar Hospital, Shivajinagar Pune 411005
Email : ARD.Pune@bankofindia.co.in,
Ph. No. 020-25521528

SALE NOTICE FOR SALE OF IMMOVABLE / MOVABLE PROPERTIES

E-auction sale notice for sale of immovable/ movable assets under the Securitization 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 Borrowers and Guarantors that the below described immovable/movable property mortgaged/ charged to the Secured Creditor, the Symbolic/ Physical Possession of which has been taken by the Authorised Officer of the Bank of India (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 borrowers(s) and guarantor(s). The reserve price and the earnest money deposit will be as mentioned in the table below against the respective properties

Last date for submission of bid for all properties 29/09/2026,
E Auction of all properties on 29/09/2026 time from 11:00 AM to 5:00PM

S. N.	Name of Branch and Name Address of Borrowers / Guarantors and Outstanding Amount	Brief Description of Property / Vehicles	Reserve Price / EMD (Rs. in lakhs) / Date of Inspection	Date of Demand Notice and Date Of Possession & Type Of Possession Bid Increase Amount
1.	**Branch Theur** **Name of the A/c. - i) Akshay Sanjay sangale ii)Vikas Sanjay Sangale iii) Sadhna Sanjay Sangale**	All the Part and parcel of residential property situated at Flat no.606, 6th floor, Shree Ganesh Park Phase 2, A Building, Gat no. 1B,Kolwadi, Taluka Haveli, Distt.-Pune-412110 admeasuring 52.01 sq ft(carpet area) in the name of Mr. Akshay Sanjay Sangale and Mr Vikas Sanjay Sangale. **Boundary- East-**open space; **West-**By entrance; **North-** Open Space ; **South-** By lift lobby staircase	**18.82** ---------- **1.89** ---------- **22.09.2026**	**20.02.2026** ---------- **06.05.2026 (Symbolic)** ---------- **Rs. 10,000**
2.	**Branch : Salunke Vihar** **Name of the A/c: - Warren Christopher David & Mrs. Hazel Mary David** EQM of Flat No 12, 2nd Floor, "Mahalaxmi Vihar" S No 17/1+10A/1, Plot No 19A, Hole Wasti, Undri Tal Haveli Dist Pune 411060. **Area :** 649 Sq Ft **(Amount Outstanding :** 32.40 lakhs + interest+ expenses w.e.f. 05.10.2024)	All the Part and parcel of freehold residential property situated at Flat No 12, 2nd Floor, "Mahalaxmi Vihar" S No 17/1+10A/1, Plot No 19A, Hole Wasti, Undri Tal Haveli Dist Pune 411060 admeasuring 649 sq.ft. jointly in the name of Mr.Warren Christopher David & Mrs. Hazel Mary David. **Boundary : East –** By Open Space **West –**By passage & flat no.13 **North –** By Flat No 11 **South –** By Open Space	**32.28** ---------- **3.23** ---------- **22.09.2026**	**04.11.2024** ---------- **21.01.2025 (Symbolic)** ---------- **Rs. 10,000**
3.	**Branch : Sinhagad Road** **i)Ajay Ashok Kulkarni** **ii)Shobha Ajay Kulkarni**	All the Part and parcel of freehold residential property situated at flat situated at Flat no.108,First Floor, Vibha CHSL, S.no. 43, Hissa no.61&62, Near Manaji Nagar/ Devarshi Complex, Vill-Narhe, Tal Haveli, Distt- Pune. admeasuring 41.71 sq.mtr. jointly in the name of Mr.Ajay Ashok Kulkarni & Mrs. Shobha Ajay Kulkarni. **Boundary** : **East :** By Passage **West :** By Open Space **North :** By Flat No 101 and open space **South :** By Flat No 107	**29.88** ---------- **2.99** ---------- **22.09.2026**	**08.05.2026** ---------- **31.07.2026 (Symbolic)** ---------- **Rs. 10,000**
4.	**Branch: Baramati** **Name of the A/C - Pandurang Jalindhar Kshirsagar** **(Amount Outstanding :** Rs. 11.83 lakhs + interest+ expenses)	1. Hypothecation of New Preet Tractor 3539 II Challenger 2. Engine no.- P33509138 3. Chassis no-10243530619 4. Registration no.- MH42BN4533 5. Agri implements like Bach Tokani Multicrop Thresher machiner(Star Deluxe 2024model)	**5.36** ---------- **0.54** ---------- **22.09.2026**	**14.08.2025** ---------- **06.03.2026 (Physical)** ---------- **Rs. 6,000**

Details of Encumbrance known to the secured creditors. No known Encumbrance

The auction sale will be online e-auction/bidding 'on' **"AS IS WHERE IS", "AS IS WHAT IS BASIS"** and **"WHATEVER THERE IS"** through the **Website https:/ BAANKNET.com**/eauction-pstion dated **29/09/2026** from 11:00 am to 05:00 pm for detailed terms and conditions of the sale, please refer to link provided in bank of India (secured creditor) website www.bankofindia.bank.in/Dynamic/Tander or **https://BAANKNET.com/eauction-psb/ 1.**The property shall be sold with all existing or future encumbrances (if any). The authorized Offi cer shall not be responsible for any third party rights /claims or dues on the properties. 2.To the best of knowledge and information of the Authorized Officer, there is no encumbrance on the property. The intending bidders should make their own independent inquiries regarding encumbrances/ title of properties, statutory liability /tax liability /arrears of property tax etc.

Date : 28.08.2026
Place : Pune

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

Sd/-
Authorised Officer, Bank of India

बैंक ऑफ महाराष्ट्र
Bank of Maharashtra
भारत सरकार का उद्यम
एक परिवार एक बैंक

Camp Branch, Pune : (Branch Code No. 0076)
628/629, Khudamurad Building, Sachapir Street, Pune 411001,
Ph : 020-26137250, 26130416,
Email : bom76@bankofmaharashtra.bank.in

DEMAND NOTICE

[(Under Section 13(2) of the Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act. 2002 (SARFAESI ACT) read with Rule 3(1) of the Security Interest (Enforcement) Rule, 2002)]

The accounts of the following Borrowers with **Bank of Maharashtra** having been classified as NPA, the Bank has issued notices under S.13(2) of the SARFAESI Act on the dates mentioned below. In view of the non-service of the notices on the last known address of below mentioned Borrowers, this public notice is being published for information of all concerned.

The below mentioned Borrowers are called upon to pay to **Bank of Maharashtra** within 60 days from the date of publication of this Notice, the amounts indicated below due on the dates together with future interest at contractual rates, till the date of payment, under the loan/and other agreements and documents executed by the concerned persons. As security for the Borrowers' obligation under the said agreements and documents, the respective assets shown against the names have been charged to **Bank of Maharashtra.**

Branch, Name & Address of Borrower(s)	Outstanding Amount as on the date of issue of demand notice
Branch: Camp **1. M/S Yash Enterprises (Borrower)** Prop. Late Manoj Arvind Shindekar (Represented through known and unknown legal heirs)1201, Center Street, Shimpi Gali, Camp Pune-411001	Rs. 9,21,780/- (Rupees Nine Lakhs Twenty One Thousand Seven Hundred Eighty only) plus future interest thereon @ 10.10% in TL w.e.f. 25.08.2026 and penalty, cost and expenses
• Date of NPA : 10/07/2026	**• Date of Demand Notice : 25/08/2026**

Description of the property Mortgaged- Primary Security- Equitable Mortgage
Located at Flat No. 23-A, Stilt Floor, Building No. C-2, Suryalok Nagari Co-op Housing Society Ltd, S No 106A/3, Hadapsar, Pune-411028 CERSAI Asset ID 200027169733

If the concerned Borrowers / Guarantors shall fail to make payment to **Bank of Maharashtra** as aforesaid, then the **Bank of Maharashtra** shall be entitled to proceed against the above secured assets under Section 13(4) of the Act and the applicable Rules entirely at the risks of the concerned Borrowers/Guarantors as to the costs and consequences.

In terms of provisions of SARFAESI ACT, the concerned Borrowers/Guarantors are prohibited from transferring the above said assets, in any manner, whether by way of sale, lease or otherwise without the prior written consent of **Bank of Maharashtra.** Any contravention of the said provisions will render the concerned persons liable for punishment and /or penalty in accordance with the SARFAESI Act.

The Borrower's attention is invited to provisions of sub-section (8) of section 13 of the Act, in respect of time available, to redeem the secured assets. For more details, notices may be collected from the concerned branches.This notice is also being published in vernacular language. The English version shall be final if any question of interpretation arises. For more details, notices may be collected from the concerned branches.

Date : 28/08/2026,
Place : Pune

Asst. Gen. Manager & Authorised Officer
Bank of Maharashtra, Camp Branch Pune

Indian Overseas Bank

Deccan Gymkhana Branch
(Address: 759/51, Fergusson College Road , Deccan Gymkhana 411004
Phone No:8925951984 & Email id: iob1984@iob.bank.in)

Under Section 13(2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (SARFAESI Act) read with Rule 3(1) of the security interest (Enforcement), Rules, 2002 (Rules)

1. Whereas the undersigned being the Authorised Officer of **Indian Overseas Bank** under SARFAESI Act and in exercise of powers conferred under Section 13(12) read with Rule 3, issued Demand Notice under Section 13(2) of the said Act, calling upon the Borrowers/ Mortgagors/ Guarantors listed hereunder (hereinafter referred to as the "said Borrowers"), to repay the amounts mentioned in the Notice, within **60 days** from the date of receipt of Notice, as per details given below.
2. The said Notices have been returned undelivered by the postal authorities / **have not been duly acknowledged by the Borrowers / Mortgagors / Guarantors.** *Hence the Bank by way of abundant caution is effecting this publication of the demand notice. The undersigned has, therefore, caused these Notices to be pasted on the premises of the last known addresses of the said Borrowers/ Mortgagors/ Guarantors as per the said Act. Copies of the said Notices are available with the undersigned and the said Borrowers/ mortgagor / guarantors, may, if they so desire, collect the said copies from the undersigned on any working day during normal office hours.
3. Against the above background, Notice is hereby given, once again, to said Borrowers/ Mortgagors / Guarantors to pay to **Indian Overseas Bank,** within 60 days from the date of publication of this Notice, the amounts indicated / payable as given below under the loan & other documents. As security for due repayment of the loan, the following assets have been mortgaged to **Indian Overseas Bank** by the respective parties as below.

Amount in Rupees

Name of the Borrowers / Mortgagors / Guarantors with address	Total outstanding * Rs. as on 26/08/2026	Date of NPA / Date of Demand Notice
Borrower : Abid Iqbal Ansari, Permanent Address: Flat no.302, 3rd floor in Apartment "ASHA HEIGHTS", Wing "A", S.No. 01, Hissa No. 4B/1/31, 4B/1/32, 4B/30/2, Yewalewadi, Taluka-Haveli District Pune 411048. **Communication Address:** 608, Guruwar Peth, Yugma Prestige Building, Near Meeth Ganj Police Station, Pune, Maharashtra 411042. **Office Address:** Tower A6 , Flat No. 13 ,Brahma Estate Society,Near Jyoti Restaurant, NIBM, Kondwa Chowk, Pune-411048.	**Rs. 20,51,457.84**	**17/08/2026** / **18/08/2026**
Description Secured Assets : Mortgage Residential Flat No.302, Third Floor in Building "Asha Heights", Wing 'A, S.No. 01, Hissa No.4B/1/31, 4B/1/32, 4B/30/2, Yewalewadi, Taluka- Haveli, Pune 411048		

*Payable with further interest at contractual rates/rests as agreed from the date mentioned above till date of payment.

4. If the said Borrowers/Mortgagors/Guarantors fails to make payment to **Indian Overseas Bank** as aforesaid, then **Indian Overseas Bank** shall proceed against the above secured assets under Section 13(4) of the SARFAESI Act and Rules entirely at the risks, costs and consequences of the said Borrowers/mortgagor/Guarantors.
5. Further, the attention of Borrowers/Mortgagor/Guarantors. is invited to provisions of Sub-section (8) of the Section 13 of the Act, in respect of time available to them to redeem the secured assets.
6. The said Borrowers/Mortgagor/Guarantors are prohibited under the SARFAESI Act from transferring the secured assets, whether by way of sale, lease or otherwise without the prior written consent of **Indian Overseas Bank**. Any person who contravenes or abets contravention of the provisions of the Act or Rules shall be liable for imprisonment and/ or fine as given under Section 29 of the Act.

Date : 18/08/2026
Place : Kolhapur

Sd/-
Authorised Officer,
Indian Overseas Bank

MBANK

THE MUSLIM CO-OPERATIVE BANK LTD., PUNE

Administrative office: 647 Bhawani Peth Pune 411 042 Tel No 020-26435007 / 26435009 / 26448993

POSSESSION NOTICE (For Immovable Property)

APPENDIX IV [Rule 8 (1)]

Whereas the undersigned being the Authorized officer of The Muslim Co-op Bank Ltd., Pune, Kharadi Branch under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the power conferred under section 13 (12) read with rule 8 of the Security Interest (Enforcement) Rules, 2002 issued a Demand Notice to repay the amount below mentioned in the said notice within 60 days from the date of the said notice received. The borrower having failed to repay the amount. Notice is hereby given to the borrowers and the public in general that the undersigned has taken the symbolic possession of the property described herein below in exercise of power conferred under section 13 (4) of the said Act read with rule 8 of the said Rules on this dates mentioned in schedule. The borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealing with the property will be subject to the charge of The Muslim Co-op Bank Ltd., Pune. Kharadi Branch.

DESCRIPTION OF THE IMMOVABLE PROPERTY

Loan Account Number & Name of the Borrower / Mortgagor / Sureties	Description of the Immovable Property	NPA Date & Demand Notice & Symbolic Possession Date	Total Dues
Loan A/c No. Mortgage Loan-28, Kharadi Br **1.Mrs. Naim Ayaz Jahagirdar** **Address.** Sr. No. 230, Plot No 29, Sanjay Park, Near Jivan Super Market, Lohgaon, Pune 411032 **2.Mrs. Tabassum Shafique Jahagirdar** **Address:** Sr. No. 230, Plot No 29, Sanjay Park, Near Jivan Super Market, Lohgaon, Pune 411032 **3.Mr. Mushtaque Ahmed Jahagirdar** **Address -** Sr. No. 230, Plot No 203, Sanjay Park, Near Sahara Bakery, Lohgaon, Pune 411032	All that piece and parcel of property bearing Flat No 4, on the Stilt First Floor, admeasuring about 69.135 Sq. Mtrs. i.e 744 Sq. fts. Carpet Area, in the Building/Society known as "Musa Manzil" lying and being Situated at Survey No. 230 B, Hissa No. 2 out of this Plot No. 29, admeasuring about 3016 Sq. Ft. i.e 279 Sq. Mtrs. village Lohgaon, Taluka Haveli, District Pune, within the local limits of Pune Municipal Corporation and within the jurisdiction of Sub Registrar, Haveli No. 1 to 20.	NPA Date 30/05/2026 & Demand Notice Date 09/06/2026 & Symbolic Possession Date 27/08/2026	As on 30/05/2026 Rs. 42,81,706/- (Rupees Forty Two Lac Eighty One Thousand Seven Hundred Six Only) Plus Interest + Expenses and charges from 31/05/2026
Loan A/c No. Mortgage Loan-30, Kharadi Br **1.Mrs. Afreen Imtiyaz Jahagirdar** **Address :-** Survey No. 230, Plot No 29, Sanjay Park, Near Jivan Super Market, Lohgaon, Pune 411032 **2.Mrs. Naim Ayaz Jahagirdar** **Address :** Sr. No. 230, Plot No 29, Sanjay Park, Near Jivan Super Market, Lohgaon, Pune 411032 **3.Tabassum Shafique Ahmed Jahagirdar** **Address :** Sr. No. 230, Plot No 29, Sanjay Park, Near Jivan Super Market, Lohgaon, Pune 411032	All that piece and parcel of property bearing Flat No 2, on the Stilt Floor, admeasuring about 69.135 Sq. Mtrs. Carpet Area, in the Building/Society known as "Musa Manzil" lying and being Situated at Survey No. 230 B, Hissa No. 2 out of this Plot No. 29, admeasuring about 3016 Sq. Ft. i.e 279 Sq. Mtrs. village Lohgaon, Taluka Haveli, District Pune, within the local limits of Pune Municipal Corporation and within the jurisdiction of Sub Registrar, Haveli No. 1 to 20.	NPA Date 28/05/2026 & Demand Notice Date 09/06/2026 & Symbolic Possession Date 27/08/2026	As on 30/05/2026 Rs. 42,74,228/- (Rupees Forty Two Lac Seventy Four Thousand Two Hundred Twenty Eight Only) Plus Interest + Expenses and charges from 31/05/2026
Loan A/c No. Mortgage Loan-38, Kharadi Br **1.Mr. Ayaz Mustafa Jahagirdar** **Address :-** Survey No. 230, Plot No 29, Sanjay Park, Near Jivan Super Market, Lohgaon, Pune 411032 **2.Mrs. Naim Ayaz Jahagirdar** **Address.** Sr. No. 230, Plot No 29, Sanjay Park, Near Jivan Super Market, Lohgaon, Pune 411032 **3.Mrs. Tabassum Shafique Jahagirdar** **Address:** Sr. No. 230, Plot No 29, Sanjay Park, Near Jivan Super Market, Lohgaon, Pune 411032	1. All that Piece and Parcel of Property bearing Shop no 1 on the Ground floor, in Building No IV, admeasuring about 216 sq. Fts., in building known as "Mittal Society", in Pratik Nagar, Sector No II, Situated at : Survey No 156, 157 & 244, Village Yerwada, Taluka Haveli, District : Pune, within the local limits of Pune Municipal Corporation and within the Jurisdiction of sub Registrar Haveli no 1 to 20. 2. All that Piece and Parcel of Property bearing Flat no 1 on the Ground floor, total admeasuring about 69.135 sq. mtrs. carpet area in the building / society known as Musa Manzil lying and being situated at Survey No. 230 B, Hissa No. 2 out of this plot no 29 admeasuring about 3016 sq.ft i.e 279 sq mtrs village Lohgaon Taluka Haveli District Pune within the local limits of Pune Municipal Corporation and within the Jurisdiction of sub Registrar Haveli no 1 to 20.	NPA Date 30/05/2026 & Demand Notice Date 09/06/2026 & Symbolic Possession Date 27/08/2026	As on 30/05/2026 Rs. 76,85,112/- (Rupees Seventy Six Lac Eighty Five Thousand One Hundred Twelve Only) Plus Interest + Expenses and charges from 31/05/2026

Date:- 29/08/2026
Place :- Pune

Sd/-
Mohammad Rafique A. Shaikh,
Authorized Officer
The Muslim Co-op Bank Ltd., Pune