

OMKARA ASSETS RECONSTRUCTION PVT. LTD.
Corporate Office: Kohnor Square, 47th Floor, N.C. Kulkar Marg, R.G. Gadkari Chowk, Dadar (West), Mumbai - 400028
Tel.: +91 22 69231111
www.omkaraarc.com | CIN: U67100TZ2014PTC020363

CORRIGENDUM

With reference to advertisement published in newspaper i.e. Free Press Journal (English) and Navshakti (Marathi) on dated 06-08-2026 regarding public notice for e-auction for sale of movable property of Borrower, Deven Jitendra Mehta, please read, "Deven Jitendra Mehta" instead of "Devendra Jitendra Mehta". All other details shall remain same.

Date: 11-08-2026
Place: Mumbai

Sd/-
Authorized Officer,
Omkara Assets Reconstruction Pvt Ltd.
(Acting in its capacity as a Trustee of Omkara PS 23/2025-26 Trust)

Government of Goa
Office of the Executive Engineer, Elect. Dept.
Div-II(S&W), Aquem, Margao-Goa-403601

Tender Notice No. 15/ET/26-27 for Supply of Shockproof And Rubber Insulated Hand Gloves, Class 2 for Linestaff is issued and the same is displayed on website <https://eprocure.goa.gov.in> for participation of the interested suppliers.

Last date of Submission : 18/08/2026

DI/Adv/1153/2026

TATA CAPITAL HOUSING FINANCE LTD.
Regd. Office: 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai 400 013
CIN No. U67190MH2008PLC187552 Contact No. (022) 61827414

POSSESSION NOTICE (FOR IMMOVABLE PROPERTY)
(As per Appendix IV read with rule 8(f) of the Security Interest Enforcement Rules, 2002)

Whereas, the undersigned being the Authorized Officer of the TATA Capital Housing Finance Limited, under the Securitization 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, calling upon the below borrower and Co- Borrower to repay the amount mentioned in the notice within 60 days from the date of the said notice. The borrower, having failed to repay the amount, notice is hereby given to the borrower, in particular and the public, in general, that the respective Court Commissioners/Tahsildar has taken physical possession of the property described herein as per respective court orders in exercise of powers on them of the said act and handed over to the undersigned Authorised officer on the mentioned dates.

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.

The borrower, 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 TATA Capital Housing Finance Limited, for an amount referred to below along with interest thereon and penal interest, charges, costs etc.

Loan Account No. : TCHHL0695000100338296/ TCHIN0695000100338782

Name of Obligor(s)/Legal Heir(s)/Legal Representative(s) : Mr. JANGBAHADUR MAURYAAND Mrs. URMILA

Amount as per Demand Notice/ Date of Notice : As on 03.02.2026, an amount of Rs. 16,04,751/- (Rupees Sixteen Lakh Four Thousand Seven Hundred and Fifty One Only)

Date of Physical Possession : 07.08.2026

Description of Secured Assets/Immovable Properties: Flat No. 305 (Grampanchayat House No.2791/24) with furniture on Third Floor, admeasuring about 430 Sq. ft. i.e. 39.96 Squire Meters Built Up area (which is inclusive of the area of the balconies and staircases) in the Building known as "Pawan Ghar" lying being and situated at Village Pasthal, Taluka, District Palghar.

Loan Account No. : TCHHL0687000100105295/ TCHIN0687000100105828/ TCHIN0687000100166781/ TCHIN0687000100273750

Name of Obligor(s)/Legal Heir(s)/Legal Representative(s) : Mr. INDRESHCHANDRAS MISHRA, SHIKHAI MISHRA

Amount as per Demand Notice/ Date of Notice : As on 03-06-2025 an amount of Rs. 75,35,481/- (Rupees Seventy Five Lakh Thirty Five Thousand Four Hundred and Eighty One Only)

Date of Physical Possession : 10.08.2026

Description of Secured Assets/Immovable Properties: Flat No. 1605, on the Sixteenth Floor, in C-Wing, in the building known as Versatile Valley, admeasuring 55.76 Sq. Mtrs., lying being and situated at Village Nijle, Taluka Kalyan, District Thane, within the limits of Nijle Gram Panchayat.

Date: - 11.08.2026
Place: Mumbai

Sd/- Authorised Officer
For Tata Capital Housing Finance Limited

SBI भारतीय स्टेट बैंक
State Bank of India
NRI Branch Seawoods - 16215 - Shreeji Heights, Ground Floor, Plot No. A-5 C Sector 46A, Palm Beach Road, Seawoods Navi Mumbai - 400706

SALE OF PLEDGED GOLD

As the below mentioned borrowers have failed to repay their Gold Loan, SBI SEAWOODS Branch invites sealed bids for sale of pledged gold below on "As is Where as basis". The sealed bids are to be deposited at above branch address on or before 18-08-2026 up to 2.00 pm.

Borrower Name	Ornaments	Net Wt.	Reserve Price
Venaram Choudhary A/c No. 43924765075	Gold Ornaments 02 Nos	13.80 gram	Rs. 1,75,000.00

Contact No.: 9969896046

The Bids will be opened on 18-08-2026 at 3.00 p.m. at above branch address in the presence of bidders and there will be inter-se bidding if more than one bid is received Where Bidder can increase Bid.

Any walk in bidder is also acceptable on the date of auction. The Bank reserves the right to accept/reject or cancel the bid at any stage.

Date: 10.08.2026, Place: Navi Mumbai Authorised Officer, State Bank of India

JANA SMALL FINANCE BANK
(A Scheduled Commercial Bank)

Registered Office: The Fairway, Ground & First Floor, Survey No.10/1, 11/2 & 12/28, 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	31949420000736 31949410000147	1) Sharminal Shabaz Pathan, 2) Shabaz Zakir Pathan	Rs.34,80,839.23 (Rupees Thirty Four Lakhs Eighty Thousand Eight Hundred Thirty Nine and Twenty Three Paise Only) as of 05.05.2025	Rs.20,00,000/- (Rupees Twenty Lakhs Only)

Details of Secured Assets: All that piece and parcel of the R.S. No.602/6 Total Area 0 H 83.00 R out of it an Mortgagor Share Area About 0h 01.51 R, thereon RCC Building Admeasuring Area 1584 Sq.ft., i.e. 147.21 Sq.mtr., having its Nagarpanchayat Milkat No.511 situated at Vaduj Tal. Khatav Dist. Satara-415506 with the Limits of Khatav (Vaduj) Sub Registrar Office Tal. Khatav Dist. Satara. **Bounded as on: On the East:** Colony Road, **On the West:** Property of Rajvali Bandu Mulani, **On the South:** Property of Kamalakar Bote, **On the North:** Vaduj Kumathe Road.

The aforesaid Borrower/ Co-Borrower attention is invited to provisions of section 13(8) of SARFAESI Act for redemption of secured assets mentioned hereinabove 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. Dilshad.Kokke (Mob. No.9987500711), Mr. Ranjan Naik (Mob. No.6362951653) & Mr. Kaushik B (Mob. No.7019949040), Jana Small Finance Bank Limited, (formerly known as M/s. Janalakshmi Financial Services Pvt. Ltd.), having office at Jana Small Finance Bank Limited, Branch Office: Modi Plaza, Office No.704/705, Mukund Nagar, Swargate, Opp. Laxminarayan Cinema Hall, Pune-411037.

Date: 10.08.2026, Place: Pune Sd/- Authorized Officer, Jana Small Finance Bank Limited

बैंक ऑफ महाराष्ट्र
Bank of Maharashtra
A GOVT. OF INDIA UNDERTAKING
एक परिवार एक बैंक

Thane Zonal Office:- B-37, Wagle Industrial Estate, Thane (W) – 400 604,
TELE : 022 25829406, 25823040 e-mail : dzmthane@mahabank.co.in,
Head Office : Lokmangal,1501, Shivajinagar Pune-5

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES (APPENDIX-IV-A)

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower/s and Guarantor/s that the below described immovable properties mortgaged/charged to the Bank of Maharashtra, the possession of which have been taken by the Authorised Officer of Bank of Maharashtra, will be sold on "As is where is", "As is what is", and "Whatever there is" on **15.09.2026 between 11.00 Noon and 2:00 PM** for recovery of the balance due to the Bank of Maharashtra from the Borrower (s) and Guarantor(s) as mentioned in the table. Details of the Borrower/s and Guarantor/s, amount due, Short description of the immovable property and encumbrances known thereon, possession type, reserve price and the earnest money deposit are also given as under –

SI	Name of Borrower	Name of Guarantor	Amount Due	Short description of the immovable property with known encumbrances	Reserve Price (RP) Earnest Money Deposit(EMD)
ARNALA BRANCH					
1.	Mr. Vijay Narayan Lahange House No. 769, Motha Mahal Pada,Near Shri Datta Mandir, Navapur, Virar (W), Dist Palghar	Mr. Hareshwar B Meher Nala Mangela – Ali	Rs.588136.00 plus interest less recovery if any	Residential House No. 769 of Village - Vatar, Motha Mahal Pada, Near Shri DattaMandir, Rajhans Road, Navapur, Virar(W), Tal -Vasai,Dist.- Palghar-40302. Possession Type:-Symbolic	R.P.-Rs.983506/- EMD: Rs. 98351 BID increment:- Rs.20000/-
NALLASOPARA BRANCH					
2.	Mr. Bhaskar Narayan Gangalpudi Room No 4, Sainath Nagar, Kathkarpada, Dandi, Boisar(W), Palghar, Maharashtra-401501	Mrs. Tejal Bhaskar Gangalpudi Room No 4, Sainath Nagar, Kathkarpada, Dandi, Boisar(W), Palghar, Maharashtra-401501	Rs.768241.00 plus interest less recovery if any	R.C.C. Flat No. 101, 1st Floor, B Wing, Building No. 2, Type Tulip, in the complex known as Yashvant Sankalp, Village Saravali, Opp. Lalit Restaurant, MIDCRoad, Boisar West,District Palghar -401 501. Possession Type:Symbolic	R.P.-Rs.1389750.00 EMD: Rs. 138975.00 BID increment:- Rs.20000/-
NIRMAL BRANCH					
3.	Mr. Sagar Chandramohan Tandel & Mr. Chandramohan Sitaram Tandel House No.102, at Beach Road, village Kalamb, Tal-Vasai admeasuring 1316 sq.ft. - built up area.	Not Obtained	Rs. 234110.99 plus interest less recovery if any	House No. 102, Ground + 2nd Upper Floor, Gaothan Land, Kalamb Beach Road,Near Tulsi Resort, Village Kalamb, Taluka Vasai, Dist. Palghar Maharashtra401304. Possession Type:-Symbolic	R.P.-Rs.2500400 /- EMD: Rs.250040 BID increment:- Rs.20000/-
WADA BRANCH					
4.	Mrs. Lusi Barku Madha R/o Manivali Karanje, Taluka Wada, Palghar 421303	Not Obtained	Rs. 1687804 plus interest less recovery if any	All that pieces and parcel of the property consisting of Flat no. 2, Type A admeasuring 620 sq. feet in City Survey No. 6A, situated at Sai KalaComplex Wada,within local limitsoff Chinchghar and registered in the name of Lusi Barku Madha in the Registration Sub-District Wada and Registration District-Palghar. Possession Type:-Symbolic	R.P.-Rs. 1674000 EMD: Rs. 167400 BID increment:- Rs.20,000/-
5.	Mr. Santosh kumarDeviprasad Vishwakarma Mr. Naveen Santosh kumar Vishwakarma R/o Room No. 205Feet Road Oswal Nagari, Rehmat Nagar, Nalasopara East Pin401209	Not Obtained	Rs.1582669/- plus interest less recovery if any	Flat No. 15, Type A2nd floor Sai kala Complex constructed on land bearing Gat No.6/A, Chinchghar Kudus Wada Dist. Palghar, Maharashtra- 421303 Possession Type:-Symbolic	R.P.-Rs. 1674000 EMD: Rs. 167400 BID increment:- Rs.20000/-
6.	Smt. Pooja Achchhelal Tiwari R/o A 203 Sai Chandra Raj Villa, Opp Nalasopara East, Vasai Palghar - 401305	Not Obtained	Rs. 1673802 plus interest less recovery if any	Flat No. 15, Type A,2nd floor Sai kala Complex constructed on land bearing Gat No.6/A, Chinchghar Kudus Wada Dist. Palghar,Maharashtra -421303 Possession Type:-Symbolic	R.P.-Rs. 1332000 EMD: Rs. 133200 BID increment:- Rs.20000/-
7.	Mrs. Muskan Magdoo Ali Shaikh, R/o B 501 New Akashdeep Tower CHS Ltd Station Road Mira Road East Trivedi Complex Mira Bhayandar Mira Road Thane Maharashtra 401107 Mr. Pritam Arjun Singh Solanki, R/o Room No 4, Jagdish Shetti Road Ganesh Nagar Kandivali West Mumbai Maharashtra 400067	Not Obtained	Rs. 2035935/- plus interest less recovery if any	Flat No. 503, Fifth Floor, Type B1/B, Ambrosia-5, Opp. Hotel Tashi, Next to Bafana Meadows, Kanchan Universe, Wagulsar, Mahim Road, Village Mahim, Palghar (West), District Palghar –401404 Possession Type:-Symbolic	R.P.-Rs.1805382 EMD: Rs.180539 BID increment:- Rs.20000/-
8.	Shri Santosh Yadav S/o Udayraj Yadav Gadan Pur Azamgarh Ataraulia Uttar Pradesh 223223 Smt Priyanka D/o Indrajeet Yadav Neware Ambedkar Nagar Uttar Pradesh 224139	Not Obtained	Rs. 1090473 plus interest less recovery if any	All that pieces and parcel of the property consisting of Plot No. / S. No. / CTS No. / Gat No. / Milkat No.,Flat /House No. 204 , Floor-2 , D Wing Type C, Abhishek Apartment Bld No 2 , Parasnath Nagri , Palghar ,District- Thane, Maharashtra 401404 Possession Type:-Symbolic	R.P.-Rs. 1705500 EMD: Rs. 170550 BID increment:- Rs.20000/-
9.	Shri Rishi PandeyS/o Dayashankar, Pandey Flat No. 106 Building No. 2, Ostwal Nagari CentralPark Tulini Nallasopara, Nallasopara E, Vasai, Palghar, Maharashtra 401209 Smt Pritee C/o Rishi Pandey, Mohanpur Marikpur Rampur Nistai Jaunpur Uttar Pradesh - 222203	Not Obtained	Rs.22,32,568/- plus interest less recovery if any	Flat / House No. 402, Building / Wing-Building No. 4, 4th Floor, Renuka Apartment Parasnath Nagari, At Umroli Palghar, Umroli Railway Station in the Area / Village -Palghar, Taluka Palghar District-Palghar, State-Maharashtra,401404. Possession Type:-Symbolic	R.P.-Rs.2169000 EMD: Rs. 216900 BID increment:- Rs.20000/-
10.	Smt. Reshmi Achchhelal Tiwari R/o Room No. 203,Raj Villa Adtom Nagar Nalasopara East Palghar Maharashtra-401209	Not Obtained	Rs. 1686032 plus interest less recovery if any	Flat No. 16, Type A, Floor 2, Sai Kala Complex Chinchghar Kudus Wada Dist. Palghar, Maharashtra - 421312 Possession Type:-Symbolic	R.P.-Rs.1674000 EMD: Rs. 167400 BID increment:- Rs.20000/-
KALYAN MAIN BRANCH					
11.	Mr. Jagdish Lilaram Jethani & Mrs. Bhavana Jagdish Jethani Flat No.-302, 3rd floor, Mayur Palace, Room No.-16, BK No.-1102, Sheet No.11, Ulhasnagar-3,Thane, Maharashtra-421003	Not Obtained	Rs. 1323818 plus interest less recovery if any	Flat No.-302,3rd floor, Mayur Palace, Room No.16,BK No.-1102, Sheet No.11, Ulhasnagar-3,Thane, Maharashtra-421003 Possession Type:-Symbolic	R.P.-Rs. 3300000 EMD: Rs. 330000 BID increment:- Rs.20000/-
NAVALI BRANCH					
12.	Mr. Ganaram Punaram Choudhary & Mrs. Mamta Ganaram Choudhary Flat No.302, 3rd Floor, Mountville CHS LTD, Naval Nagar, Navali, Palghar East Palghar, Maharashtra 401404	Not Obtained	Rs. 1964626 plus interest lessv	Flat No.302, 3rd floor, Mountville CHS LTD, NavalNagar, Navali, Palghar East Palghar, Maharashtra 401404 Possession Type:-Symbolic	R.P.-Rs. 2591600 EMD: Rs. 259160 BID increment:- Rs.20000/-
13.	M/s. Bhuvral Electricals, Prop. Mr. Bharat Hukumchand Jain 103, Virendra Plaza, 1st Floor Devisha Road, Near Telephone Exchange, Palghar -401404	Mr. Pradeep Mohanlal Gandhi, 302, Harish Apartments, Mandapeshwar Road, Borivilili Road West, Mumbai - 400103 Mr. Satish Gajamal Mahajan, Adarsh Nagar Mahim Manor Road Dist. Palghar Mrs. Anita Bharat Jain, 103, Virendra Plaza, 1st Floor, Devisha Road, Near Telephone Exchange, Palghar-401404	Rs. 1463650.08 plus interest less recovery if any	Duplex Flat No.103, First Floor & Flat No. 203 Second Floor having total built-up area admeasuring 822 Sq. Ft at Virendra Plaza, constructed on land bearing Survey No. 165, Hissa No. 82, Devisha Road, Palghar -401404. Possession Type:-Symbolic	R.P.-Rs.4569500 EMD: Rs.456950 BID increment:- Rs.20000/-
PELHAR BRANCH					
14.	Shankar Hari Patil House No.544, Khardi Koshimbe,Vasai, Thane	Mr. Harishchandra M Jain Shop No.3, MakvanaComplex, V S Marg, Virar (E), Thane Mr. Pandurang T Bhagat Khardi, Koshimbe, Vasai, Thane	Rs. 220767.44 plus interest less recovery if any	Flat No. 16, Type A R.C.C. House No. 544, Village Khardi/ Koshimbe, Near Kosambi Devi Mandir, Kaner - Khardi Main Road, Vaitarna East, Taluka Vasai, District Palghar 401303. Possession Type:-Symbolic	R.P.-Rs. 1300000 EMD: Rs. 130000 BID increment:- Rs.20000/-
15.	Sanjay Harishchandra Patil House No.359, At Post Parol, Vasai, Thane	Mr. Baliram Baburao Patil, At Post Majiwali, Vasai, Thane Mr. Pandurang T Bhagat, Khardi, Koshimbe, Vasai, Thane Mr. Alex Felix D'Silva Manikour, Vasai,Thane	Rs. 203990.80 plus interest less recovery if any	R.C.C. House No.359, Village Parol, Near Parol Bus Stop, Vajreshwari Road, Virar East, Taluka Vasai, District Palghar - 401 303. Possession Type:-Symbolic	R.P.-Rs. 1349460 EMD: Rs.134946 BID increment:- Rs.20000/-

Auction website - <https://baanknet.com/>,
Inspection of the property :- From 31.08.2026 to 05.09.2026 with prior appointment

Last Date of Submission of EMD/ letter of participation / KYC Documents by -15.09.2026 upto one Hour prior to auction start time or as per baanknet Rules,for detailed terms and conditions of the sale, please refer to the link <https://bankofmaharashtra.in/asset-for-sales-search> provided in the Bank's website and also on <https://baanknet.com> (erstwhile E-bray Jportal).

Date & Time of E-auction: 15.09.2026 between 11.00 a.m. to 2:00 p.m. with auto extension for 5 minutes in case bid is placed within last 5 minutes

For information in respect of the above properties, you may contact Mr. Pankaj Kumar Sa, Chief Manager- Asset Recovery Cell, Thane (M.No.8530414078).Senior Manager Gopala Krishna Mob:- 88066 40797

Date:- 11.08.2026
Place:- Thane

Sd/-, Authorised Officer
Bank of Maharashtra, Thane Zone.

J&K Bank
Serving To Empower

Jammu & Kashmir Bank Limited
CIN: L65110JK1938SGC000048

Ref: JKB/IARC/2026- **E-AUCTION/SALE NOTICE** **Dated: 10.08.2026**

PUBLIC NOTICE FOR SALE OF PROPERTY MORTGAGED TO THE BANK UNDER SECURITIZATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST (SARFAESI) ACT 2002

Whereas, the Authorized Officer of Jammu & Kashmir Bank Ltd in exercise of powers conferred under SARFAESI Act, 2002 and Security Interest (Enforcement) Rules, 2002, issued a Demand Notice on 31.03.2015 calling upon (I) **M/s Hanjer Biotech Vadodara Pvt. Ltd. (Borrower)** Address: 702, Akruti Solaris, N.S Phadke Road, Opp. Teli Gali, Andheri (E), Mumbai-69 (II) Mr. Nuzhat Furniturewala, (Director/Guarantor) (III) Mr. Nadeem Furniturewala (Director/Guarantor) (IV) Mr. Amir Furniturewala (Director/Guarantor) (V) Mr. Tohid Ashraf Furniturewala (Guarantor) (VI) Mrs. Nusrat Imran Furniturewala (Guarantor) (VII) Mrs. Sunehra Tohid Furniturewala (Mortgagor) All residing at: 62, Perry Dot Building, 22/A Perry Cross Road, Bandra West, Mumbai-50 (VIII) M/s Lakeside Neighbourhood Education & Recreation Society (P) Ltd. (Mortgagor) Address: Huma Mallcomponed, L.B.S.Road Kanjurmarg (W) Mumbai-78, for payment of its dues, aggregating to **Rs.5,78,34,842.00 (Rupees Five Crore Seventy Eight Lakhs Thirty Four Thousands Eight Hundred Forty Two only)** as on 28.02.2015 together with future interest and other costs and charges, within a period of 60 days.

Whereas, the Authorized Officer has taken possession of the mortgaged properties mentioned hereinafter under section 13 (4) of SARFAESI ACT 2002 on 23.10.2015. Consequent upon failure by the borrower to repay the Bank's dues, the Authorized Officer in exercise of the powers conferred under Section 13(4) of the Act read with rule 8 to 9 of the Security Interest (Enforcement) Rules, 2002 notify the sale of the Secured Asset for realization of the dues on "as is where is and/or as is what is and whatever there is, basis" and "no complaint basis" condition.

Name of the Borrower(s)/ Mortgagor(s)/ Guarantor(s)	1) M/s Hanjer Biotech Vadodara Pvt. Ltd. (Borrower) Address: 702, Akruti Solaris, N.S Phadke Road, Opp. Teli Gali, Andheri (E), Mumbai-69 2) Mr. Nuzhat Furniturewala , (Director / Guarantor) 3) Mr. Nadeem Furniturewala (Director / Guarantor) 4) Mr. Amir Furniturewala (Director/Guarantor) 5) Mr. Tohid Ashraf Furniturewala (Guarantor) 6) Mrs. Nusrat Imran Furniturewala (Guarantor) 7) Mrs. Sunehra Tohid Furniturewala (Mortgagor) All residing at: 62, Perry Dot Building, 22/A Perry Cross Road, Bandra West, Mumbai-50 8) M/s Lakeside Neighbourhood Education & Recreation Society (P) Ltd. (Mortgagor) Address: Huma Mallcomponed, L.B.S.Road Kanjurmarg (W) Mumbai-78
Amount in Demand Notice (excluding future interest and other expenses from 07.11.2014)	Rs.5,78,34,842.00 (Rupees Five Crore Seventy Eight Lakhs Thirty Four Thousands Eight Hundred Forty Two only)
Amount Due as on 31.07.2026 (Excluding interest from 01.08.2026 and other expenses incurred)	Rs.36,15,05,535.70 (Rupees Thirty Six Crore Fifteen lacs Five thousand Five Hundred Thirty Five and Paisea Seventy Only)
Description of the mortgaged asset (Put on sale)	Residential use premises Flat No.602, Located on 6th floor in building Known as "Ashraf Manzil" situated at 29 Road Near Pali Market, Pali Naka Bandra West, Mumbai-400050
Reserve Price	Rs.3,05,28,000.00/- (Rupees Three Crores Five Lakhs Twenty Eight Thousand Only)
Earnest Money Deposit (EMD)	Rs.30,52,800.00 (Rupees Thirty Lakh Fifty Two Thousand Eight Hundred only)
Bid Increase Amount	Rs.4,00,000.00/-
Name of the Branch	JAMMU AND KASHMIR BANK LTD, Impaired asset Recovery Centre ,First Floor , National Business Centre ,BKC –Mumbai Maharashtra , India- 400098
Authorized Officer/ Designation	Mr. Sumit Chopra / Chief Manager
Last Date & Time of submission of Bid, Earnest Money Deposit (EMD) and Documents	27-08-2026 up-to 5:00 PM
Date and Time of e-Auction	29-08-2026 from 02:30 PM to 03:30 PM
Earnest Money Deposit (EMD) & Other Remittance/s (detail/s) by RTGS to Account Number	JAMMU AND KASHMIR BANK LTD BRANCH OFFICE: IARC Mumbai IFSC: JAKA0INMUM01 ACCOUNT NO: 09540720000000001 ACCOUNT NAME: RTGS INTER BANK RECEIPTS ACCOUNT NAME: RTGS INTER BANK RECEIPTS

- 1) The E-Auction is being held on "AS IS WHERE IS" and "AS IS WHAT IS BASIS" and "WHATEVER THERE IS" BASIS AND NO COMPLAINT BASIS/ NO RECOURSE BASIS". To the best of knowledge and information of the Authorized officer, there are no encumbrances on the properties, except specifically disclosed herein. However, the intending bidders should make their own independent enquiries regarding the encumbrances, title of property/ies put on auction and claims/rights/dues affecting the property, prior to submitting their bid. The Authorized Officer/Secured Creditor shall not be responsible in any way for any third party claims/rights/dues. The bidders shall satisfy themselves as to the description, condition or accuracy of the details regarding the property/ies given hereinabove.
- 2) It shall be the responsibility of the bidders to inspect and satisfy themselves about the asset and specification before submitting the bid. The physical inspection of property/ies put on auction will be permitted to interested bidders on Bank's working days up to 27-08-2026 between 02:00 PM to 04:00 PM with prior permission of the Authorized officer. Inspection of the documents relating to the properties will be permitted to the bidders or their authorized representatives at Branch Office, Jammu and Kashmir Bank Ltd Branch Centre Impaired asset Recovery Centre ,First Floor , National Business Centre ,BKC –Mumbai Maharashtra , India- 400098, up to 27-08-2026 between 02:00 PM & 04:00 PM. The bid price shall be absolute in terms and should not be linked to any reference. Conditional bids shall be rejected.
- 3) The interested bidders shall submit their offer along with EMD through website <https://sarfaesi.auctiontigger.net/> the user ID and password can be obtained free of cost by registering name with "https://sarfaesi.auctiontigger.net/" through their login ID and Password. The EMD 10% of RESERVE PRICE shall be payable through NEFT/RTGS (EMD remittance details given above) on or before 27-08-2026. Please note that Cheques/Demand Drafts shall not be accepted as EMD amount.
- 4) After Registration by the bidders in the web-site, the intending purchaser/ bidder is required to get the copies of following documents uploaded in the web-portal before last date of submission of the bid(s) viz. i) Copy of the NEFT/RTGS challan, ii) Copy of PAN card/Aadhar Card iii) Proof of identification (KYC) viz. copy of Voter ID Card/Driving License/ Passport etc. iv) Copy of proof of address, v) Duly Filled up & Signed Copy of Annexure II & III attached to the Tender form, without which the bid is liable to be rejected.
- 5) The Interested bidders who require assistance in creating login ID and password, uploading data, submitting bid, training on e-bidding process etc., may avail online training on E-Auction from M/s E-Procurement Technologies Ltd. (Auction tiger), Ahmadabad. Contact Number -079-68136805/68136837 Mobile Number : 9265562821, 9374519754 Contact Person : Mr. Ram Sharma. Contact No: 9078591858 Contact no: 079-68136880/68136837, E-mail id: ramprasad@auctiontigger.net/ support@auctiontigger.net, and for any property related query may contact Incharge IARC Mumbai, Mr. Sumit Chopra (Cell# +91-8283826672) Email: impmum@jkbmail.com.
- 6) Only buyers holding valid User ID/Password and confirmed payment of EMD through NEFT/RTGS shall be eligible for participating in the online auction process.
- 7) The interested bidders who may have submitted their EMD not below the 10% of reserve price through online mode before 27.08.2026 shall be eligible for participating in the e-auction. The e-auction of above properties would be conducted exactly on the scheduled date & time as mentioned above by way of inter-se bidding amongst the bidders. The bidders shall improve their offer in multiple of amount mentioned under the column "Bid Increase Amount" against the Property. In case bid is placed in the last 5 minutes of the closing time of the e-auction, the closing time will automatically get extended for 5 minutes (subject to unlimited extensions of 5 minutes each). The bidder who submits the highest bid (not below the reserve price) on closure of online auction shall be declared as successful bidder and a communication to that effect will be issued through electronic mode which shall be subject to approval by the Authorized Officer and Secured Creditor.
- 8) The Earnest Money Deposit (EMD) of the successful bidder shall be retained towards part sale consideration and the EMD of unsuccessful bidders shall be refunded. The Earnest Money Deposit shall not bear any interest. The successful bidder shall have to deposit 25% of the sale price, adjusting the EMD already paid, within 48 hours of the