

PUBLIC NOTICE

Late, Sunanda Bhikaji Shinde, died intestate as On 10/02/2026. She is survived by Mr. Bhikaji Sonu Shinde (husband), Mr. Sachin Bhikaji Shinde (son), and Mr. Tushar Bhikaji Shinde (son), who are her legal heirs. As Mr. Bhikaji Sonu Shinde and Mr. Tushar Bhikaji Shinde have given their No- Objection affidavit dated (28/09/2026) to the said transfer an Indemnity Bond dated (28/09/2026) has been submitted for transferring Flat No. 03, Aniruddha Bapu Apartment- B, Kargil Nagar, Virar (East) along with the related membership and Share Capital in the name of Mr. Sachin Bhikaji Shinde. Any claims, interests, rights, objection or dispute in respect of the Said flat premises shall be submitted within fourteen (14) days from the date of publication of this public Notice along with necessary documents and evidence in support of such claim or objection to the Secretary of Aniruddha Bapu Apartment-B, Kargil Nagar, Virar (East) on to the office of Adv. Nikhil S. Rane, High Court, Mumbai office at :- B/104, Sadashiv Dattatray Complex, Near Auto stand, Kargil Nagar, Manvelpada Road, Virar (East) – 401 305. If no objection or claim is received the transfer shall be carried out in accordance with the applicable provisions of law. Place: Virar Date: 15/10/2026

Sd/-
Adv. Nikhil S. Rane
High Court, Mumbai

PUBLIC NOTICE

Notice is hereby given to the general public that Mr. Chintan K. Patel (Transferor), member of Prithvi Pride Bldg. No.1/A, Phase-I Co-op. Hsg. Soc. Ltd. (Regn. No.TNA/(TNA)/HSG/(TC)36818/2024-2025 dated 24.07.2024), has sold Flat No.1302 on the 13th Floor in Tower 1/A, admeasuring 363.05 Sq. Ft. carpet area (with enclosed balcony 39.39 Sq. Ft. and ornamental projection 64.15 Sq. Ft.), of the said society situated at Near Tara Netralaya, Silver Sarita Road, Vinay Nagar, Mira Road (East), constructed on land bearing Survey No.220, Hissa Nos.1 to 6 and Survey No.140, Hissa Nos.9 and 10 of Revenue Village Chhodhuber, Taluka and District Thane-401 107, in the registration district of Thane, to (i) Mr. Ramkaran Bholanath Yadav and (ii) Mrs. Meera Ramkaran Yadav (Transferees) vide registered Agreement for Sale bearing No. TNN-4-10332/2026 dated 13.05.2026. The said Flat No.1302 was originally acquired in the joint names of the Transferor and his mother Mrs. Vasanti K. Patel, in equal undivided half shares, under Agreement for Sale dated 18.06.2019 bearing No. TNN-7-9604/2019 executed by the Builder M/s. Prithvi Land Developers, Mrs. Vasanti K. Patel expired intestate on 25th January 2020 leaving behind her husband Mr. Kishorechandra M. Patel, her son Mr. Chintan K. Patel and her daughter Mrs. Bhavna Jignesh Shah as her only legal heirs, upon whom her half share devolved equally, i.e. 1/6th each, whereby the Transferor became entitled to 2/3rd share. By way of registered Deed of Release (under process) read with their confirmation in the said Agreement for Sale dated 13.05.2026, both the abovementioned father and sister have relinquished their entire 1/6th undivided share each aggregating 1/3rd, with effect from immediately prior to 13.05.2026, in favour of Mr. Chintan K. Patel, the Transferor as the sole and absolute owner of the said Flat, who has sold the said Flat in favour of the Transferees on 13.05.2026. All persons including bank(s)/ financial institution having any claim/interest for the said Flat No.1302 in Tower 1/A of the Society or any part thereof by way of sale, exchange, agreement, contract, gift, lease, lien, charge, mortgage, trust, inheritance, easement, reservation, maintenance or otherwise howsoever is/are hereby requested to inform & make the same known to the undersigned in writing, together with supporting documents in evidence thereof within 14 days from the date of publication of this notice hereof at their office address, failing which the claims or demands, if any, of such person or persons will be deemed to have been abandoned.

Adv. Deepak Rai
A/401, Aadeshwar Krupa CHS, Shanti Park, Miraroad (E), Thane - 401107
Email: deepak_rai@live.co.uk

PUBLIC NOTICE

Notice is hereby given to the General Public that we have been instructed by our clients i.e. Shree Sumukh Darshan Co-operative Housing Society Ltd., the present owners/ occupants of the building comprising Stilt plus 7 Upper Floors, consisting of 22 residential flats and 1 commercial unit, situated on Plot No. 1, CTS No. 1108/B, Hissa No. 2, Survey No. 131/2/2, Village Kandivali (West), Taluka Borivali, Mumbai-400067, admeasuring area about 1,166.62 sq. mtrs., together with proportionate undivided rights in the said plot. Our clients have obtained the Deemed Conveyance Order and Certificate under Section 11 of the MOFA Act, 1963 dated 07/03/2024, with Corrigendum dated 03/09/2024, and the said Conveyance Deed has been duly registered vide Registration No. BRL-6/518/2025 dated 05/01/2025. However, despite repeated and continuous follow-up with the concerned Government, Planning Authorities and the MCGM, the physical demarcation of our clients portion of the said plot remains pending, and hence the name of our clients' Society has also not yet been entered in the Property Card. Our clients hereby place on Notice all concerned persons, authorities including Sukhshanti Bungalow, Gokul Nagar Co-operative Housing Society Ltd., MCGM, the District Collector, City Survey Office, Land Revenue Department and State Government Departments towards issuing premature utilisation of the setback areas, FSI, Fungible FSI, TDR or other development benefits, or grant of any IOD, Commencement Certificate as per DCR 2034 for Re-development of neighbouring property, without carrying out proper physical demarcation which may adversely affect and prejudice our clients' title, ownership, development rights and future benefits/entitlements under the said Deemed Conveyance accordingly. Therefore, all the persons, firms, companies, banks, financial institutions, Government/ Semi-Government authorities, MCGM and Planning Authorities are hereby called upon to refrain from creating, recognising, granting, transferring, utilising or acting upon any right, permission, charge, development benefit, FSI, TDR or other interest affecting the aforesaid property without the knowledge and consent of our clients. Further, any person's is/are having any claim, objection, right, title, interest or concern in respect of the aforesaid property or any transaction/development affecting the same is hereby required to submit the same in writing along with supporting documentary evidence to the undersigned within 15 (Fifteen) days from the date of this Notice. Failing which the claims and demands or objections if any, relating to the above said property will be considered as waived or abandoned without prejudice to our clients rights and remedies in law.

LAW CELL, ADVOCATES,
Unit No. 15, Building No.02, Borivali Ganjawala CHS Ltd., Near Punjab National Bank, Borivali (West), Mumbai- 400 092.
Mob: 9820792682
Place: Mumbai Date: 15/10/2026

PUBLIC NOTICE

I, Mr. Pable Hira Bacchan Singh residing at 160, Harniwars, Jankidevi School Road, Andheri (West), Mumbai- 400053 hereby giving this public notice that the disowned notice published by me against my son Mr. Pable Jaspreth Hira Singh in the newspaper on 14th December 2014 stands revoked and cancelled. I have restored all family relations with him and the previous notice should be treated as null and void.

Sd/-
Mr. Pable Hira Bacchan Singh
Mobile : 9867379898
Place: Mumbai Date: 15/10/2026

CHANGE OF NAME

I Sangita legally wedded Spouse of No. 02788561N Ex HAV Godse Laxman Motiram Resident of A-204, Shree Duttaprasad Building, Plot No 71B, Sector 4A, Aasudgaon, New Panvel, Raigad, Pincode - 410218. I have changed my Name from Sangita to Sangita Laxman Godse and date of birth is 12/05/1975 as per vide affidavit No FE 790045 Dated:- 14/10/2026.

PUBLIC NOTICE

This is to inform the general public that Original Share certificate no 55, Distinctive Nos from 541 to 550 of Mrs. Pratibha Bakshi Shah & Mrs. Vidhi Kunal Doshi, a provisional member of A/502, Zenith Co-op Society having address at PK Road, Mulund (West) 400081, have been lost/misplaced. The provisional member of the society has applied for duplicate shares. The Society hereby invites claims and objections from claimants/objector or objectors for issuance of duplicate Share Certificate within the period of 14 (fourteen) days from the publication of this notice, with copies of such documents and other proofs in support of his/her their claims/objectors for issuance of duplicate Share Certificate to the Secretary of Zenith Co-op Society. If no claims/objections are received within the period prescribed above, the Society shall be free to issue duplicate Share Certificate in such manner as is provided under the bye-laws of the Society. The claims/objectors, if any, received by the Society shall be dealt with in the manner provided under the bye-laws of the Society.

For and on behalf of
Zenith Co-op housing society Ltd.,
Sd/-
Adv. Sanjay K.Kolge,
(Legal Advisor)
(Hon. Secretary)
Place : Mumbai
Date : 15-10-2026

CHANGE OF NAME

I Bhavana legally wedded Spouse of No. 14493586P Ex Naik (TS) Jadhav Bhagwandas Tukaram Resident of Ramabai Ambekar Nagar, Water Tank Road, Room No 16, Ashtavinayak Chawl No 1, Bhandup West, Mumbai, Pincode - 400078. I have changed my Name from Bhavana to Bhavana Bhagwandas Jadhav and date of birth is 14/01/1969 as per vide affidavit No FE 790046 Dated:- 14/10/2026.

PUBLIC NOTICE

NOTICE is hereby given that my client, SHRI. RANJAN MULKI AND SMT. SAHANA R. MULKI, purchased the Flat No. A-404 in the project known as Raj Sarita and now society known as Raj Sarita CHS Ltd., constructed on land bearing CTS No.196, 197, 198, 199, 200 & 202 and S.No.297/4 to 297/6, 297/8 and 297/9 of Village Dahisar, Taluka Borivali, Dist. MSD (hereinafter referred to as "the said Flat") from M/s. Rajesh Construction Company (hereinafter referred to as "the said Owners"). My client had approached the Society to seek the information in respect of the said flat including the share certificate in respect of the said Flat. The Society drew my client's attention to Clause No. 12 (a) of the Agreement which is reproduced below, "The Developers have raised a mortgage loan from LIC Housing Finance Limited against the Security of the sell referred hereunder in the Schedule and after repayment of the said loan with interest, the Developers shall get the said flat/shop released." My clients vide their advocate issued notices to M/s. Rajesh Construction Co. and LIC Housing Finance Limited offices for clearing this matter and till date there is no reply received from both the offices. Hence, this notice is being published seeking any claim objection against the said flat. Any person or persons having any claim on the said Flat as and by way of sell, exchange, mortgage, charge, trust, inheritance, gift, possession, lease, lien, attachment, lispendens, maintenance or otherwise howsoever are required to make the same known in writing to the undersigned having office at Office No. B / 28, Gr. Floor, Patel Shopping Center, Chandavarkar Road, Near Raj Mahal Hotel, Borivali (West), Mumbai 400 092 within 14 days from the date of publication hereof, failing which, it shall be presumed that the said Owners are absolutely entitled to sell the said Flat and that the said Flat is free from all encumbrances and my client shall be proceed to complete the sell transaction with the said owners / members as if there are no third party claims / objections / disputes in respect of the said Flat and later on claims / objections / disputes of whatsoever nature will not be entertained and the same shall be considered as waived, which kindly be noted.

Sd/-
BRIJESH R. PATIL,
Advocate, High Court at Bombay
Place: Mumbai
Date: 15/10/2026

PUBLIC NOTICE

Notice is hereby given to the public at large that MR. SURESH GALA and MRS. BHARTI SURESH GALA, is desirous of purchasing the immovable property from MR. ANTHONY ELIS VAITHY and MR. JHON ELIS VAITHY who is the owner of property situated at Maharashtra, having the following particulars: Village: Dahisar, Taluka: Borivali, District: Mumbai Suburban, Khate No.: 10674, Nagar Bhupanan No.: 208/A, Sarve No. 294, Area: 1969.40 Square Metres, Pherphar Kramank (Mutation Entry No.): 8104.8275. Any person, bank, financial institution, or other entity having any right, title, interest, claim, demand, lien, charge, mortgage, objection or otherwise in respect of the said property, by way of sale, gift, inheritance, lease, tenancy, agreement, litigation or any other manner whatsoever, is hereby called upon to submit their claim or objection in writing, along with supporting documentary evidence, to the undersigned within 14 (Fourteen) days from the date of publication of this notice.

Adv. SUSHIL SAWANT
Advocate High Court, Bombay
Chamber No.17, Ajanta Square Mall, Market Lane, Borivali West, Mumbai-400092.
Mob. 9768155154
Place: Mumbai Date: 15/10/2026

PUBLIC NOTICE

Notice is hereby given that Mrs. Urmila Krishanlal Sharma Alias Mrs. Urmila K. Sharma And Mr. Sanjay Krishanlal Sharma were the joint owners and members of Flat No. 6-D, in the Block D, in the Building known as "Viceroy Court" of Viceroy Court CHS Ltd., situated at, Thakur Village, Kandivali (East), Mumbai-400101. The said Mrs. Urmila Krishanlal Sharma Alias Mrs. Urmila K. Sharma expired on 17.02.2026. Any person/s who has/have any claim, right, title and interest in the aforesaid 50% undivided share, right, title and interest of the said Mrs. Urmila Krishanlal Sharma Alias Mrs. Urmila K. Sharma in the aforesaid Flat No. 6-D, in the Block D and shares pertaining to the aforesaid Flat No. 6-D, in the Block D, by way of sale, gift, exchange, mortgage, charge, lease, lien, succession, or in any other manner whatsoever should intimate the same to the undersigned within a period of 14 days from the date of publication of this notice at the address provided hereunder, with copies of such documents and other proofs in support of his/her their claims in the aforesaid 50% undivided share, right, title and interest of the said Mrs. Urmila Krishanlal Sharma Alias Mrs. Urmila K. Sharma in the aforesaid Flat No. 6-D, in the Block D and shares pertaining to the aforesaid Flat No. 6-D, in the Block D. In case no objections are received within the aforesaid time, it shall be presumed that there are no claimants and my clients shall be free to deal with the aforesaid 50% undivided share, right, title and interest of the said Mrs. Urmila Krishanlal Sharma Alias Mrs. Urmila K. Sharma in the aforesaid Flat No. 6-D, in the Block D and shares pertaining to the aforesaid Flat No. 6-D, in the Block D and shares pertaining to the aforesaid Flat No. 6-D, in the Block D.

Sd/- Advocate SMITA R. GHADI
Shop No. 76, EMP 75, Phase 4, Evershine Millenium Paradise, Thakur Village, Kandivali (E), Mumbai-400101.
Place: Mumbai
Date: 15/10/2026

TALWALKARS BETTER VALUE FITNESS LIMITED

CIN: L92411MH2003PLC140134

Registered Office: 1702, 17th Floor, Signature (By Lotus), Off Veera Desai Road Extn., Andheri West, Mumbai, Maharashtra, India - 400053 • Email Id: talwalkarbetter@gmail.com • Contact No. + 91 98199 44575

UNAUDITED STANDALONE FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED 30.09.2026 (Rs. in Lakhs)

Sr. No.	Name[s] of holder[s]	Company Name	Folio No.	Cert No	No. of Securities	Distinctive number[s]	Kind of Securities and face value
1.	Shiv Shanker Suryanath Singh	Housing Development Finance Corporation Limited	S0027415	000014391	2000	0020254946-0020256945	2000 Shares of FV 2 each

Claimant Name : Bhakti Shivshankar Singh & Shakti Shivshankar Singh

Place : Mumbai Date : 15.10.2026

FUTURISTIC SECURITIES LIMITED

CIN: L65990MH1971PLC015137

Regd. Off: 202, Ashford Chambers, Lady Jamshedji Road, Mahim (West), Mumbai - 400 016

Tel: 022 24476800 Fax: 022 24476999

Email: futuristicsecuritieslimited@yahoo.in website: www.futuristicsecurities.com

NOTICE

Pursuant to Regulation 47 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 that a meeting of Board of Directors of the Company will be held on Thursday, October 22, 2026 at the registered office of the Company, inter alia to consider and approve the Unaudited Financial Result for the quarter and half year ended September 30, 2026.

BY ORDER OF THE BOARD
FOR FUTURISTIC SECURITIES LIMITED
Sd/-
PRADEEP JATWALA
DIRECTOR
DIN: 00053991

Place : Mumbai
Date: October 14, 2026



CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED
Corporate Office:- "CHOLA CREST" C 54 & 55, Super B-4, Thiru Vi Ka Industrial Estate, Guindy, Chennai - 600032. Branch Office : Cholamandalam Investment and Finance Company Limited, Unit No. 203, Lotus It Park, Road No. 16, Wagle Estate, Thane west, Maharashtra-400604.

DEMAND NOTICE UNDER SECTION 13(2) OF THE SECURITISATION & RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT 2002

You, the under mentioned Borrower/Mortgagor is hereby informed that the company has initiated proceedings against you under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and that the Notice under 13 (2) of the Act sent to you by Registered Post Ack. Due for Borrower/s has been returned undelivered. Hence, you are hereby called upon to take notice and pay the outstanding loan amount mentioned against the said account with interest accruing there from within 60 days from the date of this publication, failing which the company will proceed against you by exercising its right under Sub-Sec (4) of Section 13 of the Act by enforcing the below mentioned security to realize its dues with interests and costs. It is needles to mention that this notice is addressed to you without prejudice to any other remedy available to the company.

Sr. No.	Loan Account No. & Name and Address of the Borrower/s	Loan Amount (₹)	Date of Demand Notice & Amount Outstanding
1.	Loan Account No. HE01SAI0000070662.1. Sandhya Sanjay Kadam (Applicant), 2. Rohan Sanjay Kadam (Co-applicant), 3. Sushila Anant Kadam (Co-applicant), 1 To 3 At: Bunglow No.5 Mohan Water Edge, Eranjad Badlapur West-421503, Maharashtra. 4. Sandhya Sanjay Kadam (Applicant), 5. Sushila Anant Kadam (Co-applicant), 6. Rohan Sanjay Kadam (Co-applicant), 7. Sandhya Kadam Accounting Services Through Their Propritor Sandhya Sanjay Kadam (Co-applicant), 4 To 7 At: Flat No.15, 2nd Floor, Navita C.H.S. Ltd, Puna Link Road, Survey No.30, Plot No.70, Gavi Nagar, Vijay Nagar, Tisgaon, Kalyan East-421306, Maharashtra. 8. Sandhya Kadam Accounting Services, Through Their Propritor Sandhya Sanjay Kadam (Co-applicant), Bunglow No.48, Mohan Water Edge, Eranjad, Badlapur West-421503, Maharashtra	Rs 21,00,00,000	07/10/2026 Rs.20,81,569.00 as on 07/10/2026 together with further interest at contractual rate of interest

Schedule Of Property: All That Piece And Parcel Of Flat No. 15, Admeasuring 510 Sq. Ft. Built Up Area, On 2nd Floor, Society Known As "Naveeta Co-operative Housing Society Limited", Constructed On Land Bearing Survey No. 30, Plot No. 70, Situated At Village - Kalyan, Gavi Nagar, Pune Link Road, Vijay Nagar, Tisgaon, Kalyan- East, District- Thane- 421306.

Date: 15/10/2026
Place: Mumbai

Authorized Officer,
Cholamandalam Investment and Finance Company Limited

EQUITAS SMALL FINANCE BANK LTD

(Formerly Known As Equitas Finance Ltd)
Corporate Office: No.769, Spencer Plaza, 4th Floor, Phase-II, Anna Salai, Chennai, TN - 600 002

POSSESSION NOTICE (U/s. Rule 8 (1) - for Immovable Property)

Whereas the undersigned being the Authorized Officer of M/s. Equitas Small Finance Bank Limited, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest [Act, 2002 (54 of 2002)] and in exercise of powers conferred under section 13(2) read with [Rule 3] of the Security Interest (Enforcement) Rules 2002, issued a Demand Notice calling upon the below mentioned Borrowers to repay the total outstanding amount mentioned in the notice being within 60 days from the date of receipt of the said notice. Since the below mentioned Borrowers having failed to repay the below stated amount within the stipulated time, notice is hereby given to the below mentioned borrowers and the public in general that, the undersigned has taken possession of the property described herein below in exercise of powers conferred on him under Sub-Section (4) of Section 13 of the said Act read with Rule 8 of the Security Interest Enforcement Rules, 2002. The Borrowers in particular and the public in general are hereby cautioned not to deal with the schedule mentioned properties and any dealings with the properties will be subject to the charge of M/s. Equitas Small Finance Bank Limited and further interest and other charges thereon. 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."

Sl. No.	Name of the Borrower(s)/ Guarantor(s)	Description of Secured Asset (Immovable Property)	Demand Notice Date and Amount	Possession Taken Date
1.	LOAN No.-SELONVL0138926 Branch : LONAVLA BORROWER NAME : Mr/Mrs Santosh Kamalakar Waghmare GUARANTOR/s NAME: Mr/Mrs Bharati Sanjay Waghmare Mr/Mrs Kalyani Santosh Waghmare Mr/Mrs Sanjay Kamalakar Waghmare Ramalakshmi	All That Piece And Parcel Of The Property Bearing House No. W 4000480, Cts No. 1446, Admeasuring Area Of 102.39 Sq. M.Lt.E. 1101 Sq. Ft., Situated At Mauije Aadoshi, Khopoli, Taluka Khalapur, District Raigad, North By : House Of Mr. Govind Kondu Telang, South By : House Of Mr. Ganpat Telang, East By : House Of Mr. Harichandra Telang, West By : Open Land	20-06-2026 and Amount Rs.5,77,478	10-10-2026
2.	LOAN No.-SEBNDAR0305090/ 200001524902 Branch : BHANDARA BORROWER NAME : Mr/Mrs Jitendra Tarachand Barai GUARANTOR/s NAME: Mr/Mrs Lila Tarachand Barai	All That Piece And Parcel Of Land Bearing Grampanchayat Property No. 168, Admeasuring 840.00 Sq.Ft. (78.00 Sq.Mtrs.) Of Mouza- Sahuli, T.S. No. 5, Revenue Circle Shahapur, Situated Within The Limits Of Grampanchayat Sahuli, Tah. And Distt. Bhandara. (North By) House Of Tarachand Barai (South By)Cov's Shelter Of Mulchand Barai (East By)10 Feet Layout Road (West By)Open Land Laxman Waat	21-07-2026 and Amount Rs.1,41,488	10-10-2026

Date: 15-10-2026
Place: Mumbai

Sd/-Authorized Officer,
Equitas Small Finance Bank Ltd



CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED
Corporate Office:- "Chola Crest", C54 & C55, Super B-4, Thiru Vi Ka Industrial Estate, Guindy, Chennai-600032. Branch Address:- Cholamandalam Investment and Finance Company Limited, Unit No. 203, Lotus It Park, Road No. 16, Wagle Estate, Thane west, Maharashtra-400604.

POSSESSION NOTICE [Under Rule 8 (1)]

Whereas, the undersigned being the Authorised Officer of Cholamandalam Investment And Finance Company Limited, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 hereinafter called the Act and in exercise of powers conferred under Section 13(2) read with Rules 3 of the Security Interest [Enforcement] Rules, 2002 issued demand notices calling upon the borrowers, whose names have been indicated in Column [B] below on dates specified in Column [C] to repay the outstanding amount indicated in Column [D] below with interest thereon within 60 days from the date of receipt of the said notice. The borrowers having failed to repay the amount, notice is hereby given to the borrowers and the Public in general that the undersigned has taken Physical Possession of the property described herein below in exercise of the powers conferred on him under Sub-Section (4) of Section 13 of Act read with Rule 8 of the Security Interest Enforcement Rules, 2002 on 12th October 2026 As per the order dated 27-08-2026 passed by the Hon'ble Chief Judicial Magistrate, Esplanade, Mumbai Case No.1535/SA/2025. The borrowers in particular and the Public in general are hereby cautioned not to deal with the properties men-tioned below and any such dealings will be subject to the charge of Cholamandalam Investment And Finance Company Limited for an amount mentioned in Column [D] along with interest and other charges. Under section 13 [8] of the Securitisation Act, the borrowers can redeem the secured asset by payment of the entire outstanding including all costs, charges and expenses before notification of sale.

Sr. No.	Name and Address of Borrower & Loan A/c No.		Date of Demand Notice	Outstanding Amount	Date of Possession
	[A]	[B]			
1	LAN No.HE01MAI00000022517 & HE01MAI00000034205. 1. Smitesh Champakial Shah (Applicant), 2. Premakumari Smitesh Shah (Co-Applicant), 3. Ishita Smitesh Shah (Co-Applicant), 1 to 3 at: 703, 7th Floor, Pearl Residency, Opp.Wadala School, JP Road, Andheri West, Mumbai-400053. 4. Smitesh Champakial Shah (Applicant) , F-113, 1st Floor, Mangajia Arcing, Commercial Gate No.3 D.N.Nagar, Commercial Gate No.3, D.N.Nagar, Andheri-400053. 5. Smitesh C.Shah And Co (Co-Applicant), Rep. by its Proprietor, Smitesh Champakial Shah, F-113, 1st Floor, Mangajia Arcade, Commercial Gate No.3 D.N.Nagar, Commercial Gate No.3, D.N.Nagar, Andheri-400053. 6. Smitesh Champakial Shah (Applicant), Flat No.903, 9th Floor, Castle Tower, Bulg-Oshiwara Yashodeep CHSL, Opp Heera Panna Mall, Oshiwara, New Link Road, Andheri West, Mumbai-400058.	Rs.8,74,423.13/- (Rupees Nine Lakh Seventy Thousand Four Hundred Twenty-Three and Thirteen Paise Only) as on 09-09-2026	11/08/2025	Rs. 1,46,76,112/- as on 11/08/2025 and interest thereon.	12/10/2026

Schedule Of Property: Property Being Flat No.903, On the 9th Floor, Adm 1025 Sq.Ft (Super Build Up Area) in the Building Knows As Castle Tower And Society Known As Oshiwara, Yashodeep Co-Op Hsg. Soc.Ltd. Land Bearing Plot No. R-12, S.No. 41 (Part) Opp. Heera Panna Mall, Situated at Oshiwara, Andheri (West)-400058.

Date: 12/10/2026
Place: Andheri(Mumbai)

Sd/- Authorised Officer,
Cholamandalam Investment and Finance Company Limited



ART HOUSING FINANCE (INDIA) LIMITED
Regd. Office: 107, First Floor, Best Sky Tower, Netaji Subhash Place, Pitampura, New Delhi - 110034
Branch Office: 49, Udyog Vihar Phase 4, Gurugram, Haryana - 122015

PUBLIC NOTICE FOR E-AUCTION FOR SALE OF IMMOVABLE PROPERTY

E-Auction Sale of Immovable property mortgaged under Securitization and Reconstruction of Financial assets and Enforcement of Security Interest (SARFAESI) Act, 2002 ("The Act") read with proviso to Rule 8 (6) of the Security Interest Act, 2002. Notice is hereby given to the public in general and to the Borrower/Mortgagors/Guarantors in particular that the Authorized Officer of ART Housing Finance (India) Limited had taken Possession of the following property(ies) mentioned pursuant to demand raised issued under Sec 13(2) of the Act in the loan account no. LNKLNO4017-180003023 with right to sell on "AS IS WHERE IS", "AS IS WHAT IS", "WHATEVER THERE IS" for realization of Company's dues plus interest as detailed hereunder and whereas consequent upon failure to repay the dues, the undersigned in exercise power conferred Section 13(4) of the said Act read with Rule 8 of the said Rules purposes to realize the Company's dues by the sale of the said property(ies). The sale of the below mentioned property(ies) shall be conducted by way of E-auctions through web portal: <https://www.banksauctions.com>

Name of the Account Holders	Details of Immovable property	Amount as per Demand Notice & Demand Notice Date	Reserve Price EMD Bid increase Amount	Date and Time of E-auction	Last Date of Bid Submission
a) KRISHNA KUMAR PANNALLAL GUPTA (Borrower)	PROPERTY BEARING FLAT NO. 101, 1ST FLOOR, A-WING, AREA 310 SQ.FT. BUILT UP, IN BUILDING KNOWN AS "PRASHANNA COMPLEX", PHASE-03, LYING AND SITUATED ON THE PIECE AND PARCEL OF PLOT OF LAND BEARING, SURVEY NO. 99/2PAIKI, VILLAGE PURNA, TALUKA-BHIWANDI, DISTRICT-THANE.	Rs. 5,53,195/- as on 06.09.2025.	Rs. 6,00,000 Rs. 60,000 Rs.10,000/-	31.10.2026 From 11:00 AM to 02:00 PM	30.10.2026 up to 05:00 PM
b) GOMATI (Co-Borrower)	WITHIN THE LOCAL LIMITS OF GRAMPANCHAYAT PURNA, SUB-REGISTRATION DISTRICT BHIWANDI, AND REGISTRATION DISTRICT THANE, MAHARASHTRA	Demand Notice Date: - 06.09.2025			

Name and Contact details of Authorized Officer - Mr. Satnarayan Parkash,
Mobile No. 9466460995, satnarayan.parkash@artfinc.com

TERMS & CONDITIONS: 1. The interested bidders shall submit their EMD through Web Portal: <https://www.banksauctions.com> (the user ID & Password can be obtained free of cost by registering name with <https://www.banksauctions.com>). The EMD shall be payable through NEFT/RTGS in the following account: 50200049383517, IFSC Code: HDFC0000273, latest by 05.00 pm on or before date mentioned in the table above. Please note Cheques shall not be accepted as EMD amount. 2. Company shall however not be responsible for any outstanding dues / encumbrances / tax arrears, if any. The intending bidders should make their own independent inquiries regarding the encumbrances, title of property(ies) & to inspect & satisfy themselves. Property can be inspected strictly as per the date & time given by Authorised Officer. 3. The intended bidders who have deposited the EMD and require assistance in creating login ID & password, upload data, submitting bid, training on e-bidding process, may contact our services provider: M/s C1 India Private Limited Helpline Numbers: 124-40002021/2223, 7291931124/1125/1126, Mr. Mannur Balaji Govindarajan Email: delhi@c1india.com, Contact No. +917977701080 and for any property related query may contact Authorized Officer as mentioned above in the office hours during working days (10AM to 5PM). 4. The highest bid shall be subject to approval of the Authorised Officer. Authorised Officer reserves the right to accept/reject any offer or offer(s)/bids so received without assigning any reason whatsoever. His decision shall be final & binding. 5. For detailed term and condition refer <https://www.banksauctions.com>

STATUTORY 15 DAYS SALE NOTICE UNDER THE SARFAESI ACT, 2002

Note: Borrowers/Guarantors/Mortgagors may redeem under Section 13(8) of the SARFAESI Act by paying full dues before the auction date. Failing this, the sale will proceed.
Date : 13.10.2026
Place : Thane (Maharashtra)

Authorised Officer
For ART Housing Finance (India) Limited