

VARASAHAKI FINANCIAL SERVICES PVT LTD
Registered Office: S No. 32, Old No. 14, 4th Street, 9th Avenue, Anna Nagar, Chennai - 600032
Regional Office: S No. 10, 1st Street, Sri Sathyan, 73-126 North Phase, SIDCO
Thiruvalla Industrial Estate, Thiruvalla - Chennai - 600032
Melnaravathi Branch: No. 2, MYN Nagar, Venkateswari Road,
Melnaravathi, Melmarthalam - Chennai - 600019

POSSESSION NOTICE (Read/View) (For Irrevocable purpose)

Whereas the undersigned being the **Authorized Officer of Varasahaki Housing Finance Ltd.**, under **Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002** (of 24/2002) and in exercise of powers conferred under Section 13(2) read with Section 13(4) of the said Act, has issued a notice under sub-section (8) of section 13 of the said Act on **03.08.2022** calling upon them to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice.

The Borrowers/Mortgagor(s) Co-Applicants/Guarantors/Consentors having failed to repay the amount due as mentioned in the Borrowers, Mortgagors/Consentors, Guarantors & Co-Borrowers and the Consentors and the plan in general that the undersigned has taken possession of the properties described herein based in exercise of powers conferred to them under sub-Section (4) of section 13 of the said Act with sub S & 8 of the Security Interest (Enforcement) Rules, 2002 of the said Act.

The Borrowers/Mortgagor(s) Co-Applicants/Guarantors/Consentors having in particular and the plan in general is hereby cautioned not to deal with the properties and any dealings with them and the properties will be subject to the charge of Varasahaki Housing Finance Pvt.Ltd. for an amount outstanding as mentioned in the Borrowers/Mortgagor(s) Co-Applicants/Guarantors/Consentors and the plan in general.

The Borrowers/Mortgagor(s) Mortgagor(s) attention is invited to provisions of sub-section (8) of section 13 of the Act, in respect of time available to repossess the secured assets.

S No. 1 - Borrower/ Applicant: 1 Venkatarman Venkatesh, Vs Venkateshan, Co-Borrower Co-Borrower/ Applicant: 2 Venkatarman, Vs Venkateshan, 3 Venkateshan, Vs Subramanian
Kudrulla, W/o Venkatesh, S No. 33, Old No. 14, 4th Street, 9th Avenue, Anna Nagar, Chennai - 600032
Street Number, Kanchipuram, Tamilnadu-603130. (Loan Ac. No. 001151002000001)
Amount claimed as per demand notice being **₹53,52,824.00** as on **27.01.2026**, Amount Outstanding as on **03.08.2022** being **₹1,44,243.85** as on **03.08.2022** with further interest, cost, other charges and expenses thereon.

S No. 2 - Borrower / Applicant: 1 M Venkatarman V, Vs Venkateshan, Co-Borrowers Co-Borrowers 2 Venkatarman, Vs Venkateshan, 3 Venkateshan, Vs Subramanian
Kudrulla, W/o Venkatesh, S No. 33, Old No. 14, 4th Street, 9th Avenue, Anna Nagar, Chennai - 600032
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COMMON PROPERTY FOR BOTH ACCOUNTS

Property Situated at **Chennai, Tamil Nadu** and **Chennai, Tamil Nadu** and **Chennai, Tamil Nadu** and within the Sub-Region Office of Achankuppam, Situated at **S No. 328, Nerukumbam Village**, Under Grama Natham Patti No.262, comprised in Old Grama No. S. 571, New Grama No. S.10.3359, Averaging an extent of **1744 Sq.Feet (00712 Sq.Feet)** or 0.04 cent comprised in the Survey No. 104/1, 104/2, 104/3, 104/4, 104/5, 104/6, 104/7, 104/8, 104/9, 104/10, 104/11, 104/12, 104/13, 104/14, 104/15, 104/16, 104/17, 104/18, 104/19, 104/20, 104/21, 104/22, 104/23, 104/24, 104/25, 104/26, 104/27, 104/28, 104/29, 104/30, 104/31, 104/32, 104/33, 104/34, 104/35, 104/36, 104/37, 104/38, 104/39, 104/40, 104/41, 104/42, 104/43, 104/44, 104/45, 104/46, 104/47, 104/48, 104/49, 104/50, 104/51, 104/52, 104/53, 104/54, 104/55, 104/56, 104/57, 104/58, 104/59, 104/60, 104/61, 104/62, 104/63, 104/64, 104/65, 104/66, 104/67, 104/68, 104/69, 104/70, 104/71, 104/72, 104/73, 104/74, 104/75, 104/76, 104/77, 104/78, 104/79, 104/80, 104/81, 104/82, 104/83, 104/84, 104/85, 104/86, 104/87, 104/88, 104/89, 104/90, 104/91, 104/92, 104/93, 104/94, 104/95, 104/96, 104/97, 104/98, 104/99, 104/100, 104/101, 104/102, 104/103, 104/104, 104/105, 104/106, 104/107, 104/108, 104/109, 104/110, 104/111, 104/112, 104/113, 104/114, 104/115, 104/116, 104/117, 104/118, 104/119, 104/120, 104/121, 104/122, 104/123, 104/124, 104/125, 104/126, 104/127, 104/128, 104/129, 104/130, 104/131, 104/132, 104/133, 104/134, 104/135, 104/136, 104/137, 104/138, 104/139, 104/140, 104/141, 104/142, 104/143, 104/144, 104/145, 104/146, 104/147, 104/148, 104/149, 104/150, 104/151, 104/152, 104/153, 104/154, 104/155, 104/156, 104/157, 104/158, 104/159, 104/160, 104/161, 104/162, 104/163, 104/164, 104/165, 104/166, 104/167, 104/168, 104/169, 104/170, 104/171, 104/172, 104/173, 104/174, 104/175, 104/176, 104/177, 104/178, 104/179, 104/180, 104/181, 104/182, 104/183, 104/184, 104/185, 104/186, 104/187, 104/188, 104/189, 104/190, 104/191, 104/192, 104/193, 104/194, 104/195, 104/196, 104/197, 104/198, 104/199, 104/200, 104/201, 104/202, 104/203, 104/204, 104/205, 104/206, 104/207, 104/208, 104/209, 104/210, 104/211, 104/212, 104/213, 104/214, 104/215, 104/216, 104/217, 104/218, 104/219, 104/220, 104/221, 104/222, 104/223, 104/224, 104/225, 104/226, 104/227, 104/228, 104/229, 104/230, 104/231, 104/232, 104/233, 104/234, 104/235, 104/236, 104/237, 104/238, 104/239, 104/240, 104/241, 104/242, 104/243, 104/244, 104/245, 104/246, 104/247, 104/248, 104/249, 104/250, 104/251, 104/252, 104/253, 104/254, 104/255, 104/256, 104/257, 104/258, 104/259, 104/260, 104/261, 104/262, 104/263, 104/264, 104/265, 104/266, 104/267, 104/268, 104/269, 104/270, 104/271, 104/272, 104/273, 104/274, 104/275, 104/276, 104/277, 104/278, 104/279, 104/280, 104/281, 104/282, 104/283, 104/284, 104/285, 104/286, 104/287, 104/288, 104/289, 104/290, 104/291, 104/292, 104/293, 104/294, 104/295, 104/296, 104/297, 104/298, 104/299, 104/300, 104/301, 104/302, 104/303, 104/304, 104/305, 104/306, 104/307, 104/308, 104/309, 104/310, 104/311, 104/312, 104/313, 104/314, 104/315, 10

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Business Standard

Campus talk

BS Marketing Initiative

SKIMT : Tech-Savvy, People-Smart: SKIMT HR Conclave Spotlights Skills for Future HR Leaders

Sri Kaliswar Institute of Management and Technology (SKIMT), Sivakasi, organised an HR Conclave titled "HR 5.0 - Reimagining People, Technology & the Future of Work. The conclave brought together industry experts and management students to explore emerging HR trends and the competencies required for future HR professionals.

Secretary, Shri A.P. Sarvarajan presided Over the event. Dr. G. Pandiselvi, Dean – Academics, SKIMT, delivered the welcome address. Dr. P. S. Valarmathy, Director, SKIMT, delivered Presidential Address, while Dr. P. K. Balaramuragan, Principal, Sri Kaliswar College (Autonomous), delivered the felicitation address.

Two engaging panel discussions featured Mr. P. Shanmugam, Senior Manager – Global Expansion Strategies, CTS, Chennai; Dr. Guru Selvaraj, Chief Mentor, Eastern Valley Tech Pvt. Ltd.; Mr. M. Maheshwara Kumar, Senior Consultant, HCL, Madurai; and Mr. Design Padmanaban, Account and Hiring Manager, Tech Mahindra, Chennai.

The first session, "People First, Technology Forward: Reimagining the Future of HR," explored how digital transformation, intelligent HR practices and talent development are reshaping workplaces. The panellists stressed that technology enhances efficiency and decision-making, while empathy, human values and talent development remain essential.

The second session provided insights into industry expectations, emerging HR roles and the transition from campus to corporate life. Mr. R. Balu Krishnan, Dean – Administration, SKIMT, presented the conclave summary, while Mrs. K. Shenbagalakshmi, Assistant Professor, SKIMT, proposed the vote of thanks. Ms. S. Rasmitha of II MBA and Ms. G. Shalini of I MBA served as compères.

The conclave offered valuable industry exposure and reinforced the importance of combining technological proficiency with human insight to succeed in the evolving world of HR.

Campus Reporter: G.Shalini

UGRO CAPITAL LIMITED
 Registered Office: FDF B 17, B Wing, 4th Floor, Ari Gold House, Behind Phoenix
 Market City Mall, L.B.S. Marg, Kurla (West) Mumbai - 400070 Maharashtra

GENERAL NOTICE FOR RE-LOCATION OF BRANCH

This is to notify the General Public, Customers of UGRO Capital Limited (UGRO) that the following Branch is proposed to be shifted with effect from 14th November 2026 due to internal business reasons and the customers of this branch will be served at the existing branch as mentioned below.

Sr.No.	Branch proposed to be closed	Servicing Branch Address
1.	# 39, 3rd Floor, Neela Avasi Moola Vasthi, Anman Samarthi Street, Newkai, 827 811	267/05, Keelamuharman Kol Street, Tenkasi - 627611

Place: Tenkasi
 Date: 13-10-2026

Sd/- Authorised Officer
 UGRO Capital Limited

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AXIS FINANCE LIMITED

Axis House - C-2, Wadival International Centre, Pandurang Budhkar
Mangy, Worli, Mumbai - 400025

E-Public Auction-com-Sale Notice

E Auction Sale of Assets of **AXIS Finance Limited**, Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 read with provision of Rule 8(b) and Rule 9(1) of Security Interest (Enforcement) Rules, 2002.

Notice is hereby given that in public general and in particular to the Borrowers/Guarantors and Mortgages, that the Bank has identified immovable properties mortgaged/charged to Secured Creditor, the Possession of which will be taken by the Authorised Officer of Axis Finance Limited, Secured Creditor, will be sold on "AS IS WHERE IS" &" AS WHAT IS" AND "WATHEVER THERE IS" AND "WITHOUT RECURSE BASIS" on 23rd November 2020 for recovery of Rs. 3,35,39,69,000/- (Rupees Three Crores Thirty Five Lakhs Thirty Nine Thousand Six Hundred and Ninety Only) on or at 27th March 2021 amount or value of the demand due from the said borrowers as assessed upto 13/02/2020 (SARFAESI Act). – Rs. 6,50,91,550 /-(Rupees Six Crore Fifty Lakh Ninety-One Thousand Five Hundred Fifty Only) [with further interest at the contractual rates, along with delinquent interest and other charges etc., till final payment /realisation from the Borrower's / Mortgages / Guarantors, /Secured Creditors/ and/or Liquidators/Liquidator (Borrower), 2) Tuscan Consultants & developers Private Limited (Corporate Guarantor), 3) Senele Estate Limited (Corporate Guarantor) (hereinafter collectively referred to as the 'Borrowers') of the Auction Sales, Reserve Price (RP)/ Earned Money Deposit (EMD) and Details of Sale are as below:

SCHEDULE - I			
Description of Immovable Secured Asset			
All that piece or parcel of units	No.	Floor	Carpets Area
	1.	D3/2091	20
	2.	D2/1608	836
	3.	D2/1608	836

The project "OZONE GREENS" located at 68th, Jalandhar, near Panamburam main road, VGP Prathy Nagar Madhavaram, Chennai - 600101, Tamil Nadu, India along with the relevant parking spaces and the undivided share of the Project land alienated along with the relevant car parking spaces and the undivided share of the Project land amenities.

SCHEDULE - II			
DETAILS OF AUCTION			
Description of Property /s	As per Schedule - I		
Date of E-auction	On: 23rd November 2020		
Time of e-auction	From: 11:00 am to : 12:00 noon		
	unintended extensions after 12:00 noon		
Date & Time for Bid Submission	On: 21st November 2020 Before: 4:00 pm		
RESERVE PRICE AND EMD	Sr./Flat No.	Reserve Price	EMD
	1-D2-808	Rs. 47,00,000/-	Rs. 47,00,000/-
	2-D-1608	Rs. 47,00,000/-	Rs. 47,00,000/-
	3-D-2091	Rs. 67,00,000/-	Rs. 67,00,000/-
	Note: Reserve Price is the price before which the Flat property/will not be sold. Earnest Money Deposit (EMD) is 10% of Reserve Price Bid Increment Amount: Rs. 1,00,00,000/- (Rupees One Lakh Only)		
Contact Person Details & Mob. Nos.	M. Radhika Agarwal / 91 9929917772		

For detailed terms and conditions of sale, please refer to the link provided in website i.e. <https://axisfauctioncenter.net/EPROC/> and www.axisfinance.in.

SAFARIYU 15 DAYS SALE NOTICE UNDER RULE 8 (b) & RULE 9 (1) OF SECURITY INTEREST ENFORCEMENT RULES, 2002

This may also be treated as notice under Rule 8(b) and Rule 9(1) of Security Interest (Enforcement) Rules, 2002 to the borrowers, guarantors and mortgages of the said loan about the holding of E-Auction sales on the above-mentioned date.

Date: 14th October 2020
Authorized Officer

Place: Mumbai
Axis Finance Limited

 U GRO Capital Limited B-17, Fourth Floor, Art Gallery Road, Phoenix Park, Kurla West (Mumbai), India. Phone: 00070	
DEMAND NOTICE	
UNDER THE PROVISIONS OF THE SECURITIZATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURED CREDIT INTEREST ACT, 2002 (THE ACT) AND THE SECURITY INTEREST (ENFORCEMENT) ACT, 2002 (THE RULES)	
The undersigned being the assignee of the U GRO Capital Limited under the Act and in exercise of the powers conferred by Section 13(1) of the Act, hereby gives notice to the borrower(s) of the Secured Asset(s) hereby being called upon by the following borrower(s) to repay the amount mentioned in the respective undated within 15 days from the date of receipt of the said notice. The undersigned hereby represents that the borrower(s) are avoiding the service of the demand notice. Therefore the service of the demand notice is being effected by affixation and publication as per the Rules. The contents of the demand notice are attached herein below:	
S.No.	Name of the Borrower(s)
1.	SUN TIE 2) RAJENDRAN SHACHINPREMADAN 3) SUMITHA LAN - UGRCMNM000005966
DESCRIPTION OF SECURED ASSET(S): Item No. 3406 Kofu Toku To Solar Make: ARS SOLAR Power Plant Invoice No. INVOICE No. 0134. DATED: 01/02/2024	
The borrower(s) together with the demand notice(s) and pay the amount mentioned therein and hereinabove within 60 days from the date of this publication together with applicable interest, late payment penalty, costs charges, cost and expenses etc. at the date of realization of the payment. The borrower(s) may note that U GRO Capital Limited is a Secured Creditor and has been lawfully availed by the borrower(s) a secured assignment of the immovable property(ies) being the secured asset(s) mortgaged by the borrower(s) with U GRO Capital Limited .	
In the event, the borrower(s) are failed to discharge their liabilities in a duly within the stipulated time; U GRO Capital Limited is entitled to exercise all or part of the rights under Section 13(4) of the Act to take possession of the Secured Asset(s) including but not limited to transfer the same by sale or by invoking any other remedy available under the Act and the Rules.	
Furthermore in order to realize the dues in the loan account of the borrower(s) U GRO Capital Limited is also empowered to ATTACH AND SEAL the Secured Asset(s) before enforcing the right to sale or transfer. Subsequent to the sale of the Secured Asset(s), U GRO Capital Limited also has a right to initiate separate legal proceedings to recover the balance dues, in case the value of the Secured Asset(s) is insufficient to cover the dues payable by the borrower(s) to U GRO Capital Limited . This remedy is in addition and independent of any other remedies available to the lender under the Act.	
The attention of the borrower(s) is invited to Section 13(8) of the Act in respect of time available, to redeem the Secured Asset(s) and further to Section 13(1) of the Act, whereby the borrower(s) are restrained/prohibited from disposing or dealing with the Secured Asset(s) or transferring the same by sale or lease, assignment or otherwise, other than the disposal of the same (if any) of the Secured Asset(s) without prior written consent from U GRO Capital Limited and non-compliance of the above is an event of default under Section 29 of the Act. The copy of the demand notice(s) is available with the undersigned and borrower(s) may, if they so desire, collect the same from the undersigned.	
Place: SALEM, TAMILNADU	
Date: 14-10-2026	
Sd/- (Authorized Officer) For U GRO Capital Limited, authorized officer@ugrocapital.com	

ADITYA BIRLA HOUSING FINANCE LIMITED
 Regd. Office: Aditya Birla Hyamcon Complex, Varanasi, U.P. - 221002 (IN) + 91-2438570001
 Tel: 0522-2200 72000 (Kf) 6659220 (Kf) 688779 (Kf) 3622855 (Kf) 2438570001

ADITYA BIRLA HOUSING FINANCE LIMITED
 HOME LOANS

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