

RBL BANK LTD.
 REGISTERED OFFICE: 1st Lane, Shahupuri, Kothapur-410001
 National Operating Centre: 9th Floor, Techniplex-I, Off Veer Savarkar Flyover, Goregaon (West) Mumbai - 400062.

GOLD AUCTION CUM INVITATION NOTICE

The below mentioned borrower has been served with demand notices to pay outstanding amount towards the loan facility against gold ornaments ("Facility") availed by them from RBL Bank Limited. Since the borrower has failed to repay dues under the Facility, we are constrained to conduct an auction of the pledged gold ornaments on **27-10-2026**.

In the event any surplus amount is realised from this auction, the same will be refunded to the concerned borrower and if there is a deficit post the auction, the balance amount shall be recovered from the borrower through appropriate legal proceedings. RBL Bank has the authority to remove following account from the auction without prior intimation. Further, RBL Bank reserves the right to change the Auction Date without any prior notice.

Sr. No.	Account Number	Branch Name	Borrower's Name	Details of Gold Ornament (in gms)
1.	809010914765	Viman Nagar Branch	TONMOY SADHUKHAN	TOTAL_GROSS_WT 22.04 TOTAL IMPURITY 0.87 TOTAL_STONE_WT 1 TOTAL_NET_WT 20.17
2.	809009062442	Pune Camp, Pune	GAURI ANIKET TAPKIR	TOTAL_GROSS_WT 35.42 TOTAL IMPURITY 1.14 TOTAL_STONE_WT 0.5 TOTAL_NET_WT 33.785
3.	809012738062	Kabnur	SHITAL KALLAPPA BAGADI	TOTAL_GROSS_WT 12.01 TOTAL IMPURITY 0.15 TOTAL_STONE_WT 0 TOTAL_NET_WT 11.86

The online auction will be held on <https://egold.auctiontiger.net> or <https://rlbgold.auctiontiger.net> on 27-10-2026 from 02:00 PM to 05:00 PM IST. Interested bidders should contact M/s. e-Procurement Technologies Ltd. (AuctionTiger) at 8353 1896640 / 7984129853.

For detailed Terms and Conditions, please visit the auction portal.

Place: Pune Date: 17-10-2026

Authorized Officer
RBL Bank Ltd.

Federal Bank

LCRD PUNE DIVISION.
 Elevated Ground Floor (Mezzanine Floor),
 Shop No. S-2, Nikhil Pride, Tilak Road,
 Pune - 411030, Phone No.: +91-9793058343,
 Email ID: pnecrd@federalbank.co.in
 Website: www.federalbank.co.in

SALE NOTICE

Sale Notice for Sale of Movable / 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 Movable / Immovable property Mortgaged / Hypothecated / Charged to The Federal Bank Ltd. (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" on **18th November, 2026** for recovery of **Rs. 4,03,27,490.41** (Rupees Four Crore Three Lakh Twenty Seven Thousand Four Hundred Ninety and Paise Forty One only) as on 16/09/2026 in loan A/c of Mrs. **Vaishali Lawrence Swamy** due to The Federal Bank Ltd. (Secured Creditor) with further interest, cost and other charges plus expenses from **Mrs. Vaishali Lawrence Swamy**.

The Reserve Price will be **Rs. 4,50,00,000/-** (Rupees Four Crore Fifty Lakh only) and the Earnest Money Deposit will be **Rs. 45,00,000/-** (Rupees Forty Five Lakh only).

Description of Immovable Property

All that piece and parcel of the land bearing Plinth No. F-03, Plot No. 28, having Plot area measuring 363.52 Sq.Mtrs., Villa Carpet area measuring 313.35 Sq.Mtrs., along with construction of Bungalow constructed thereupon, carved out of the land bearing Survey No. 385, Hissa No. 1, admeasuring "Hectare 4=01 Are", plus pot/kharaba "Hectare 1=06 Are", total "Hectare 5=07 Are", assessed at "Rs. 10=01 pasie", situated at in the project named The Ridges by Vyankateswar Realty, Village Bhugaon, Taluka Mulshi, District Pune, within the limits of Zilla Parishad Pune, Taluka panchayat Samitee Mulshi, Grampanchayat Bhugaon and registration District Pune, Sub Registration, Taluka Mulshi and bounded as under: **On or Towards EAST: By Internal Road, On or Towards WEST: By Marginal Space and Internal Road, On or Towards SOUTH: By F2 Villa, On or Towards NORTH: By E1 Villa.**

For detailed sale notice and 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: 15/10/2026
 Place: PUNE.

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

GRIHUM HOUSING FINANCE LIMITED
 Registered Office: 6th Floor, B Building, Ganga Trueno, Lohagaon, Pune, Maharashtra 411014

Whereas, the undersigned being the Authorised Officer of Grihum Housing Finance Limited (hereinafter referred to as the "said Act") and in exercise of the powers conferred under Section 13 (12) of the said Act read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, issued a demand notice below dated calling upon the below Borrowers to repay the amount mentioned in the notice 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 possession of the property described herein below in exercise of powers conferred on him/her under Section 13 (4) of the said Act read with Rule 8 of the said Rules of the Security Interest Enforcement Rules, 2002 on **13th October of the Year 2026**.

The borrowers 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 secured Creditor the amount and interest 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. Details of Property taken in possession are herein below.

Sr. No.	Name of Borrowers	Description of Property	Possession taken Date	Date of statutory Demand Notice	Amount in Demand Notice (Rs.)
1	SAVITA DEEPAK BHANDALKAR, EKNATH BHI-MAJI JADHAV	All That Piece And Parcel Of Flat No. 7, Situated On 2nd Floor, Admeasuring Area 44.41 Sq. Mtrs I.E. 478 Sq. Fts Built-Up, In The Project Known As "Ingale Complex", The Society Known As "Laxmi Parvati Co-Op Housing Society Ltd.", Constructed On Plot No. 121, Cts No. 1626 To 1636 Admeasuring Area About 2400 Sq. Fts And Plot No. 122, Cts No. 1641 To 1652 Admeasuring Area About 1600 Sq. Fts Out Of Admeasuring Area About 2400 Sq. Fts, At Village Shivne (Uttam-nagar), Taluka Haveli, District Pune, Within The Local Limits Zilla Parishad Pune, Taluka Panchayat Samiti Haveli, Pune And Within The Jurisdiction Of Sub Registrars Haveli Pune. (Hereinafter referred As To "Said Flat").	13/10/2026	09/06/2026	Loan No. LAP064220000000520809 Rs. 1990819/- (Rupees Nineteen Lakh Ninety Thousand Eight Hundred Nineteen Only) payable as on 09/06/2026 along with interest @ 14.7 % p.a. till the realization.

In any case if there is any difference between the contents of local language publication and English newspaper publication, the content, of the English newspaper language published in Financial Express shall be prevail

Date: 17.09.2026,
 Place: PUNE

Sd/- Authorised Officer,
 Grihum Housing Finance Limited

HINDUJA HOUSING FINANCE LIMITED
 Corporate Office at 167-169, 2ND Floor, Little Mount, Saidapet, Chennai – 600015, (Tamil Nadu) E-mail ID: auction@hindujahousingfinance.com

Public Notice For E-Auction Cum Sale (Appendix – IV A) (Rule 8(s) AND 9(1))

Sale of Immovable property mortgaged to Hinduja Housing Finance Limited (HHF) Corporate Office at 167-169, 2ND Floor, Little Mount, Saidapet, Chennai – 600015, (Tamil Nadu) and Branch Office at-Hinduja Housing Finance Limited, 3rd Floor PKP Ampire, E Ward, Shahupuri, 5th Lane, Kolhapur, Maharashtra 416001, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter "Act"). Whereas the Authorized Officer ("AO") of HHFL had taken the **Physical possession** of the following property/ies pursuant to the notice issued U/s 13(2) of the Act in the following loan accounts dues, The Sale will be done by the undersigned through e-auction platform provided at the website: <https://www.bankauction.com>

Sr. No.	Borrower(s) / Co-Borrower(s) / Guarantor(s) / Loan Account Number	Description of the Immovable property / Secured Asset	Date of inspection/ property 31.10.2026 (11.00 hrs- 14.00 hrs)	EMD Last Date 02.11.2026 till 5 pm.	Date/ Time of E-Auction 03.11.2026 11.00 hrs-13.00 hrs.	Reserve Price (RP)
1.	1. Mr. SHIVAJI RAMCHANDRA KHANDEGAL (Borrower) 2. Mrs. SHUBHANGI SHIVAJI KHANDEGAL (Co-borrower) MH/KLP/KLPR/A00001948	All the Piece and parcel of property along with construction bearing Gat No. 1602/11ts total admeasuring area 0 H 99 R in that N.A. Plot No. 64 for admeasuring area 121.60 Sq. Mtrs. thereon RCC construction for admeasuring area 50.14 Sq.Mtrs.Grampanchayat Assessment Milkat No.2598 and Anukarmank No.3342, situated At: Mouje, Kaneri, Tal. Karvir, Dist. Kolhapur. and Schedule property is bounded as: East: Property of Plot No. 65, South: Milkat of Unit No. 64/A, West: 06 Mtr Road, North: Property of Unit No. 64/C	21.05.2026			Total Rs. 17,06,000/- Outstanding as on Date Rs. 1,70,600/- 19.90,355/- up to 18.06.2026
2.	1. MRS. PREETAM ADARSH BHORE (Borrower) 2. Mr. ADARSH DILIP BHORE (Co-borrower) MH/KLP/SLNG/L/A00000220	All that piece and parcel of property bearing C.S. No. 9320, C.S. No. 9321, C.S. No. 9322, C.S. No. 9323, all properties are adjacent to each other after amalgamation C.S. No. 9320, total Adm area 700 Sq.Mt., the building constructed on it known as "MVJ Corner" from this apartment Third Floor, Flat No. 13, adm. Carpet area 52.67 Sq.Mtr,built-up area 76.91 Sq.Mt., adm super built-up area 84.85 Sq.Mt. property situated at Vishrambag Sangli, Tal. Miraj, Dist. Sangli within the limits of SMC Sangli and Schedule property is bounded as Land: East-Road, West- C.S. No.9319, South-Road, North-Property of M/S.E.B. and Schedule property is bounded as Flat: East-Side Margin and Road, West-Flat No. 12, South-Flat No.1 of Yegesh Dilip Devkar, North-Side Margin and MSEB Road, Up: Terrence, Down: Ashok Akaram Patil in Flat No.08 (As per sale deed), proerty of Ashok Akaram Patil in Flat No.9 (As per mortgage deed).	07.10.2026			Total Rs. 34,93,000/- Outstanding as on Date Rs. 3,49,300/- 34,83,175/- as on 13.10.2026
3.	1. Mr. KUBERSING UTTAMSING RAJPUT (Borrower) 2. Mrs. RENUKA RAJPUT (Co-borrower) MH/KLP/KLPR/A00001488	All that piece and parcel property along with construction over it bearing Old C.S. No.651 and New C.S.No.168 area. 3=05 paise amount Rs.3=95 paise out of which Gunthavani Bilgasheti Bhukhand no. 1 (H.0=0140 R as on line) its measures 40 Feet on east side, 41 Feet on west side, 32.6 Feet on south side and 41 Feet on north side and has an area of 1505.32 Sq. ft. open space of 139.9 Sq.m and built-up area of 11 Sq.m. at Mouji. Khwadi, Tal. Hatakanganale, Dist. Kolhapur and Schedule property is bounded as: East- Property of Lakshimibai Uttamsingh Rajput, West- 20 feet wide road, South- 20 feet wide road, North- Property of Shri Chorpade.	30.12.2024			Total Rs. 36,94,000/- Outstanding as on Date Rs. 3,69,400/- 50,89,627/- as on 13.10.2026

For further details and queries, contact Authorized Officer, Hinduja Housing Finance Limited: **NISHIGANDHA SURYAVANSHI-9008931551, RUSHIKESH UBHALE - 9823244498, SAGAR BAGAWADE-7420900201** . All terms and condition of the auction will be available on website: <https://www.bankauction.com>

Place: Kolhapur, Date: 17/10/2026

Authorized Officer, Hinduja Housing Finance Ltd.

Motilal Oswal Home Finance Limited
 Regd. Office: Motilal Oswal Tower, Rahimtullah Sayani Road, Opp. Parel ST Depot, Prabhadevi, Mumbai - 400 025, CS: 8281889898 Website: www.motilaloswal.com Email: hqenq@motilaloswal.com

POSSESSION NOTICE (FOR IMMOVABLE PROPERTY/IES)

(UNDER RULE 8 (1) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002)

Whereas the undersigned being the authorized officer of Motilal Oswal Home Finance Limited. (Formerly known as Aspire Home Finance Corporation Ltd.), under 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 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notice dated mentioned hereunder calling upon the following borrowers to repay the amount mentioned in the notice being also mentioned hereunder within 60 days from the date of receipt of the said notice. The following borrowers having failed to repay the amount, notice is hereby given to the following borrowers and the public in general that undersigned has taken possession of the properties described herein below in exercise of powers conferred on him under sub section (4) of section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 on the date mentioned hereunder.

Sr No	Loan Agreement No. / Name Of The Borrower / Co Borrower/Guarantor	Date of Demand Notice & Outstanding	Date Of Possession Taken	Description Of The Immovable Property : All That Part And Parcel Of Property Consisting Of Property Address
1	LXPUN00316-170048015 / Borrower: - Baliram Tanaji Bhushale / Co Borrower: - Sunita Tanaji Bhushale / Guarantor: Ajit Ankush Jadhav	26-09-2019 For Rs.1123442/-	14-Oct-26	S No 215, Hiss No 8/A, Ganga Nagar, Phursungi, Haveli, Pune, Maharashtra - 412308
2	LXPUN00315-16009862 / Borrower: - Mangesh Yashwant Kansare / Co Borrower: - Yashodhan Mangesh Kansare	22-11-2023 For Rs.1194415/-	14-Oct-26	Flat No-304, 3rd Floor, B-Wing, Trimbkeshwar Apartment, Survey No. 102, Hissa No.2, Mouje-Shivane, Pune, Maharashtra 411023 East- Flat No. 303 West- Property Of Mr. Lonare North-Flat No. 301 South- Property Of Adv. Jadhav

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 Motilal Oswal Home Finance Limited for an amount mentioned herein above and interest 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.

Date : 17.10.2026 / Place : Maharashtra

Sd/-Authorized Officer
 (Motilal Oswal Home Finance Limited)

TATA CAPITAL HOUSING FINANCE LTD.
 Regd. Office: 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai – 400013. CIN No. U67190MH2008PLC187552. Contact No. (022) 61827414, (022) 61827375

POSSESSION NOTICE
 (As per Appendix IV read with rule 8(1) of the Security Interest Enforcement Rules, 2002)

Whereas, the undersigned being the Authorized Officer of TATA Capital Housing Finance Limited, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("Act") and in exercise of powers conferred under section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002, issued a demand notice dated 13-12-2023 calling upon the below borrower and co-borrowers to repay the amount mentioned in the notice within 60 days from the date of the said notice.

The borrower and co-borrowers, having failed to repay the amount, notice is hereby given to the borrower and co-borrowers, in particular and the public, in general, that the Court Commissioner Officer has taken physical possession of the property described herein as per the order dated 13.01.2025 passed by the Hon'ble Chief Judicial Magistrate, Pune in Case No. 2323/2024 and Order Passed by High Court of Judicature at Bombay Civil appellate Jurisdiction Writ Petition Case No. 9748 of 2026 Dated 11.10.2026, in exercise of powers conferred on him under the said Act and handed over the possession to the undersigned Authorised Officer on 12.10.2026

The borrower's, co-borrower's and mortgagee's attention is invited to the provisions of sub- section (8) of Section 13 of the Act, in respect of time available, to redeem the secured assets.

The borrower, co-borrowers and mortgagees, 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 TATA Capital Housing Finance Limited, for an amount referred to below along with interest thereon and penal interest, charges, costs etc. from 13-12-2023.

Loan Account	Name of Obligor(s)/ Legal Heir(s)/Legal Representative(s)	Amount as per Demand Notice	Date of Physical Possession
TCHHL0639 0001000715 57 & TCHHF0279 0001000715 83	MR. SAURABH SHIRKE & MR. SADASHIV ASARAM SHIRKE & MRS. SUNITA SADASHIV SHIRKE	As on 13/12/2023 an amount of Rs. 1,29,94,771/- (Rupees One Crore Twenty Nine Lakhs Ninety Four Thousand Seven Hundred and Seventy One Only)	12.10.2026

Description of Secured Assets/Immovable Properties :- Schedule – A All that piece and parcel of residential premises bearing Flat No. 1402 admeasuring carpet area about 79.87 Square Meters and Enclosed Balconies collectively admeasuring 16.62 Square Meters together with making a total area of 96.49 Square Meter situated on 14TH Floor in Building No. "C" in Phase No. I in the Project to be known as "Empire Square" and along with an exclusive right to use (i) adjacent Open Terrace collectively admeasuring 20.32 Sq. Mtrs. (ii) Covered Car Parking Space No. 117 admeasuring 12.00 Sq. Mtrs. at Upper Floor. Constructed on the land bearing No. 222A, 222B, 223, 224A/I, 224A/2, 224B, also bearing C.T.S. No. 4746, 4751, 4752 situated at Village Chinchwad, Taluka Haveli, District Pune.

Date: - 17.10.2026
 Place: - Pune

Sd/- Authorised Officer
 For Tata Capital Housing Finance Limited

PUBLIC NOTICE

BEFORE THE MAHARASHTRA REAL ESTATE APPELLATE TRIBUNAL, AT MUMBAI

Appeal No. AT05/01511/2025 in Complaint No. CC00000007/1486 of 2024

Mrs. Sunita Balasaheb Joshi Appellants
 Vs
 K. Dhamale Infrastructures And Developers And Ors Respondents

Notice is hereby given that the above-mentioned appellants have filed an appeal AT05/01511/2025 before the Hon'ble Maharashtra Real Estate Appellate Tribunal, At Mumbai, against M/s. K. Dhamale Infrastructures And Developers and their partners Mr. Pratap Balasaheb Damale and Mr. Prakash Ramnarayan Khetawat having address at: 1) 4A, Amoli Society, S. No. 16, Sangam Press Road, Opposite Karishma Gate, Kothrud, Pune – 411 038 and 2) Flat No. 6, S. No. 1, Bakare Apartment, Near Shivaji Maharaj Putla, Kothrud, Pune – 411 038.

This notice is issued as per order dated 01/09/2026 for service of summons upon the abovesaid respondents to appear before the Hon'ble Tribunal on 22/10/2026.

Hon'ble Chairperson and Member, Maharashtra Real Estate Appellate Tribunal, Mumbai.
 Date: 17/10/2026

easy EASY HOME FINANCE LIMITED
 Reg. Office: 302, 3rd Floor, Savvy Chambers, Dattatray Road & V. P. Road (EXTN.), Santacruz West, Mumbai - 400054. CIN: U74999MH2017PLC297819 Website: www.easyhomefinance.in | Email: contact@easyhomefinance.in Toll Free: 1800 22 3279 | Tel: +91 22 3550 3442 | Tel: +91 22 3521 0487

PHYSICAL POSSESSION NOTICE

Shamsher Karamhusen Ahmad (Main Applicant)
 Resi Add: Gofane Wasti Sno 37 Kharadi, Pune Nr Fish Market Bakuri, Maharashtra, 411014 Mobile No: 91975307744
 Sabira Shamsher Ahmad (Co Applicant)
 Resi Add: Gofane Wasti Sno 31 Kharadi, Pune Nr Fish Market Bakuri, Maharashtra, 411014 Mobile No: 919198361509
 Address: Plot No. 20A & 21, Gat No. 44 No. WI, Mauje Bakori, Tal Haveli, Dist. Pune -412207. WHEREAS

The undersigned being the Authorized Officer of Easy Home Finance Limited under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and exercise of powers conferred under Section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a Demand Notice dated July 20, 2026 calling upon you to repay the amount mentioned in the Notice being Rs. 17, 73,754/- (Rupees seventeen lakh seventy-three thousand seven hundred fifty-four Only) against your Loan Account No. HL00019368 within 60 days from the date of receipt of the said notice.

You, having failed to repay the amount, notice is hereby given to you and the Public in general, that the undersigned has taken the **Physical possession** of the property described herein below which is mortgaged to Easy Home Finance limited in exercise of the conferred on them under Section 13(4) of the said Act read with Rule 8 of the said Rules on the 14th October, year 2026. You in particular and the Public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of Easy Home Finance Limited for an amount of Rs. 17, 73,754/- (Rupees seventeen lakh seventy-three thousand seven hundred fifty-four Only) due as on July 15, 2026 with further interest thereon from July 16, 2026 till payment thereof.

Description of the Property
 All that part and parcel of the property Plot/House situated at Plot No. 20A & 21, Gat No. 44 Hissa No. B/I, Mauje Bakori, Tal Haveli, Dist. Pune - 412207.
 Place : Maharashtra
 Date : 14th October, 2026

Sd/- Authorized Officer
 Easy Home Finance Limited

ADITYA BIRLA HOUSING FINANCE LIMITED
 Regd Office: Indian Rayon Compound, Veraval, Gujarat - 362 266 | T : +91 2243567100 | (Toll free) 1800 270 7000 | CIN: U65922GJ2009PLC083779 | homefinance.adityabirlacapital.com

DEMAND NOTICE (under Rule 3 (1) of Security Interest (Enforcement) Rules, 2002)

Substituted Service Of Notice U/s 13 (2) Of Securitisation And Reconstruction Of Financial Assets And Enforcement of Security Interest Act, 2002.

Notice is hereby given to the borrowers as mentioned below that since they have defaulted in repayment of the Credit facility availed by them from Aditya Birla Housing Finance Limited (ABHFL), their loan accounts have been classified as Non-Performing Assets in the books of the Company as per RBI guidelines thereto. Thereafter, ABHFL has issued demand notices under section 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) on the last known addresses of the said borrowers thereby calling upon and demanding from them to repay the entire outstanding amount together with further interest at the contractual rate on the aforesaid amount and incidental expenses, cost, charges etc. as stated in the said demand notices. However, the demand notice is also being served by way of publication, as per Rule 3 of the Security Interest (Enforcement) Rules, 2002 (SARFAESI Rules).

Sl. No.	Name and Address Borrower / Co-Borrower and Guarantor / Co-Guarantor & Loan A/c No.	NPA Date	Date of Demand Notice	Amount due as per Demand Notice / as on Date
1.	1. APPANNA MHALAPPA KOLI, Gp Milkat No. 533/534 At Hotgi Savatkhed, Tal South Solapur, District Solapur, Maharashtra, 413215. 2. RENUKA APPANNA KOLI, Gp Milkat No. 533/534 At Hotgi Savatkhed, Tal South Solapur, District Solapur, Maharashtra, 413215. 3. APPANNA MHALAPPA KOLI, At Post Hotgi Gaon, Tal South Solapur District Solapur, Maharashtra, 413215. 4. RENUKA APPANNA KOLI, At Post Hotgi Gaon Tal South Solapur District Solapur, Maharashtra, 413215. Loan Account No. LNSLRAP-03260397984 & LNSLRAP-03260397983	01-10-2026	12.10.2026	Rs. 5,19,795/- (Rupees Five Lacs Nineteen Thousand Seven Hundred Ninety Five Only) by way of outstanding principal, arrears (including accrued late charges) and interest till 06-10-2026.
2.	1. KAMALPASHA GULAB MULLA, Unit No. 505, Ground Floor, Near Hdfc Bank, At. Murgud, Taluka Kagal, District Kolhapur, Maharashtra, 416216. 2. GAJALABANU KAMALPASHA MULLA, Unit No. 505, Ground Floor, Near Hdfc Bank, At. Murgud, Taluka Kagal, District Kolhapur, Maharashtra, 416216. Loan Account No. LNKLRAP-02250263658 & LNKLRAP-02250263657	01-10-2026	12.10.2026	Rs. 5,60,745/- (Rupees Five Lac Sixty Thousand Seven Hundred Forty Five Only) by way of outstanding principal, arrears (including accrued late charges) and interest till 06-10-2026

DESCRIPTION OF IMMOVABLE PROPERTY/PROPERTIES MORTGAGED: All That Piece And Parcel Of City Survey No. 932 Having Area Admeasuring 57.70 Sq. Mtrs Having Its Grampanchayat Milkat No.533, 534 Having Area Admeasuring 638.05 Sq.Fts, Situated At Hotagi (Sa), Taluka – South Solapur, District Solapur, Maharashtra, 413215 And Bounded As: East: Road, South: Road (Cs No.935, 933), West: Property Of Dishad Tamboli (Cs No.930), North: Property Of Jakappa Koli (Cs No.931).

DESCRIPTION OF IMMOVABLE PROPERTY/PROPERTIES MORTGAGED: All That Piece And Parcel Of Land Admeasuring 56.34 Sq. Mtrs Along With Construction Thereon Out Off C. S. No.505 Admeasuring 393.10 Sq.Mtr At Mouje Murgud, Talakagal, District Kolhapur, Maharashtra, 416216 And Bounded As: East: Road, West: Road, North: Property Of Babaso Rasul Mulla, South: Property Of Mohammad Rasul Mulla.

We hereby call upon the borrower stated herein to pay us within 60 days from the date of this notice, the outstanding amount (s) together with further interest thereon plus cost, charges, expenses, etc. thereto failing which we shall be at liberty to enforce the security interest including but not limited to taking possession of and selling the secured asset entirely at your risk as to the cost and consequences.

Please note that as per section 13(13) of the SARFAESI Act, all of you are prohibited from transferring by way of sale, lease or otherwise, the aforesaid secured assets without prior written consent of the Company. Any contravention of the said section by you shall invoke the penal provisions as laid down under section 29 of the SARFAESI Act and / or any other legal provision in this regard.

Please note that as per sub-section (8) of section 13 of the Act, if the dues of ABHFL together with all costs, charges and expenses incurred by ABHFL are tendered to ABHFL at any time before the date fixed for sale or transfer, the secured asset shall not be sold or transferred by ABHFL, and no further step shall be taken by ABHFL or transfer or sale of that secured asset.

Date: 17.10.2026, Place: PUNE

Sd/- Authorised Officer, (Aditya Birla Housing Finance Limited)

AAVAS FINANCIERS LIMITED
 (CIN:L65922RJ2011PLC034297) Regd. & Corp. Office: 201-202, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur, 302020

APPENDIX-IV-A [See proviso to rule 8(6)] Sale notice for sale of immovable properties

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)/ Co-Borrower (s)/Mortgagor (s) and Guarantor (s) that the below described immovable properties mortgaged to the Secured Creditor, the constructive/physical possession of which has been taken by the Authorised Officer of AAVAS FINANCIERS LIMITED, the same shall be referred herein after as AFL. The Secured Assets will be sold on "As is where is", "As is what is", and "Whatever there is" basis through E-Auction for recovery of amount mentioned in the table below along with further interest, cost, charges and expenses being due to AFL viz. Secured Creditor. It is hereby informed you that we are going to conduct public E-Auction through website <https://sarfaesi.auctiontiger.net>.

Loan A/c Number / Name of Borrowers / Co-Borrowers / Guarantors / Mortgagors	Dues As on	Date & Amount of 13(2) Demand Notice	Date of Possession	Description of Property	Reserve Price For Property	Earnest For Property	Date & Time of E-Auction	Date of Bid Submission	E-Auction Place of Tender Submission	Contact Person, Property Visit Date & Time
(AC NO.) LNSVN17623-240315370 Deepak Mohan Pagare, Prakash Mohan Pagare, Jyoti Solanki, Sonali Deepak Pagare	Rs. 4441943/- Dues As On 15 Oct 26	12 May 25 Rs. 454306/- Dues As On 08 May 25	09-Sep-26	S No 51 Hissa No 243 Village-Dhanori, Taluka Havali Dist- Pune, M.H Admeasuring 138.80 Sq.Mtr	Rs. 6107645/-	Rs. 610764.5/-	11.00 Am To 01.00 Pm 20 Nov 26	On Or Before 19 Nov 26	3rd Floor, 10 Sneh Centre, 1182/2, F C Road, Shivaji Nagar, Pune-411005, Maharashtra-India	Ugarsen Rinwa – 9875895867, Property Visit Date 18 Nov 26 9:00 am TO 5:00 pm
(AC NO.) LNPUN17723-240318381 Pravin Gaikwad, Shilpa Gaikwad	Rs. 339733/- Dues As On 15 Oct 26	07 Feb 25 Rs. 206803/- Dues As On 03 Feb 25	29-Sep-26	Milkat No 455 Situated At Pasure Tal Bhor, Dist.- Pune, Maharashtra Admeasuring 450 Sq Ft	Rs. 225000/-	Rs. 22500/-	11.00 Am To 01.00 Pm 20 Nov 26	On Or Before 19 Nov 26	Office No.201, Atharva Plaza, 2nd Floor, Pune, Satara Road, Dhankawadi, Pune-411043, Maharashtra-India	Ugarsen Rinwa – 9875895867, Property Visit Date 18 Nov 26 9:00 am TO 5:00 pm

The terms and conditions of e-auction sale:-
 (1.) The E-Auction sale of Secured Asset is on "as is where is", "as is what is", "whatever there is" and "no recourse" basis for and on behalf of the Secured Creditor viz. AUSFB and there is no known encumbrance which exists on the said property. (2.) For participating in online e-auction sale, Bid document, copies of PAN Card, Board Resolution in case of Company and photo ID, address proof are required to be submitted along with EMD, which is payable by way of RTGS/NEFT/DD in the name of AAVAS FINANCIERS LIMITED, Current account No.00548470000107 AAVAS FINANCIERS LIMITED, Regd. & Corp. Office : 201-202, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur 302020 IFSC Code: HDFC0000054, Once an Online Bid is submitted, same cannot be withdrawn. Further any EMD submitted by bidder will be required to send the UTR/Ref no/DD No of the RTGS/NEFT/DD with a copy of cancelled cheque on the following email IDs i.e. auction@aavas.in (3.) All interested participants / bidders are requested to visit the website <https://sarfaesi.auctiontiger.net> & <https://aaas.in/sarfaesi-sale-notices> for further details help procedure & online training on E-Auction prospective bidder may contact including Terms & Conditions, to take part in e-auction sale proceeding and are also advised to contact e-mail of auction@aaas.in & ramprasad@auctiontiger.net, Contact No. 8000023297 (Aavas Contact Person : Ugarsen Rinwa - 9875895867, Mohd. Kalim - 7849821425)
 Please Note: - This is also a 30 days notice Under Rule 8(6) read with Rule 9(1) to the Borrowers/Co Borrowers/Mortgagors of the above said loan account about sale through tender / inter se bidding on the above-mentioned date. The property will be sold, if their outstanding dues are not repaid in full by the borrower in the given notice period.

Place : Maharashtra Date : 17-10-2026

Authorised Officer Aavas Financiers Limited

बैंक ऑफ बड़ोदा Bank of Baroda

Bhagalpur Branch, Dr. R. P. Road, Bhagalpur, Bihar- 812001, Tel: