HDB Financial Services Limited
3rd and 4th Floor, Hemalatha Mansion,
7-1-397/111 & 112, S R Nagar,
Hyderabad - 500 038, Telangana.
Web : www.hdbfs.com
CIN - L65993GJ2007PLC051028
Email : customer.support@hdbfs.com

Registered A.D

Date: 04-11-2026

1. **F S C FRUIT COMPANY**
   SABJI MANDI NAJAR BAGH JAORA JAORA-457226
   MADHYA PRADESH

   And Also
   EAST SIDE PORTION OF HOUSE NO.23 MOHALLA
   NAZAR BAG JAORA JAORA-457226

2. **MEHBOOB KHAN**
   23 WARD NO.19 NAZAR BAGH JAORA JAORA JAORA
   JAORA MADHYA PRADESH- 457226

3. **MOHAMMAD FARUKH**
   23 WARD NO.19 NAJAR BAGH JAORA JAORA JAORA
   JAORA MADHYA PRADESH- 457226

4. **RAJIYA BEE KHAN**
   23 WARD NO.19 NAJAR BAGH JAORA JAORA JAORA
   JAORA MADHYA PRADESH- 457226

5. **BABU KHAN**
   23 WARD NO.19 NAZAR BAGH JAORA JAORA JAORA
   JAORA MADHYA PRADESH- 457226

6. **ANVAR HUSAIN**
   23 WARD NO 19 NAJAR BAGH JAORA JAORA JAORA
   JAORA MADHYA PRADESH- 457226

Dear Sir/Madam,

Sub: Notice for Sale of the Mortgaged Property through e-auction dated - 10/12/2026

1. We refer to our Demand Notice dated 16-02-2026 issued by us under Section 13(2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as "SARFAESI Act"), wherein we had called upon you to pay the dues of **Rs.3040884.02/- (Rupees Thirty Lakhs Forty Thousand Eight Hundred Eighty Four and Paise Two Only) as of 11.02.2026 and future contractual interest till actual realization together with incidental expenses, cost and charges etc.** dues which may fall due till realisation thereof until payment in full within 60 (sixty) days from the date of notice, (hereinafter referred as the "Outstanding Amount") and payable by you all pertaining to Loan Account Number **27432586.** financial facility disbursed by HDB Financial Services Ltd. (Hereinafter referred as HDBFS) within 60 days from the date of the said notice. You have since then failed and neglected to pay the amount as demanded.

2.It is pertinent to note that despite the service of the above mentioned notice you have failed to liquidate the outstanding dues and as such, the Authorised officer of HDB Financial Services Ltd. has taken Symbolic Possession of the properties described herein below in Annexure "A" (and referred hereinafter as "Secured Assets") in exercise of the powers conferred on him under Section 13(4) of the said Act read with Rules 8 & 9 on dated 20/05/2026

HDB Financial Services Limited
3rd and 4th Floor, Hemalatha Mansion,
7-1-397/111 & 112, S R Nagar,
Hyderabad - 500 038, Telangana.
Web : www.hdbfs.com
CIN - L65993GJ2007PLC051028
Email : customer.support@hdbfs.com

3. After taking Symbolic possession of the secured assets, inspection was carried out by approved valuer in compliance of Rule 8(5) of the Security Interest (Enforcement) Rules, 2002. On the basis of reports of the valuer, Reserve Price for Secured Asset described herein below as mentioned in Annexure "A" is fixed at and Rs. 4801875/--(Rupees Forty Eight Lakh One Thousand Eight Hundred and Seventy Five Only Only) Hence, for recovering its legal dues, HDB Financial Services Limited has now proposed to again invite tender/conduct auction after fixing the reserve price. Accordingly has now fixed reserve price i.e. Rs. 4801875/--(Rupees Forty Eight Lakh One Thousand Eight Hundred and Seventy Five Only Only) described herein below in Annexure "A", below which the said Secured Asset as mentioned in Annexure "A" will be sold and which sale will be on " AS IS WHERE IS" "AS IS WHAT IS" AND "WHATEVER THERE IS".

4. This is to inform you all, that all the requisitions under the provisions of SARFAESI Act and The Security Interest (Enforcement) Rules, 2002 have been complied with and HDB Financial Services Limited now proposes to sell the secured assets as mentioned in Annexure "A" by public auction and/or any other methods as prescribed under the provisions of Rule 8(5) of Security Interest (Enforcement) Rules, 2002 read with proviso Rule 9 (1), after a period of 30 days from the date of this notice along with the existing encumbrances if any "AS IS WHERE IS" "AS IS WHAT IS" AND "WHATEVER THERE IS" unless we receive the entire outstanding amount along with interest and other charges as demanded in our notice, within the statutory period of 30 days from the date of this notice which please note.

5. The sale of the secured assets will be through an Online E-Auction at the reserve price more particularly etailed in "Annexure A". The auction shall be scheduled as under.

S.No.	PARTICULARS	DETAILS
1	DATE OF AUCTION	10-12-2026
2	TIME OF AUCTION	10:30 AM to 04:00 PM
3	PLACE OF SUBMISSION OF DOCUMENTS	C1 INDIA PRIVATE LIMITED, Mr. Dharani krishna andhra@c1india.com; support@bankeauctions.com ph.no- 9948182222 C1 INDIA PRIVATE LIMITED, Plot no-68, 3rd Floor, Sec-44, Gurgaon, Haryana-122003
4	MODE OF AUCTION	E-AUCTION THROUGH WEBSITE : E-AUCTION THROUGH WEBSITE : **https://bankeauctions.com**

Please treat this notice as Notice under Rule 8 Clause (5) read with proviso to Rule 9(1) of the Security Interest (Enforcement) Rules, 2002 providing you the Borrowers a notice of 30 days for sale of the said secured assets.

Post the expiration of the said 30 days, HDB Financial Services Limited shall be entitled to sell the said secured assets by any of the methods as provided under Rule 8 Clause (5) of the Security Interest (Enforcement) Rules, 2002, as the case may be.The Borrower's attention is invited to the provisions of the Sub Section 8 of Section 13 of the Act, in respect of time available to redeem the secured assets.

HDB Financial Services Limited

Authorised Officer

HDB Financial Services Limited
3rd and 4th Floor, Hemalatha Mansion,
7-1-397/111 & 112, S R Nagar,
Hyderabad - 500 038, Telangana.
Web : www.hdbfs.com
CIN - L65993GJ2007PLC051028
Email : customer.support@hdbfs.com

NAME OF THE BRANCH & ACCOUNT DETAILS	MORTGAGE PROPERTY DESCRIPTION. WHICH IS UNDER AUCTION SALE AND POSSESSION STATUS	DEMAND NOTICE DATE / OUTSTANDING AMOUNT (SECURED DEBT)	AUTHORIZED OFFICER'S DETAILS / FOR PROPERTY INSPECTION AND OTHER QUERIES	EMD SUBMISSION ACCOUNT DETAILS	RESERVE PRICE / EMD / BID INCREASE AMOUNT	DATE OF E-AUCTION / TIME OF E-AUCTION / EMD SUBMISSION DATE
HDB FINANCIAL SERVICES LTD Ground Floor No. 14, Ground Floor, 2/27, M.G Rd, Opp. Police Station, Jaora, Madhya Pradesh 457226 LOAN ACCOUNT NO. **27432586.** 1. F S C FRUIT COMPANY SABJI MA0021582025NDI NAJAR BAGH JAORA JAORA-457226 MADHYA PRADESH And Also EAST SIDE PORTION OF HOUSE NO.23 MOHALLA NAZAR BAG JAORA JAORA-457226 2. MEHBOOB KHAN 23 WARD NO.19 NAZAR BAGH JAORA JAORA JAORA JAORA MADHYA PRADESH-457226 3. MOHAMMAD FARUKH 23 WARD NO.19 NAJAR BAGH JAORA JAORA JAORA JAORA MADHYA PRADESH-457226 4. RAJIYA BEE KHAN 23 WARD NO.19 NAJAR BAGH JAORA JAORA JAORA JAORA MADHYA PRADESH-457226 5. BABU KHAN 23 WARD NO.19 NAZAR BAGH JAORA JAORA JAORA JAORA MADHYA PRADESH-457226 6. ANVAR HUSAIN 23 WARD NO 19 NAJAR BAGH JAORA JAORA JAORA JAORA MADHYA PRADESH-457226	MORTGAGE PROPERTY:- SCHEDULE OF THE SECURITIES I All that piece and parcel of An open & residential plot East side portion of House No. 23 situate at Mohalla Nazar Bag Jaora Dist. Ratlam M. P. (Total Area 835 Sq. feet/77.57 Sq. Mt.) EAST : ROAD WEST: REMANANING PART OF HOUSE NO 23 OF HABIB KHA NORTH: ROAD SOUTH : HOUSE OF MANJUR HASAN POSSESSION STATUS- SYMBOLIC POSSESSION	**16.02.2026** Rs.3040884.02/- (Rupees Thirty Lakhs Forty Thousand Eight Hundred Eighty Four and Paise Two Only) as of 11.02.2026 UNTIL PAYMENT IN FULL AMOUNT ALONG WITH OTHER CHARGES AS DEMANDED IN OUR NOTICE, WITHIN THE STATUTORY PERIOD OF 30 DAYS FROM THE DATE OF THIS NOTICE	MR GOPAL SENGAR MOB; 97529 80771 Email id acm.indore@hdbfs.com **Mr. Rahul Parkhe** AIL ID:- lm.manglaya@hdbfs.com MOBILE NO. 09584819041	MODE OF PAYMENT : ONLY DEMAND DRAFT / RTGS/ NEFT	Rs. 4801875/--(Rupees Forty Eight Lakh One Thousand Eight Hundred and Seventy Five Only Only) EMD PRICE:- RS.4,80,187.5(Four Lakh and Eighty Thousand One Hundred Eighty Seven and paise fifty only Only) BID INCREASE AMOUNT- 15000/-	Date of E-Auction- 10-12-2026 AT. 10:30 AM TO 04:00 PM EMD SUBMISSION DATE :-9-12-2026