FINANCIAL EXPRESS



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4428-UDHANA

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Ujjivan Small Finance Bank

Registered Office: Grape Garden, No.27, 3rd "A" Cross, 18th Main, 6th Block, Koramangala, Bengaluru-560095, Karnataka. Regional Office: 7th Floor, Almonte IT Park, Sr. No. 8, Kharadi-Mundhwa Bypass, Village Kharadi, Pune-411014.

PUBLIC AUCTION NOTICE

PUBLIC NOTICE FOR SALE UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT (SARFAESIAct) 2002, READ WITH PROVISO RULE 8(6) & 9 OF SECURITY INTEREST (ENFORCEMENT) RULES 2002.

The undersigned as authorised officer of Ujjivan Small Finance Bank Ltd., has taken possession of the following property in exercise of powers conferred under section 13(4) of the SARFAESI Act. The Borrower in particular and public at large are informed that Public auction of the mortgage property in the below mentioned account for realisation of dues of the Bank will be held on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" on the date as prescribed as here under.

SI. No	Loan Acc. No. / Branch	Name of Borrower/ Co-Borrower / Guarantor/ Mortgagor	13(2) Notice Date/ Outstanding Due (in Rs.) As on	Date of Possession	Reserve Price in INR / EMD in INR
1	447979700000007 & 447979500000007 / 4479-MEHSANA	Balvant Bapuji Devda, 2) Vasuben Balvantji Devda R/o. At Post Khata Amba, Taluka-Mansa, Dist- Gandhinagar- 382855	07.03.2019 / Rs.3,12,150/- as on 04.02.2019	15.10.2023	Rs.6,33,000/- / Rs.63,300/-

Description of the Immovable Property: All That Piece and Parcel of Residential Property at Kata Amba, bearing Property No. 485, Serial No. 485 (Gamthan) "Devda Vas" Ta. Mansa, Dist. Gandhinagar admeasuring 720 sq. feet Tal. Mansa Dist. Gandhinagar, in registration district and Sub-district of Gandhinagar. Bounded as North: Property of Udaji

Galabji Devda, South: Property of Dhanaji Keshaji Devda, East: Road, West: Open Land. 1) Chaudhary Vikrambhai Keshabhai, 2) Bhikhiben Vikrambhai Chaudhary, both are 28.10.2023 Rs.3,52,000/-447976100000023 17.05.2022 / 2 residing at 1/87 Dhanodiya, Vas, Punasan, Mehsana- 382710. 1) Also at Dudh Sagar Dairy, Rs.3,32,734.44 4479-Mehsana Mehsana-Sidhpur Highway, Near Radhanpur Chokdi, Mehsana - 384001. as on 22.04.2022 Rs.35,200/-Description of the Immovable Property: All that piece & parcel of the land residential bearing at Punasan, Gram Panchayat Property No. 1/78 (Gamthan), Taluka & Dist. Mehsana,

admeasuring 770 sq. ft. in registration District and Sub-District of Mehsana Bounded by North - Road, South - Road towards Meyad to Punasan, East - Property of Dalsangbhai Revabhai Chaudhary, West - Property of Nagjibhai Narabhai Chaudhary, 1) Bharatkumar Dhanraj Dulani, 2) Sarita Dhanraj Dulani, 3) Dhanraj Anshiram Dulani, 06.12.2018 Rs.5.99,000/-29.10.2023 All are Residing at F-83, F ward, Near Sindhi Dharmashala, Opp. Adarsh High School,

4468-CTM Kubernagar, Ahmedabad- 382340 and Also at Shop No. 213, 2nd floor, R. S. Chamber, Rs.8,83,080/-Rs.59,900/-City Survey No. 274, Mauje- Khadiya-1, Taluka City & Dist- Ahmedabad- 380001 as on 05.12.2018 Description of the Immovable Property: All that piece and parcel of the land having an extent of 228 Sq. Ft, situated at Shop No. 213, 2nd floor, R. S. Chamber, City Survey No. 274, Mauje- Khadiya-1, Taluka- City and District- Ahmedbad together with building structure and all improvements thereon owened by Sarita Dhanraj Dulani. Which is bounded by - East-Other Shop, West-Other Shop, North-Open Space, South-Passage.

4467210180000034 06.06.2022 / 25.10.2023 Rs.11,84,000/- Kirpalsingh Vaghela, 2) Janakaben Dilipsigh Vaghela, both are residing at 275. Darbadvas, Vasna-Iyava, Sansad, Ahemdabad-382170. Rs.12,84,412.07 4467-Naroda patiya as on 31.05.2022 Rs.1,18,400/-Description of the Immovable Property: All that piece and parcel of Residential Property bearing Gram Panchayat House No.275 situated at Mouje; Vasana Iyava, Taluka; Sansad District & Sub District: Ahemdabad (admeasuring area about 30.11 sq mtrs i.e. 36 sq. yards plot area and construction thereon Ground Floor and 1st Floor 61.88 sq. mtrs i.e. 74 sq. yards

04.11.2022 / 05.11.2023 Rs.4,46,000/-1) Bera Dulal, 2) Bera Kakulben Dulal, both are residing at 9, GRF, Mayur Apartments, Vitthal Nagar Tekro, Vatva, Ahmedabad Gujarat - 382 440. 1) also at Shop No. 19, 2nd Rs.9,96,817.87 4467-NARODA PATIYA | Floor, Balaji Chambers, Mouje Khadiya Ward No. 3, Ahmedabad as on 20.09.2022 Rs.44,600/-

Description of the Immovable Property: All that piece and parcel of Shop No. 19 on 2nd Floor, in Balaji Chambers, constructed on land bearing CTS No. 1172, situated at Mouje Khadiya Ward No. 3, Taluka and District Ahmedabad by virtue of Sale Deed dated 23/02/2017 bearing Reg. No. 739/2017. 27.11.2023 Rs.6,93,000/-1) Kamal Sunderlal Kotwani, 2) Bharti Kamal Kotwani, both are residing at Flat no.2, F.F. 05.03.2019 /

Rs.10,62,456/-

as on 11.07.2022

Rs.39,400/-

4468-CTM as on 28.02.2019 Rs.69,300/-Description of the Immovable Property: All that piece and parcel of land having an extent of 231 sq. ft, situated at Office No. 915, 9th floor, "Laxmi Vishnu Market" Rameshwar Park Apartment Owners Association, situated at City Survey No. 2138, Mauje Kalupur, Ward No. 3, Taluka City District & Sub District Ahmedabad, bounded as follows: East - Shop No. 914. West - Shop No. 916; North - Passage; South - Open Space.

Rachna Park Bunglow Area Kuber Nagar Nr. Sai Temple, Ahmedabad, Gujrat- 382340

4468210080000005 1) Kamal Kishor Munnalal Vishvakarma, 2) Vishwakarma Varsha Kamalkishor, 18.08.2022 / 03.12.2023 Rs.6,02,000/- Vishwakarma Vijaykumar Munnalal, All are residing at Block - H/202, Pushpak Rs.8.09.925.64 4468-CTM Residency, Nr Vaibhav Park, B/H Ashish Cinema, Odhav, Ahmedabad - 382415. as on 08.08.2022 Rs.60,200/-Description of the Immovable Property: All that piece and parcel of immovable property bearing Flat No. D/302 on 3rd Floor, Block No. D, "AASHIRWAD CITY", situated at Revenue

Survey No. 243, TPS No. 112, FP No. 46/2, Mouje: Odhav, Taluka: Vatva, Dist. & Sub District: Ahmedabad. (Admeasuring about 42.64 sq. mtrs. SBUA + UDS 9.70 Sq. Mtrs.)

10.12.2023 Rs.3,24,000/-1) Vineeta Chanderlal Dholani, 2) Chandra Khatmal Dholani, both are residing at 19. 13.09.2018 Karnavati Apartment , Bunglow area, Kubernagar, Ahmedabad, Gujrat- 382340.1) also at 4468-CTM Shop No. 5 on Cellar, Ajanta Chambers, City Survey No. 1364 to 1373 Paiki, Mauje-Rs.9,24,051/-Rs.32,400/-Khadiya-1, Taluka, City and Dist-Ahmedabad - 380001 as on 12.09.2018

Description of the Immovable Property: All that piece and parcel of Shop No. 5, on Cellar, "Anjana Chambers", City Survey No. 1364 to 1373 paiki Mouje Khadiya - 1, Taluka: City District & Sub-district - Ahmedabad and having an extent of 8.92 sq. mt. situated at Ahmedabad together with building structures and all improvement thereon. Boundaries: East - City Survey No.1374, West - Passage, North - Shop No. 4, South - Shop No. 6. 4443210180000010 1) Narendra Singh Tanwar, 2) Punamben Narendrasingh Tanwar, 3) Dilipsing Mangal 04.11.2022 25.12.2023 Rs.10,38,000/-

Singh Tanwar, All are residing at A-4, Kohinoor Floor Mill, Gorwa Road, Industrial BIDC, 4443-Makarpura Road Gorwa, Vadodara, Guiarat - 390 0016. Rs.19,67,523.53 Rs.1,03,800/-R/AT: Flat No.L15/172 (GF), Vaikunth Building, Gorwa Village, Vadodara. as on 20.09.2022

Description of the Immovable Property: All that piece and parcel of Flat No.L15/172 (GF), admeasuring 31.09 sq. mtrs. in scheme known as Vaikunth Flat constructed on the land bearing R.S. No. 241 to 244, 243/P, 245/P, 246/P situated at village Gorwa, Taluka Vadodara, District Vadodara, which was owned by you, by virtue of Conveyance Deed Dated 29/02/2012 bearing registration No. Sr. No. 2514/2012. 1) Mr. Parvatsingh Rajput, 2) Mrs. Rasolkanwar Rajput, both are residing at Flat No. 442876300000031 Rs.3,94,000/-22.07.2022/ 31.12.2023 204, 2nd Floor, Wing - A, "Radhe Krishna Avenue" At, Bagumra, Palsana, Surat. Rs.4,84,898.36

1) also at 33, 2nd Floor, Muktidham Society, Bombay Market Road, Puna Gam, Archana

School, Surat, Gujarat - 395010. And also at 34 Muktidham Society, Pune to Mombay Market Road, Surat City, Surat, Gujarat - 395010. Also at Bhadli Jaisalmer, Bhadli,

Raiasthan - 345027 Description of the Immovable Property: Flat No. 204 admeasuring 27.17 sq. mt. 2nd Floor Whole Building & Campus known and identified as "Radhe Krishna Avenue" situated at Revenue Survey No. 80/2/1, Block No. 107 N.A. land Paikki Plot No. 1 & East side O.S. 1 admeasuring 90.72 sq. mt (As Per Revenue Record Block No. 107/1, 107/100) & Plot No. 2 admeasuring 82.86 sq. mt (As Per Revenue Record Block No. 107/2) & Plot No. 3 admeasuring 55.19 sq. mt (As Per Revenue Record Block No. 107/3 of Village: Bagumara, Tal.

Palsana, Dist. Surat, Gujarat 4428210130000156 1) Abji Prabhat More, 2) Alka Aabjaji More, both are residing at 508, Shivalik Residency. 31.12.2023 Rs.4,55,000/-06.06.2022 / Rs.5,16,818.40 Shre Nivas Green City, Near Vidya Bharti School, Kadodara, Palsana, Vareli, Surat, Gujaratas on 31.05.2022 Rs.45,500/-394327 and also at Sai Krupa Food Corner And Bhojanalay. 4428-Udhana

Description of the Immovable Property: Flat No. 205 admeasuring 39.58 sq. meters uper Built up situated on 2nd floor, Building known &identified as "Shivalik Residency" situated at Revenue Survey No. 102/1, 102/2, Block No. 104, 105 paikki said land known as Shivam Residency paikki plot no. 138, 139, 140, 141 admeasuring 430.39 sq meters Non agricultural land situated at Village Kharoda, Sub-District 7 Taluka: Palsana, District: Surat, State: Gujarat.

1) Rainikant Siddhnath Tiwari, F-309, Keshav Nagar, Godadra naher, Surat City, Bombay 07.09.2022 / 31.12.2023 Rs.3,86,000/-Market, Surat, Gujarat - 395010. 2) Mrs. Urmilaben Tiwari, 57/16, Priyanka Ro-House. Rs.6,29,830.66 4428-Udhana Godadara, Surat City, Surat, Gujarat - 395010. as on 01.09.2022 Rs.38,600/-

Description of the Immovable Property: Flat No. 202 admeasuring about 542.12 sq. ft. super built-up and 27.71 sq. mt. built-up situated on the 2nd Floor of "Radhakrishna" Residency" constructed on land bearing Plot No. 46, 47 & 48 of "Shri Laxminarayan Society" organised on land bearing Block No. 115 to 116 of Village; Kadodara, Tal. Palsana Dist. Surat, Gujarat.

4431210130000124 1) Kamlesh Ramashre Gupta S/o: Ramashre, Building No. 18, Room No. 3, S.M.C. 25.11.2022 31.12.2023 Rs.3,59,000/-Quarters, Beside Valentine Theater, Dumas Road, Surat City, SVR College, Gujarat -4431- Kapodra Rs.6,10,966.50 395007, 2) Surasatidevi Kamlesh Gupta, W/o: Kamlesh Sah, 3) Ramukumar Kamlesh Rs.35,900/-Gupta, S/o: Kamlesh Sah, both are residing at Ambedkar Colony Pakri Ara, Arrah, Bhojpur, as on 24.11.2022 Bihar - 802301

Description of the Immovable Property: Flat No. 205 admeasuring 40.04 sq. meters, along with undivided share in ground land, 2nd floor, building known & identify as "Nita Residency* situated at Revenue Survey No. 8, 36, 37, Block No. 8, 32 N.A. land know as Soni Park Housing Society Paikki Plot No. 3 to 6 situated at of Village: Tatithaiya, Tal. Palsana, Dist. Surat, Gujarat. Bounded as: East - Flat No. 204, West - Road, North - Flat No. 206, South - Plot No. 2

443176300000001 14 1) Mr. Bhimrao Tayade, 2) Mrs. Ushaben Tayade, 3) Mr. Shubham Bhimrao Tayade, 18.08.2022 31.12.2023 Rs.7,58,000/both residing at 246-A-5, H3 (246A to 249A and 246B to 249B), Ews Aawas, Kosad, Tal. 4431-Kapodra Rs.7,41,144.25 Rs.75,800/-Surat City, Dist. Surat - 394517. 4) Mr. Gautanbhai H Ingle (Guarantor), 332-A-14, H4 (328A to 331A and 328B to 331B), Ews. Aawas, Kosad, Tal. Surat City, Dist. Surat - 394517. as on 08.08.2022

Description of the Immovable Property: Plot No. 454 admeasuring about 40.15 sq. mts. (After KJP Block No. 88/B/454 admeasuring 40.15 sq. mts.) of "Sai Deep Residency" organized on land bearing Block No. 88/B (Block No. 88 paikee, 101 and 102 were consolidated) of Village: Jolva, Sub District Palsana, District, Surat, Gujarat, Bounded as: North - Plot No. 455, South - Plot No. 453, East - Plot No. 395, West - Society Road. 1) Mr. Mukeshbhai Jadavbhai Chauhan, 2) Mrs. Harshaben Mukeshbhai Chauhan, both 10.01.2022 31.12.2023 Rs.6,98,000/-

are residing at 225 Gr Flr Abhaynagar L H Road Near Maruti Chok, Lambe Hanuman Road, Surat Guiarat 395006. Also at: Flat No. A/203 Wing A Trupti Residency B/H Sargam Rs.15,92,967/-Rs.69,800/-4430-Parvat gam Complex Opp. Sanjivni Hospital, At Kadodara, Palsana, Surat Gujarat. as on 06.12.2021 Description of the Immovable Property: All that piece and parcel of Flat No.A/203 adm 52.40 Sq.mtrs super builtup and 28.10 Sq.mtrs builtup on 2nd floor of building A known as Trupti Residency constructed on land bearing Sub Plot No.6(accordingly to passing plan it is sub plot No.16,17,18,31,32,33 adm 485.13 Sq.mtrs togetherwith undivided proportionate share in road and COP admeasuring 302.28 Sq.mtrs. total admeasuring 788.41 Sq.mtrs this is part and parcel of sub plot no.1 to 14 on the land Survey No. 147 and

its block no. 161, Survey No. 148 and its block no. 162 of village Kadodara Tal Palsana Dist Surat Gujarat. 4431210130000344 1) Umakant Brijbhan S/o: Brajbhan, Flat No. 402, 4th Floor, Jay Jalaram, Kosad, Nirmal 31.12.2023 Rs.7.75,000/-20.12.2022 Nagar Soceity Opp. Sai Bakery, Amroli, Surat, Guiarat - 394107. Also at: Bharatpur Piyasi, 4431-Kapodra Kanpur Dehat, Uttar Pradesh - 209121, Rs.7,64,240.18 Reshmi Devi, residing at Bharatpur Piyasi, Kanpur Dehat, Uttar Pradesh - 209121. as on 03.12.2022

Description of the Immovable Property: Plot No. 139 admeasuring 42.41 sq. meters open land along with construction thereon known and identified as "Shrungal Homes" situated at Revenue Survey No. 76/Paikki, 95/Paikki, 96/1Paikki, 75/Paikki, Block No. 343/A, 343/B admeasuring 46842 sq meters N.A. land of Village: Bharundi, Tal. Olpad, Dist. Surat, Gujarat. Bounded as: East - Plot No. 138, West - Plot No. 140, North - Society Internal Road, South - Plot No. 132. 31.12.2023 Rs.3,97,000/-4431210130000072 1) Vikram Pundalik Jadhav S/o: Pundalik, 2) Miraben Vikram Jadav, 3) Vicky Vikram 06.10.2022 /

Rs.9,80,123.23 Jadhav, All are residing at 91 Rukshmani Park, Near Shyamwilla, Dindoli, Kharwasa Road, 4431-Kapodra Rs.39,700/as on 17.09.2022 Chorasi, Surat, Gujarat - 394210. Description of the Immovable Property: Flat No. 204 admeasuring 34.74 sq. meters built-up, 2nd floor, building known & identified as "Shree Sai Pujan Residency B-2" situated at Revenue Survey No. 201/2, Block No. 268 Non agriculture land know & identified as Saivatika Raw-House Part - 2 paikki plot no. B/2 (as per passing plan plot No. 8 to 10 admeasuring 498.32 sq. meters situated at Village Bagumra, Sub-District & Taluka: Palsana, District Surat, State; Gujarat. Bounded as: East - Flat No. 203, West - Flat No. 205,

North - Stair, South - Shree Sai Pujan Residency B-1 Building. 31.12.2023 Rs.8,94,000/-4503210130000009 1) Ashish Ravindra Pendharkar, 2) Kalpna Ravindra Pendharkar, both are residing at 04.08.2022 / 18 Plot No. A-137, Mansarovar Society, Devadh Road, Parvat, Surat, Gujarat - 395010. Rs.10,52,947.37 4503-UMRA as on 11.07.2022

Rs.89,400/-Description of the Immovable Property: Plot No. 243 admeasuring 44.65sq. Meters (along with undivided admeasuring 26.27 sq meters), open land known and identified as "Shree Ganesh Residency" situated at Revenue Survey No. 114/2, Block No. 126 (after K.J.P. Block No. 126/243) admeasuring 20929 sq meters N.A. land of Village: Kareli, Tal. Palsana, Dist Surat, Gujarat. Bounded as: East - Society Internal Road, West - Common Open Plot, North - Plot No. 242, South - Plot No. 244.

Nagar Society, GHB Road, Pandesara, Surat, Guiarat - 394221. Rs.10,11,544.32 4431- Kapodra as on 17.09.2022 Rs.76,500/-

1) Gajanan Vitthal Dhande, 2) Chhaya Gajanan Dhande, both are residing at 50, Shriram

Description of the Immovable Property: Plot No. 460 admeasuring 42.96 sq. meters (As Per K.J.P. Block No. 82/460), open land known & identified as "Arya Residency" situated a Revenue Survey No. 55, Block No. 82 admeasuring 38053 sq meter N.A. land of Village; Kareli, Taluka; Palsana, Dist. Surat, State; Gujarat, Bounded as; East - Society Internal Road, West - Plot No. 447, North - Plot No. 461, South - Plot No. 459.

4430210130000180 1) Ramesh Kumar Gendalal Kumar, Residing at C-206, Shashiroop Homes, Bhestan, Nr-25.11.2022 31.12.2023 Rs.7,58,000/-Bhagyalaxmi Residency, Surat, Gujarat - 394110. Also at: C/o: Genda Lal, Shop - 2, 4430-PARVAT GAM Shashiroop Homes, Bhestan, B/H Bhagyalaxmi Residency, Sonari, Surat, Gujarat - 395023. Rs.10,86,720.16 Rs.75,800/-2) Madhu Ramesh Nirmal W/o: Ramesh Nirmal, Post Udi Ka Deeh Parvatour, Udideeh, as on 19.10.2022 Pratapgarh, Uttar Pradesh - 230402.

Description of the Immovable Property: Plot No. 164 admeasuring 48 sq vaar i.e. 40.15 Sq. meters open land known and identified as "Balaji Park" situated at Revenue Survey No. 142, Block No. 365 admeasuring 18221 sq meters N.A land situated at Village: Mota, Taluka: Bardoli, Dist. Surat, State: Gujarat. Bounded as: East - Plot No. 165, West - Plot No. 163, North - Plot No. 171, South - Society Internal Road.

4428210130000342 1) Dyneshwar Santosh Sainadane, Plot No. 267, 1st Floor, Nem Nagar, Bamroli Road, 04.11.2022 31.12.2023 Rs.7,43,000/-Bamroli , Surat Gujarat- 394210. Also at: Plot No. 78, Green Part Part II, Revenue Survey 4428- Udhana No. 501 And 502, Haldharu, Kamrej, Surat. 2) Santosh Mangesh Sadanshiv, Rs.12,93,886.01 Rs.74,300/-3) Sandashiv Ushaben, both are residing at 306, Nemnagr, Bamroli Road, Pandesar, Surat as on 20.09.2022 City, Pandesara, Surat, Gujarat- 394221.

Description of the Immovable Property: All that piece and parcel of plot No. 78 admeasuring about 40.15 sq. mtrs., together with undivided proportionate share in road, and COP admeasuring about 21.63 sq. mtrs.. of Green Part Part II organised on land bearing revenue survey No. 499, old block No. 23, and new block No. 25, admeasuring about 2105 sq mtrs. revenue survey No. 500/1 and 500/2, old block No. 24, and new block No. 26 admeasuring about 2715 sq. mtrs., and revenue Survey No. 501 and 502, old Block No. 28, and new Block No. 30 admeasuring area about 43790 sq. mtrs., total admeasuring 48610 sq. mtrs., after consolidation it was given New Block No. 25, of village Haldharu Sub District Kamrej, District Surat which was owned by You by virtue of Sale Deed dated 02/01/2020 vide Reg. No. 0228/2020.

31.12.2023 Rs.6,86,000/-1) Sujit Satyendra Thakur, 2) Anitadevi Sujit Thakur, both are residing at Plot No. 57, 1st 18.08.2022 / 4428210130000487 Rs.10,84,983.67 Floor, Bapasitaram H Soc, Mora Choriyasi, Ichhapor, Surat, Gujarat - 394510. Rs.68,600/as on 08.08.2022 4428- Udhana

Description of the Immovable Property: All that piece and parcels of land bearing Plot No. 33 admeasuring about 40.18 sq. mt. of Aajivan Residency organized on land bearing revenue survey no. 73/1/B + 83/1 and 73/1/A and its block No. 154 and after consolidation it was given block No. 154 and 155 admeasuring about 33083 sq. mt. of Mota Sub District Bardoli District Surat belongs to Mehul Kantilal Patel and Nikuj Kantilal Patel. Boundaries as: East - Society Internal Road, West - Adjoining Plot No. 12, North - Adjoining Plot No. 34, South - Adjoining Plot No. 32.

4428210130000325 1) Akhileshkumar Lalataprasad Nishad, 31.12.2023 Rs.7.60,000/-22.11.2021 / Sumandevi Akhilesh Nishad. Rs.11,29,313/-4428- Udhana both are residing at Plot No. 309, V.K. Society, Tantithaiya, Kadodara, Surat, Gujrat-394327. as on 01.11.2021 Rs.76,000/-

Description of the Immovable Property: Plot no. 278 admeasuring about 40.26 sq.mt. according to the KJP and on site admesuring about 40.13 sq.mt. together with undivided proportionate share in road and COP admeasuring about 34.37 sq.mt of "Shree Villa Residency Part-2" organizied on land bearing Revenue Survey No.70 and its Block No. 119 admesuring about 28126 sq.mt of village:mota, Taluka:Bardoli, Dist.:Surat, State-Guirat.

4428210130000394 1) Rinku Rupnarayan Pandit S/o. Rup Narayan Pandit, 2) Shakuntala Rinku Pandit, Both 31.12.2023 Rs.10,92,000/ 04.08.2022 / Rs.16.06.251.89 are residing at Udham Singh Nagar, Uttarakhand - 262405. 1) also at Plot No. 307, Sai Deep 4428-UDHANA Residency, Nr. Jolva Gram Panchayat, Jolva, Surat, Gujarat - 394327. as on 11.07.2022 Rs.1,09,200/-

Description of the Immovable Property: Plot No. 307 admeasuring about 60.20 sq. mts. (after KJP Block No. 88/B/307 admeasuring 60.11 sq. mts.) of "Sai Deep Residency" organized on land bearing Block No. 88/B (Block No. 88 Paikee, 101 and 102 were consolidated) of Village: Jolva, Tal. Palsana, Dist. Surat, Gujarat. Bounded as: East - Adjoining Society Internal Road, West-Adjoining Plot No. 340, North-Adjoining Plot No. 306, South-Adjoining Plot No. 308. 1) Virendrasinh Vanrajsinh Chudasama, 2) Nehaba Virendrasinh Chudasama,

20.12.2022 / 17.12.2023 Rs.7,10,000/-Both are residing at Rameshwar Park Rail Nagar Main Road, BH Popatpara, Raikot, Street Rs.7,88,379.04 4483-SHASTRI MAIDAN No. 1, Rajkot, Gujarat - 360001. as on 03.12.2022 Rs.71,000/-Description of the Immovable Property: All that piece and parcel of Residential House in Shivam Residency, B/H – APMC, At., Gondal Block No. 199, Gondal R. S. No. 526 paids 5 Plot No. 14 to 37, Sub Plot No. 14 to 37/36, land admeasuring 49.50 sq. mt. Taluka- Gondal, Dist-Rajkot. Bounded as: North - Sub Plot No. 14 to 37/37, South - Sub Plot No. 14 to 37/37 East-7.50 mtr Road, West-Sub Plot No. 14 to 37/12

18.08.2022 17.12.2023 Rs.5,87,000/- Dhiraj Angadsingh Chauhan S/o: Angad Singh 234, Revaba Nagar, Ram Rajya Nagar, 44672100500000047 Odhav Ahmedabad, Char Rasta, Ahmedabad, Gujarat - 382415. Also at: 232/2/28, Santoshi Rs.8,57,809.06 Rs.58,700/-Nagar, Popatlal Ni Chali, Satyamnagar, Ahmedabad City, Ahmedabad, Gujarat - 380026. 4467-NARODA PATIYA as on 08.08.2022 2) Shardasingh Chauhan W/o: Angad, Nakaila, Satna, Madhya Pradesh - 485331.

Description of the Immovable Property: All that piece and parcel of immovable property bearing Flat No. E-I 13, Block E, First Floor, admeasuring 19.08 Sq. Mirs. (Carpet area), 2.7 Sq. Mtrs. (Wash area) in a scheme named and style as Kushal Awaas with 9.05 Sq. Mtrs. proportionate undivided share in land constructed on the land bearing Survey No. 1448 admeasuring 9105 Sq. Mtrs., Final Plot No. 73 admeasuring 5463 Sq. Mtrs., T.P.S. No. 84 (Vatva - 4), Mouje - Vatva, Taluka - Vatva, District - Ahmedabad and bounded as follows: East Internal Road, West - Flat No. E - 114, North - Passage, South - Internal Road.

4483210080000006 1) Firozbin Abdullabin Jafai, 2) Nasimben Firozbin Jafai, 3) Imranbin Abdullabin Jafai, 04.11.2022 / 17.12.2023 Rs.5,63,000/both are residing at Flat No. 2 Manzil Bhomesh Var. Plot No. 14, Jamnagar Road, Opp. Rs.7,36,758.11 4483-Shastri Maidan Railway Line, Rajkot- 36006. Office at: Commercial Office No. 339, 3rd Floor Sidhi Vinaya as on 20.09.2022 Rs.56,300/-Complex, C. S. No. 542-A, Danapith Main Road, Rajkot.

Description of the Immovable Property: All that piece and parcel of the property being Commercial Office NO. 339, having carpet area Sq. Mtrs. 9-85 on 3rd Floor of the building known as Sidhi Vinaya Complex, constructed on land admeasuring 1653-46 Sq. mtrs, of C. S. No. 542-Apaiki and 542-K of C.S.W. No. 2 of Civil Station No. 700 Paikee 700/2 of the area known as Danapith Main Road, of Rajkot, Taluka and District Rajkot.

4431210130000305 1) Rajvansh Chhotelal Jayswal, 118, Jay Krushna Nagar-2, Nr. Jay, Bamroli Road, 25.11.2022 04.01.2024 | Rs.5,30,000/-Rs.7,68,456.02 Pandesara, Bhagvan Soc, Surat, Gujarat-394221. 2) Suman Rajvansh Jayswal C/o: 4431-Kapodra as on 19.10.2022 Rs.53,000/-Rajvansh Jayswal, Ward No.05, Gram Baraha Post Fharhda, Rewa, Madhya Pradesh-486333. Description of the Immovable Property: All that piece and parcel of property bearing plot No. 202, admeasuring 40.18 sq. mtrs. (Along with undivided admeasuring 26.23 sq. mtrs. open land known and identified as "Laxmipija Residency" situated at Revenue Survey No. 74/1.block No. 156 admeasuring 18008 sq. mtrs. non agriculture land of village: Mota. Sub-Dist: Bardoli, Dist: Surat, Gujarat.

4428210140000004 22.07.2022 / 04.01.2024 Rs.6,86,000/-1) Mr. Dharmendrakumar Singh, 2) Mrs. Sanjudevi Singh, both are residing at 136, Ardhana Leke Town Vibhag - 2, Falsana, Jolva, Surat, Gujarat - 394305. Rs. 8,37,355.41 4428-Udhana as on 11.07.2022 Rs.68,600/-Description of the Immovable Property: Plot No. 242 (As Per Passing Plan Plot No. 184) admeasuring about 39.02 sq. mt. Open land + COP and Road, whole land known and

identified as "Nandanvan Residency" Situated at Revenue Survey No. 42/3, Block No. 71, N.A. land of Village - Kareli, Tal. Palasana, Dist. Surat, Gujarat. 4431210130000317 1) Gaurav Kumar Arvind Kumar Singh, 2) Nandita Gauravkumar Singh, both are 07.12.2022 04.01.2024 Rs.7,42,000/residing at C-3, 302, Rupak Flats, Kawas, Village- Ishanpor, Tal. Olpad, Surat, Gujrat, 394540. Also at: Patel Enterprises-13, Shop No. 06, Niraj Apartment, Ghoddod Road, Surat, 4431- Kapodra Rs.10,09,091.03 Rs.74,200/-Gujrat, 394540. Also at : Harahi, Sonikpur, Jaunpur, Sonikpur, 222001. 3) Pawankumar as on 03.12.2022 Singh, Veliji P G Son's Agencies Pvt. Ltd, Essar Road, Hazira Gate No.1, Tal. Chouriyasi, Surat, Gujrat 394270, Also at: Hadahi, Sonikpur, Jaunpur, Sonikpur, 222001.

Description of the Immovable Property: All that piece and parcel of property bearing Plot No.23 (After K.J.P. block No. 462/23), which area admeasuring 40.15 sq. mtrs., along with undivided share in road/ways and C.O.P. admeasuring 25.96 sq. mtrs. and its related all internal and external rights, situated on the land known as "Aradhna Platium Vibhag-3", bearing revenue survey No. 470, block No. 462, total land area admeasuring 17189 sq. mtrs., situated at nonagriculture land of moje village: Umarakh, Sub-Dist: Bardoli, Dist: Surat. 444576300000007T & 1) Pankajkumar Pravinbhai Parmar, 50 Amrut Vatika Dashrath, Vadodara, Gujarat-391330. 25.11.2022 / 05.01.2024 Rs.9,18,000/-

444776400000006 2) Sandhyaben Parmar, both are residing at 102, Ambaji Pole, Ranoli, Tal. & Dist. Vadodara, Rs.12,76,068.33 / 4447-Akota Gujarat - 391350 Rs.91.800/as on 21.11.2022 Description of the Immovable Property: All that piece and parcel of immovable constructed property being Flat No. D/501, Tower - D, in the scheme known as "Amrut Vatika" Dashrath, Vadodara, which is constructed upon and which is laid out upon land bearing Block/R.S. No. 443 Paiki (Old R.S. No. 806, 780) of Village Dashrath, in the Registration Sub-District & District Vadodara. Admeasuring area of property is super built up area is 63.17 Sq. mts, being constructed property. The said property is bounded as: East - Yogira

4479210170000016 20.08.2023 Rs.8,55,000 17.05.2022 / 1) Barkatulla Nathekhan Pathan, 2) Senajben Barkatkhan Pathan, both are residing at Gram Panchayat Property No. 17/88, Assessment Serial No. 073 (Gamthan) admeasuring Rs.7,93,148.08 4479-MEHSANA Rs.85,500/-111.52.51 Sq.Mtr. Situated at Maouje- Dasaj, Taluka- Unjha, Dist- Mehsana-384170. 1) also as on 22.04.2022 at Eat & Joy, At Post- Dasaj, Pathan Vas, Taluka- Uniha, Dist- Mehsana- 384170 Description of the Immovable Property: All that piece & parcel of the land residential at Gram Panchayat Property No. 17/88, Assessment Serial No. 073 (Gamthan) admeasuring

Township, West - Flat No. D /502, North - Common passage and Stair Case, South - Tower - E.

111.52.51 Sq. Mtr. situated at Maouje- Dasaj, Taluka- Unjha, Dist- Mehsana in Registration Sub District Unjha, bounded by East- Naveli, West- Road, North- Property no. 17/87, South-Open Land. 44802101100000002 1) Mohammad Akik Idrishabhai Memon, 2) Mrs. Nekparvin Mohmmadakik Memon 11.10.2021 / 01.09.2023 Rs.10,01,000/-

4480-HIMMATNAGAR | Gujrat- 383220 Rs.1,00,100/as on 27.09.2021 Description of the Immovable Property: All that piece and parcel of property bearing Mauje: Savgadh Survey No.295/1, Plot No.1 paiki North side situated at. Savgadh within the limits of Savgadh Gram Panchayat, Tal.-Himmatnagar, Dist. Sabarkantha.

Both are residing at Classic Banglows, Near, R.T.O. Circle Himmatnagar, Sabarkantha,

4479210030000055 1) Munirkhan Sorabhkhan Chauhan, 2) Sam1nabibi Munirkhan Chauhan, both are 07.09.2023 Rs.9.01,000/-11.10.2021 / residing at 65/1 Choravas, Salavala, Dist-Mehsana, State- Gujrat. Pincode: 384001. Rs.21.00.825/-4479-MEHSANA as on 29.09.2021 Rs.90,100/-Description of the Immovable Property: All that piece and parcel of property being at Gram Panchayat Property No. 406, Plot No. 42, admeasuring 38.85.54 sq. mtrs. situated a Mouje Choravas Masjid, Salava, Tal Visnagar, Dist. Mehsana - 384001

4479210160000006 1) Raval Hasmukhbhaikantibhai, 2) Raval Raginiben Hasmukhbhai, both are residing at 22.11.2021 / 28.09.2023 Rs.8,30,000/-Rs.8,46,455.47 Third Floor, Room No-15, Moreswar Sadan, Kisan Nagar-1, Opp. Panch Parmeswar, Thane, 4479-MEHSANA Rs.83,000/as on 11.01.2021 Description of the Immovable Property: All that piece and parcel of R. S. No. 786 (Old R Block No. 489 paiki 1), Plot No. 67, Tirupati Silicone City admeasuring built up area 35.04 sq.

mtr. Margin land 40.96 sq. mts. Undivided share on road & Common Plot 55.00 total 131.00 sq. mtr. At Mouje Thalota, Taluka - Visnaagr, Dist - Mahesana, Registration Sub-District of Visnagar. Bounded as: East - Boundary of Plot No. 56, West - Internal Road, North - Boundary of Plot No. 66, South - Common Plot. Please Note- It is observed that subsequent to mortagege in favour of Ujjivan Small Finance Bank Ltd. Mr. Hasmukhbhai Kantibhai Raval illegally sold above detailed property to Rabari Rayamalbhai Haribhai on 13-02-2020 and Rabari Rayamalbhai Haribhai further sold it to Prajapati Darshikaben Bhaveshkumar on 18-03-2021.

Date & Time of Inspection of the property(ies) 13-03-2024 & 22-03-2024 Between 11AM to 4PM Date for Submission of Bid & EMD 26-03-2024 between 11 AM to 05 PM 27-03-2024 from 11:00 AM to 2:00 PM Date and Time of Auction

Earnest Money Deposit (EMD) in INR (Should be paid through Demand Draft in favour of "Ujjivan Small Finance Bank Ltd."), Place of submission of bids: 1) Ujjivan Small Finance Bank Ltd Shop Opp. Jivan jyot, Upper Ground Floor, Shop No. 22,23 of the building named "Shreenath Complex" situated at Revenue Udhana, Taluka: City Surat, Dist: Surat, Gujrat -394210: Sr. No. 10 to 24, 28 to 30. 2) Ujjivan Small Finance Bank Ltd. Prabhunagar Opp. Dena Bank, Randhanpur Road Mehsana 384002: Sr. No. 32, 34, & 35, 3) Ujjivan Small Finance Bank Ltd. The Imperia, Subhash road, Opposite of Shastri Maidan, Near Limda Chowk, Rajkot-360001: Sr. No. 25 & 27, 4) Ujjivan Small Finance Bank Ltd. Trimurti complex, Upper Ground floor, Shop No.G1,G2,G3 and G 59, Sahakari Gin cross Road, łimmatnagar: Sr. No. 33. 5) Ujjivan Small Finance Bank Ltd., Aspire Business Campus, Below Shubham Hospital, Rabari Colony, BRTS Stand, Amraiwadi,

 Ujjivan Small Finance Bank Ltd., Signature Complex, Opp SRPF Camp, Near Akashwani, Manjalpur, Baroda-390009: Sr. No. 9 & 31. Contact Details: Aniruddhsinh Gadhavi-9824502290: 1,2,32 to 35, Ankur Sonawane-9904174447: 10 to 24, 28 to 30, Sachinkumar Chauhan-8735932805: 3 to 9, 25 to 27, & 31

Aniruddhsinh Gadhavi-9824502290, Anand Shaw- 98205 26046, Shivaji Khade- 7058080915, Ankur Sonawane-9904174447, Sachinkumar Chauhan - 8735932805

Ahmedabad- 380026: Sr. No. 3 to 8, & 26. 6) Ujjivan Small Finance Bank Ltd., Prabhunagar Opp. Dena Bank, Randhanpur Road, Mehsana-384002: Sr. No. 1 & 2

Terms & Conditions :- The e-Auction is being held on "AS IS WHERE IS", "AS IS WHAT IS' and "whatever there is" BASIS".

1. To the best of knowledge and information of the Authorised Officer, there is no encumbrance on any property. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property/ ies put on auction and claims/ rights/ dues/ effecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The property is being sold with all the existing and future encumbrances whether known or unknown to the bank. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third party claims/

. It shall be the responsibility of the bidders to inspect and satisfy themselves about the asset and specification before submitting the bid. The inspection of property/les put on auction will be permitted to interested bidders at sites as mentioned against each property description.

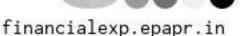
3. The Interested Bidders shall submit their Bid before the Authorised officer undersigned one day before the auction date as mentioned above.

 The E-Auction will be conducted through Ujjivan Small Finance Bank approved E-auction service provider - M/s C1 India Pvt. Ltd., Contact person - Vinod Chauhan (Mo. No. 9813887931). The intending bidders are advised to visit https://www.bankeauctions.com or https://www.uiiivansfb.in/e-auctions for the details of the properties in the website and for taking part in the bid they should register their names at portal https://www.bankeauctions.com and get their user-id and password free of cost. Prospective bidders may avail online training on E-Auction from the service provider M/s. C1 India Pvt. Ltd., Helpline Number's-7291918824, 25, 26 support email id:- support@bankeauctions.com , Auction portal -

i. Property shall be sold to the highest bidder / offered, subject to acceptance of the bid by the secured creditor, i.e., Ujjivan Small Finance Bank Ltd. However, the undersigned has the absolute discretion to allow inter-se bidding if deemed necessary. The Authorised officer has the discretion to accept or reject any offer / Tender without assigning any reason. 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 24 hours of the acceptance of bid price by the Authorised Officer and the balance 75% of the sale price on or before 15th day of sale or within such extended period in any case not exceeding 3 months as agreed upon in writing by and solely at the discretion of the Authorised Officer. In case of default in payment by the successful bidder, the amount already deposited by the offer shall be liable to be forfeited and property shall be put to re-auction and the defaulting Purchaser shall have no claim/ right in respect of property/ amount. The publication is subject to the force major clause.

8. Bidding in the last moment should be avoided in the bidders own interest as neither the Ujjivan Small Finance Bank nor Service provider will be responsible for any lapse/failure(Internet failure/power failure etc.). In order to ward-off such contingent situations bidders are requested to make all necessary arrangements / alternatives such as power supply back-up etc, so that they are able to circumvent such situation and are able to participate in the auction successfully. This is also a notice to the above named borrowers/Guarantor's/Mortgagors about public auction scheduled for sale of mortgaged properties.

Place: Gujarat, Sd/- Authorised Officer, Date: 07.03.2024. Ujjivan Small Finance Bank



4431210130000379

19



06.10.2022 /

31.12.2023 Rs.7,65,000/-





Rs.13,53,747/-