## When industry giants speak, everyone listens.

In-depth **Q&As** with market mavens every Monday in Business Standard.

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# **Business Standard Insight Out**

Name of borrower(s), Description of the property mortgaged (Secured Asset

South: House Of Reetam Singh Lodhi

### FEDBANK FINANCIAL SERVICES LTD. AUCTION NOTICE

This is to inform the public at large, that FEDBANK FINANCIAL SERVICES LTD., has decided to conduct Auction of Gold ornaments belonging to accounts (mentioned below) which have become overdue or which have defaults or margin breach customers. The Auction would be held at respective Branches specified below on Tuesday 08-07-2025 between 10.00 a.m. to 12.00 p.m. This would continue till the auction process is over.

7773027884 FEDGL05240001952, 0001986, 0001992, 0001998, 0002004, 0002018, 0002020, 0002021, 0002025, 0002032, 0002038, 0002040, 0002047 Immami Gate Bhopal 9981018266 FEDGL04600003475, 0003477, 0003500, 0003503, 0003515, 0003517 Indrapuri 9131907071 FEDGL04720003874, 0003885, 0003906, 0003913, 0003921, 0003937, 0003938, 0003940, 0003944, 0003957, 0003961, 0003996, 0004016, 0004017, 0004019, 0004020, 0004044 MP Nagar Bhopal 9131084234 FEDGL04950002020, 0002021, 0002041, 0002061, 0002063, 0002064, 0002071, 0002072 Tower Square branch Indore  $9399804332 \ \textbf{FEDGL0463}0001860,\ 0001865,\ 0001874 \ \textbf{Vidisha}\ \ 9424457923$ FEDGL05120001700, 0001701, 0001704, 0001710, 0001731 Vijay Nagar 9977250007 FEDGL04730002815, 0002852

Change in Venue or Date, if any will be displayed on our Website www.fedfina. com. All bidders participating will be intimated subsequently with respect to acceptance or rejection of bids submitted by them. Customer who want to release their ornaments shall visit at the base branch wherein the ornaments were pledged by the customer or contact at the number mentioned above on/or before 07-07-2025 subject to the terms and condition applicable

Auction will be conducted at respective branches, in case the auction does not get completed on the given date due to any reasons, the auction in respect thereto shall be conducted on subsequent working days at district level branch after displaying the details on our Website. No further communication shall be issued in this regard.

Dated: 27-06-2025 For, sdl- Authorised Signator Place: MADHYA PRADESH Fedbank Financial Services Ltd.,

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: 2nd Floor, Noniya Karbal, Parasia Road, Ward No.45, Besides LIC Office, Chhindwara (MP) - 480001.

[Rule 8 (1)] POSSESSION NOTICE [For Immovable Property] Whereas, the undersigned being the Authorised Officer of M/s. Cholamandalam Investment And Finance Company Limited, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 reinafter cailed the Act and in exercise of powers conferred under Section 13[12] read with Rules 3 of the Security Interest [Enforcement] Rules, 2002 issued demand notice: cailing upon the borrowers, whose names have been indicated in Column [B] below of 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 bo rowers in particular and the Public in general that the undersigned has taker Symbolic possession of the properties mortgaged with the Company described herein below of the Columns on the respective dates mentioned in Column [F] i exercise of the powers conferred on him under Section 13[4] of the Act read witl Rule 8 of the Rules made there under. The borrowers in particular and the Public in general are hereby cautioned not to deal with the properties mentioned below and any such dealings will be subject to the charge of **M/s**. **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 outstand

ng	including all costs, charges and expenses before notification of sale.				
šI.	Name And Address of Borrower &			Date of ssession	
ο.	Loan Account Number	Date of Demand Notice	Outstanding	Si of	
-	[B]	ate	Amount	se se	
A]	LAN: X0HECWA00003397581,	0 8 Z		Pos	
1	X0HECWA00004438237 &				
	HE01CWA0000039047,	[C]	[D]	[E]	
	1. Sarita Patni (Applicant), Ward No 32 Near	52	Rs.15383749/-	25	
	Jain Mandir, Gole Gani Chhindwara M.P-		as on	25/06/2025	
	480001, 2. Ruchi Patni (Co-Applicant), 3.	04/	08/04/2025 and	90	
	Patani Cement (Co-Applicant), 4. Nirlop	/80	interest thereon	25/	
	ratani Cement (Co-Applicant), 4. Miliop				
	Kumar Patni (Co-Applicant), 5. Sourabh Patni (Co-Applicant), All are at Patni				
	Cement Goal Ganj Chhindwara Madhya Pradesh 480001.				

Description of The Immovable Property: Property situated at nazul block no.17, plot no.17, situated at Goal Gunj, Mouza Chhindwara Khas, B.No.177, P.C.No.22/19, circle Chhindwara Teh & Dist. Chhindwara (M.P) Total area 2186.50 sq.ft, Boundaries as under:- East: raj talkies road, West: jila Sahakari kendriy bank mvdt. North: house of shri.mahendra kumar patni, South: Remaining part o said land given to Shri Rajeev kumar patni.

Date: 25-06-2025 Sd/- Authorised Officer
Place: Chhindwara M/s. Cholamandalam Investment and Finance Company Limited

APPENDIX IV [rule-8(1)]
POSSESSION NOTICE (for Immovable property)

**EDELWEISS ASSET RECONSTRUCTION COMPANY LIMITED** Retail Central & Regd. Office: Edelweiss House, Off CST Road, Kalina, Mumbai 400098

Whereas, the Authorized Officer of the Secured Creditor under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest [Act], 2002 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 14/05/2024 calling upon 1) KANSINGH ASAWAD (Borrower) 2) CHANDA BAI ASAWAD, SUJAN SINGH ASAWAD (Co-Borrowers) bearing Loan Account No. HM0415H18100308 to repay the amount mentioned in the notice being Rs. 14,63,060/- (Rupees Fourteen Lakh Sixty Three Thousand & Sixty Only) within 60 days from the date of receipt of the said notice.

That Poonawalla Housing Finance Limited (Presently known as Grihum Housing Finance Limited) has assigned the financial assets to Edelweiss Asset Reconstruction Company Limited in its capacity as trustee of EARC TRUST SC-438 (herein after referred to as "EARC") vide Assignment Agreement dated 30th June 2022 under Sec.5 of SARFAESI Act, 2002. EARC has stepped into the shoes of the PHFL and all the rights, title and interests of PHFL with respect to the financial assets along with underlying security interests, guarantees, pledges have vested in EARC in respect of the financial assistance availed by the Borrower(s) and EARC exercises all its rights as the secured creditor.

The borrower(s) having failed to repay the amount, notice is hereby given to the borrower(s) and the public in general that the undersigned being the Authorised Officer of Edelweiss Asset Reconstruction Company Limited has taken Physical Possession of the property described herein below in exercise of 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 this the 25th day of June of the year 2025.

The borrower(s)'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.

The borrower(s) 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 the Edelweiss Asset Reconstruction Company Limited for an amount Rs.14,63,060/-(Rupees Fourteen Lakh Sixty Three Thousand & Sixty Only) and interest

DESCRIPTION OF SECURED ASSETS
SCHEDULE PROPERTIES

All That Pice & Parcel of Gram Panchayat Register House No. 06 Patwari Halka No. 43 R/o Gram Laptiya Tehsil Ratlam Dist. Ratlam Adm. 1000.sq.ft. Located On Sandla Road Pin Code- 457441. Bounded By:- East:- House of Chanda Bai. West:- C C Road, North:- Road, South:- House of Mr. Dilip Singh.

Date: 25.06.2025 Place : Mumbai

formerly known as Edelweiss Housing Finance Limited)
Registered Office Situated At Tower 3, 5th Floor, Wing '8', Kohinoor City Mall ,
Kohinoor City, Kirol Road, Kurla (West), Mumbai – 400 070. Regional Office at : 'Office No. 407-410, 4th Floor
Kakade Bizz Icon, Ganeshkhind Road, CTS 2687B Bhamburde, Shivaji Nagar Pune 411005

POSSESSION NOTICE UNDER RULE 8(1) OF THE SARFAESI ACT, 2002 dersigned being the Authorized Officer of Nido Home Finance Limited (formerly kno

POSSESSION NOTICE UNDER RULE 8(1) OF THE SARFAESI ACT, 2002
Whereas the Undersigned being the Authorized Officer of Nido Home Finance Limited (formerly known as Edelweiss Housing Finance Limited) under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest (Second) Ordinance, 2002 (order 3 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 Notices to the Borrowers's as detailed hereunder, calling upon the respective Borrowers to repay the amount mentioned in the said notices with all costs, charges and expenses till actual date of payment within 60 days from the receipt of the same. The said Borrowers/Co borrowers having failed to repay the amount, notice is hereby given to the Borrowers/Co borrowers and bublic in general that the undersigned has taken symbolic/constructive possession of the property described hereunder in exercise of powers conferred on him under Section 13(4) of the said Act r/w Rule 8 of the said Rules in the dates mentioned along-with the Borrowers in particular and public in general are hereby cautioned not to deal with the properties and any dealings with the

Borrowers in particular and public in general are hereby cautioned not to deal with the properties and any dealings with the properties and values in the properties and values are the properties are the properties and values are the properties are the properties and values are the properties are the pro

. Name and Address of the Borrower, Co Borrower Guarantor Loan Account No. And Loan Amount:-RAVI VASUNIYA (BORROWER) & BHAGAVANTI BAI (CO-BORROWER), MADHUKAR VASUNIYA (CO-BORROWER) KND VARSHA VASUNIYA (CO-BORROWER), All/ R Add.: House No L-1 Sanskriti Palm Colony, Palda New Rto Road

.ann.No.: Lubss LAP0000332203 & Lubso Thicosoco332333 & Lubso Thicosoco332773 .oan Agreement Date: 30-01-2024 .oan Amount: Rs.14,75,000/- (Rupees Fourteen Lakh Seventy Five Thousand Only) Rs.11,99,000/- & (Rupees Eleven .akh Ninety Nine Thousand Only) & Rs.10,46,000/- (Rupees Ten Lakh Forty Six Thousand Only) Total Aggregating Of

Sanjay Gandhi Nagar, Indore 452001. Lan.No.: L089STLAP000005332569 & L0890STHL000005332553 & L0890STHL000005332779

NIDO HOME FINANCE LIMITED

For Edelweiss Assets Reconstruction Company Limited (Trustee of EARC TRUST SC 438)

nido

Sd/- Authorized Office

Authorized Officer

★ Edelweiss

Worli, Mumbai – 400 018 (Maharashtra) ce: 201 and 202, 2<sup>nd</sup> Floor, AP81, Koregao Immovable property/ies from Magma Fincorp Ltd "MFL" now renamed as Poonawalla Fincorp Ltd "PFL". You defaulted in repayment and therefore, your loan/s was classified as Non-Performing Assets. A Demand Notice under Section 13(2) of Securitisation and Reconstruction of Financial Asset and Enforcement of Security Interest Act 2002 for the recovery of the outstanding dues sent on last known addresses

of manifest asset and Embretaint of Section 13(2) of the Act 2002 to the leavery of the Octaming Quest sent of his known addresses the Nowever the same have returned un-served. Hence the contents of which are being published herewith as per Section 13(2) of the Act read with Rule 3(1) of The Security Interest (Enforcement) Rules, 2002 as and by way of Alternate Service upon you. Details of the Borrowers, Co-borrowers, Securities, Outstanding Dues, Demand Notice sent under Section 13(2) and Amount claimed

POONAWALLA FINCORP LIMITED

there	nere under are given as under:			
SL. No.	Name of the Borrowers, Co-Borrowers and Loan Amount	Details of the Secured Asset	Demand Notice Date	Amount Due in Rs.
01.	Borrowers, Co-Borrowers:	SCHEDULE OF PROPERTY: ALL THAT PIECE	20.05.2025	Rs. 55,44,671/-
		AND PARCEL OF MORTGAGE THE PROPERTY		(Rupees Fifty
	MR. DYANENDRA SINGH CHAUHAN	CONSISTS OF A HOUSE CONSTRUCTED		Five Lacs Forty
	MR. SHAILENDRA SINGH CHAUHAN	ON PLOT NO. 46, BLOCK - I, MUN. NO. 700,		Four Thousand
		MUN. PROPERTY ID 1000227330, AREA		Six Hundred
	MR. KAUSHLENDRA SINGH CHAUHAN	OF PROPERY IS 1500 SO.FT. I.E. 139.29 SO.		Seventy One only)
	MR. RANVEER SINGH CHAUHAN	METERS, SITUATED AT ADITYA PURAM,		and interest till
	D S C TRADERS	VILLAGE - MAHARAJPURA RAMANNA,		15.05.2025 is due
	DSCIRADERS	SHATABDIPURAM RESIDENTIAL SCHEME		and payable by
	Loan Amount:	OF GWALIOR DEVELOPMENT AUTHORITY,		you along with
	Rs. 51,55,000/- (Rupees Fifty One Lacs Fifty	TEHSIL & DISTRICT - GWALIOR (M.P.),		future interest
	Five Thousand only)	<b>BOUNDARIES OF PROPERTY</b> (AS PER SALE		@ 11.50% per
	rive i nousand only)	DEED) ARE AS UNDER: ON THE EAST: PLOT		annum.
	Loan No.:	NO. 47, BLOCK - I, ON THE WEST: PLOT NO.		
	LAP0224100000005478088	45, BLOCK - I, ON THE NORTH: PLOT NO. 55,		
	LAP0224100000005478088	BLOCK - I, ON THE SOUTH: PUBLIC WAY.		

You the Borrower/s and Co-Borrower/s are therefore called upon to make payment of the above mentioned demanded amount with further interest as mentioned hereinabove in full within 60 Days of this Notice failing which the undersigned shall be constrained to take action under the act to enforce the above-mentioned security/ies. Please Note that as per Section 13(13) of The Said Act, You are in the meanwhile, restrained from transferring the above-referred securities by way of sale, lease or otherwise without our consent

on date of Demand Notice

Rs.3,31,421.84

Rs 8 89 724 72

**Authorised Officer** 

Bandhan Bank Limited

Place : Gwalior Date : 27.06.2025 **Authorised Office** 



Bandhan | Regional Office: Netaji Marg, Nr. Mithakhali Six Roads Ellisbridge, Ahmedabad-6. Phone: +91-79-26421671-75

FOR Nido Home Finance Limited, (formerly known as Edelweiss Housing Finance Limited

Bank SYMBOLIC POSSESSION NOTICE

NOTICE is hereby given under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, the Authorized Officer issued demand notice to the borrower(s on the date mentioned against the account stated hereinafter calling upon them to repay the amount within 60 days from the date of receipt of said notice. The borrower(s) having failed to repay the amount, notice is hereby given to the public in general and in particular the borrower(s) that the undersigned has taken the symbolic possession of the property described herein below under Section 13(4) of the said Act read with Rule 8 of the said Rules on the date mentioned against the account. The borrower(s) in particular and the public in general is hereby cautioned not to deal with the property and any dealing with the property will be subject to the charge of the Bank for the amounts, interest, costs and charges thereon. The borrowers'/mortgagors' 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.

Rs.37,20,000/- (Rupees Thirty Seven Lakh Twenty Thousand Only)

Name of borrower(s), Guarantor & Loan Account No.	Description of the property mortgaged (Secured Asset)	Date of Demand Notice		O/s Amount as on date of Demand Notice
Mr.Mahesh Nishod Mrs.Bhagvati Nishod 90001007776111 20008340000462	All the piece and parcel of immovable property at Khasra No.19/172, Part of19/3,19/4,19/5,19/6,19/7,19/8,19/9,19/10,19/11,19/12,19/13,19/14,19/15, Total Area 500 Sq Ft. Situated at Kulharda, Vikas Nagar Block G Plot No 106 Harda, Ward No 34, Tehsil Harda, Dist. Harda Madhya Pradesh – 461331 and bounded by:  North: Rest Part of Plot No 106 of Block G, East: Plot No 127 of Block G, West: Nistari Rasta, South: Plot No 105 of Block G	15.02.2025	25.06.2025	Rs.10,52,791.13
ace: Harda Authorised Officer				thorised Officer



**Guarantor & Loan** 

Mr. Kamlesh Malviya

20008050001648

Mr. Puneet Kumar Mrs. Babita Dubey

90001174499971

Date: 27/06/2025

Place: Vidisha-Raisen

Mrs. Laxmi Bai Malviya Mr. Ramesh Malviva

Account No.

### TRUHOME FINANCE LIMITED (Formerly Shriram Housing Finance Ltd.)

Head Office: Level -3, Wockhardt Towers, East Wing C-2, G Block, Bandra Kurla Complex, Bandra (East), Mumbai 400 051; Tel: 1800 102 4345; Website: http://www.truhomefinance.in

Reg.Off.: Srinivasa Tower, 1st Floor, Door No.5, Old No.11, 2nd Lane, Cenatoph Road, Alwarpet, Teynampet, Chennai-600018 APPENDIX-IV-A [SEE PROVISION TO RULE 8(6)] SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act. 2002 read with provision to Rule 8(6)1 of the Security Interest (Enforcement) Rules, 2002.

Bandhan Regional Office: Netaji Marg, Nr. Mithakhali Six Roads,

**SYMBOLIC POSSESSION NOTICE** 

NOTICE is hereby given under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, the Authorized Officer issued demand notice to the borrower(s) on the date mentioned against the account stated hereinafter calling upon them to repay the amount within 60 days from the date of receipt of said notice. The borrower(s) having failed to repay the amount, notice is hereby given to the public in general and in particular the borrower(s) that the undersigned has taken the symbolic possession of the property described herein below under Section 13(4) of the said Act read with Rule 8 of the said Rules on the date mentioned against the account. The borrower(s) in particular and the public in general is hereby cautioned not to deal with the property and any dealing with the property will be subject to the charge of the Bank for the amounts, interest, costs and charges thereon. The borrowers'/mortgagors' 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.

All the piece and parcel of immovable property situated at: Survey No.73/2/1, Ward No-12, Ph No.26, Ward No.12, Gram Banva, Panchama Road, Banva

Jageer, Ganbasoda, Basoda, Vidisha, Madhya Pradesh and bounded by: East

No.21/47, Sanchi Road, Ram Nagar Raisen Dist, Raisen Madhya Pradesh and bounded by: North: Colony Road, East: Others House, West: 5ft. Wide Gali,

All the piece and parcel of immovable property at Survey No.329/2/1, Ph.

Road, West: Plot of Dhama Lal, North: Plot of Ram Dayal, South: Plot of Rajo Ba

Ellisbridge, Ahmedabad-6. Phone: +91-79-26421671-75

Notice

11.12.2024

Notice

07.01.2025 23.06.2025

23 06 2025

Notice is hereby given to the public in general and in particular to the Borrower/s and Guarantor/s that the below described immovable properties mortgaged/ charged to Truhome Finance Limited (Formerly Shriram Housing Finance Limited), the Physical Possession of which have been taken by the Authorized Officer of Truhome Finance Limited, will be sold on "As is where is", "As is what is" and "Whatever there is" basis in e-auction on 29.07.2025 between 11:00 a.m. to 01:00 p.m. for recovery of the balance due to Trubome Finance Limited from the Borrowers And Guarantors, as mentioned in the table

Details of Borrowers and Guarantors, amount due. Short Description of the immovable property, reserve price and earnest money deposit and date of Inspection are also given as:

Name of Borrowers/ Co-Borrowers/ Guarantors/Mortgagers	Amount of Recovery and date of Demand Notice	Reserve Price (Rs.) & Bid Increment	Date & Time of Auction	Contact Person Details – (AO and Disposal team)
1). Mrs.Sheela Raikwar W/o Mr. Dinesh Raikwar 2). Mr. Dinesh Raikwar S/o Mr. Genda Lal Raikwar 3). Mr. Dipesh Raikwar S/o Mr. Dinesh Raikwar	Demand Notice Date: 09-09-2024	Reserve price :- 41,20,000/- (Fourty One Lakh Twenty Thousand )	29th July 2025	Shivpal Singh Choundawat 8989660712
Address – B-138, Nehru Nagar, ESIC Nikunj, Bima Compound, Indore, MP – 452001 Also At :- Flat No. 202, 2nd Floor, Navneet Tower, Plot No. 5/2, Old Palasia. Indore. MP – 452001	Rs. 39,70,133/- as on 06/09/2024 with further interest, Cost and	Bid Increment: Rs. 10,000/- and in such multiples.	Time : 11.00	Ashfaq Patka 9819415477
Also At :- Raikwar Traders, DS-69, Shopping Complex, Opp.  Dainik Bhaskar, Indore, MP – 452001,	Incidental expenses etc.  Loan Account No.  SHLHINDR0001052	Earnest Money Deposit (EMD) (Rs.)	A.M. to 01.00 p.m.	Date of Inspection – 24.07.2025 Time 11.00 a.m. to
Also At :- ESIC Hospital, Nanda Nagar, Indore, MP – 452001  Date of Possession & Type		Rs. 4,12,000/- (Four Lakh Twelve Thousand Only)		04.00 p.m.
21th June, 2025 & Physical Possession  Encumbranches known  Not known		Last date for submission of EMD: 25.07.2025 Time 10.00 a.m. to 05.00 p.m.		

**Description of Property** 

All that piece and parcel of immovable property Residential Flat No. 202, Second Floor, Navneet Tower, Situated at Municipal Plot No. 5/2, Old Palasia, Indore, Madhya Pradesh. Admeasuring Super Built-up area 957 sg. ft. Bounded by: North: - Corridor, South: - Road, East: - Flat No. 203 West: - Flat No. 201

1) For detailed terms and conditions of the sale, please refer the website of Truhome Finance Limited (Formerly Shriram Housing Finance Limited) website.

2) The intending bidders have to submit their EMD amount to be deposited by way of RTGS/NEFT to the account details mentioned herein below: BANK NAME: AXIS BANK LIMITED BRANCH: BANDRA KURLA COMPLEX, MUMBAI BANK ACCOUNT NO. Current Account No. 911020045677633 IFSC CODE: UTIB0000230

Sd/- Authorised Officer- Truhome Finance Limited Place : Indore (Formerly Shriram Housing Finance Limited) Date: 27-06-2025

Date: 27/06/2025

## UJJIVAN SMALL FINANCE BANK LTD.

Regional Office:- GMTT Building Plot No. D-7, Sector-3 Noida (UP) Branch Office:- Ground & First Floor, Shop No C-18, Block C, Radhavallabh Market Khargone, Tehsil Khargone, Khargone, Madhya Pradesh- 451001

AUCTION NOTICE

Bandhan Bank Limited

**PUBLIC** 

PUBLIC NOTICE FOR SALE LINDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT (SARFAES) ACT; 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 folic property in exercise of powers conferred under section 13(4) of the SARFAESIACT. The Borrower in particular and public at large are informed that Public auction of the mortgage property in the below mentification 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.

Date & Time of Date and Time of E-Auction remitting EMD in INR (10 % of & Demand balance Inspection of the of Bid reserve price 22962100 1. Bharat Trading 04-Nov-23 16-Oct-24 Rs 08-Jul-2025 15-Jul-2025 14-Jul-2025 EMD to be deposited through 70,53,910.13/-86,31,000/-8,63,100/mand Draft drawn in favo 11.00 AM t of Ujjivan Small Finance Bank payable at Khargone Branch Bharat Bhushar 55.94.602/ (as on On prior 11.30 AM 07.05.2025) Kushwah S/o Sh appointme remitted through Gangaram Kushwah RTGS/NEFT/IMPS to A/c 3. Ranjana Bai W/o 2011013462001 IFSC Bharat Bhushan Contact number: 9329427916, 9983365566

All that Part & Parcel of Industrial Purpose Land, situated at Gram Oon Bujurg, Ward no; 7, P.H.N. 30, Survey no; 594, Packy Size 0,093 Hectare, Tehsil Khargone, Madhya Pradesh – 451440 which is ounded as follows:Boundaries: East: Shree Salagram Gupta, West: House of Mr. Gangaram kushwah and Mr. Rajesh, North: Common Road, South: Mr. Puspendra Verma

he e-Auction is being held on "AS IS WHERE IS", "AS IS WHAT IS' and "whatever there is" BASIS".

he e-Auction is being held on "ASIS WHERE IS", "ASIS WHAT IS" and "whatever there is" BASIS".

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

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

The F-Auction will be conducted through Liligance Bank approved F-auction service provider. Mis Cd India Pyt I.td. Contact person.—Mr. Prahhakaran (Mo. No. 7418284709) The intending

The E-Auction will be conducted through Ujijvan Small Finance Bank approved E-auction service provider - M/s C1 India Pvt Ltd. Contact person - Mr. Prabhakaran (Mo. No. 7418281709). The intendin bidders are advised to visit https://www.bankeauctions.com or https://www.ujijvansfb.in/e-auctions for the details of the properties in the website and for taking part in the bid they should register their names a 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 - https://www.bankeauctions.com.

Number 8-729 9 10624, 20, 20 support email to - support@potankeauctions.com , Auction portal - ntips://www.barneauctions.com | Auction | A sale price on to be location and the successful bidder, the amount already deposited by the offer shall be liable to be rorreited and property shall be part to a description of property/amount.

The publication is subject to the force majeure clause.

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 the participate in the auction successfully.

Date: 26.06.2025, Place: Khargone (M.P) Authorized Officer, Ujjivan Small Finance Banl