

Ujjivan

Small Finance Bank

Ujjivan Small Finance Bank Ltd. is a Non-Banking Financial Company (NBFC) registered with the Reserve Bank of India (RBI) under the Reserve Bank of India (Reserve Bank of India) Act, 1934. It is a subsidiary of Ujjivan Financial Services Limited, which is a public limited company listed on the Bombay Stock Exchange (BSE) and the National Stock Exchange (NSE) of India. Ujjivan Small Finance Bank is a leading provider of financial services in India, offering a wide range of products and services to its customers. The bank is committed to providing high-quality financial services and is a member of the Reserve Bank of India (RBI) and the National Self-Help Finance Institutions (NSFIs) Association of India. Ujjivan Small Finance Bank is a leading provider of financial services in India, offering a wide range of products and services to its customers. The bank is committed to providing high-quality financial services and is a member of the Reserve Bank of India (RBI) and the National Self-Help Finance Institutions (NSFIs) Association of India.

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 (SARFAESI Act) 2002, READ WITH PROVISO RULE 8(i) & 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.

Sl. No	Loan Acc. Nos. / Branch	Name of Borrowers/ Co-Borrowers / Guarantors / Mortgagors	13(2) Notice Date/ Outstanding Due (in Rs.) As on	Date of Possession	Reserve Price in INR / EMD in INR
1	4498210080000003 / 44982188600000016 / 4498-BHAVNAGAR	1) Patel Kaushik Chimanlal, 2) Shobhanaben Kaushikbhai Patel, 3) Yunusbhai Yusufbhai Parmar, All are residing at Dabariya No Delo, Dhajagarvali Sheri, Kanbiwad Bhavnagar, Gujarat-364001. 1) also at Chamunda Waste Supply, Patidar Kelvni Trust, Juna Bandar Road, Bhavnagar, Gujarat- 364001. 3) also at Old Mamekewadi, Bharwad Vado, Bhavnagar, Gujarat- 364001	09.01.2024 / Rs. 5,65,156.20 as on 08.01.2024	29.12.2024	Rs.5,49,000/- / Rs.54,900/-
Description of the Immoveable Property: Property Bearing Ward No. 04, Sheet No. 16 admeasuring about total Plot Area of 24.73 Sq.mtrs. & Built Up area of 49.46 Sq. mtrs. Situated at Dabariya na Dola ma, Dhajagarvali Sheri, Kanbiwad, Village: Bhavnagar, Dist. Bhavnagar on the land bearing Survey No. 2668 in the Registration Dist. and Sub Dist. Bhavnagar bounded as East: Peoperty bearing plot No. 301, West: Property bearing plot no. 303 , North: property bearing plot no. 309 South: Street owned by Kaushikbhai Chimanlal Patel					
2	4483210130000322 / 4483-Shastri Maidan	1) Bharatbhai Ukabhai Ambaliya, 2) Harshaben Bharatbhai Ambaliya, Both are residing at Murlidhar Society Juan Ganesh ST No. 5 Kothariya Road, Rajkot, Gujarat-360022	07.06.2024 / Rs. 11,47,894.00 as on 05.06.2024	23.02.2025	Rs.9,08,000/- / Rs.90,800/-
Description of the Immoveable Property: Residential Flat no. E-505 with the measurement of builtup area admeasuring Sq. mtrs 32-15 situated on Fifth Floor of Vrajvillla Flats Wing-E" of "Vrajvillla Flats" constructed on lands admeasuring 2028-62 Sq. mtrs., of Plot no. 9 to 11 of Revenue Survey no. 87 paiki 2 of Village Vavadi, Taluka, Dist. Rajkot and bounded North: Passage & Flat no. E-501, South: Open to sky & margin space, East: O.T.S & Flat no. E-504, West: Flat no. E-506, which is owned by Bharatbhai Ukabhai Ambaliya					
3	44832100500000909 / & 44832100700000004 / 4483-Shastri Maidan	1) Mayur Girishbhai Badrakiya, 2) Priyanka Mayur Badrakiya, both are residing at Nilkanth Park Block J/52 Near 80 number School, Kothariya Road, Rajkot, Gujarat- 360003 and also at Koss Project Opp. Hotel Krishna Park Near RV Stonex Opp. Premvati NH 8-B Gondal Highway, Rajkot, Gujarat-360022.	02.07.2024 / Rs.13,45,136.37 as on 28.06.2024	23.02.2025	Rs.10,59,000/- / Rs.1,05,900/-
Description of the Immoveable Property: Residential Flat no. 401 with the measurement of builtup area admeasuring 33.65 Sq.mtrs., on 4th Floor of building known as "Vraj Vihar", constructed on land area admeasuring 270.58 sq.mtrs of Plot no. 30 to 33 area know as "Shyamkiran Park" of Revenue Survey no. 126 Paikki of Village Kothariya, Tal. & Dist. Rajkot and bounded North: Open to Sky, South: Open Terrace, East: Common passage than stairs, West: Others Property, which is owned by Priyanka Mayur Badrakiya & Mayur Girishbhai Badrakiya.					
4	4448210130000405 / 4448-ANKALESHWAR	1) Valsadia Kashyap Hiteshbhai, 2) Valsadiya Hiteshbhai Pragjibhai, both are residing at Plot no. 104 Lake Vila Ankleshwar Jitali, Bharuch, Ankleshwar, Gujarat-393001 and Also at R. P. Engineering, Plot no. 4906/9/1 (Nr. Karmatur Chokdi) GIDC, Estate, Ankleshwar, Bharuch, Gujarat-393001 and also at A-101, Vallabh Shruti Co.-Op. Housing Society, GIDC, Ankleshwar, Bharuch, Gujarat-393001.	28.06.2024 / Rs. 9,85,115.26 as on 25.06.2024	10.04.2025	Rs.9,06,000/- / Rs.90,600/-
Description of the Immoveable Property: All that piece and parcel of Residential Property being Plot no. 86 of Silver City, Jitali, Ankleshwar, which is constructed upon and which is laid out upon land bearing R. S. No. 53 and New R. S. No. 7089 of Village Jitali, in the Registrftration Sub-Dintrct, Ankleshwar and District, Bharuch. The said Property being Plot no. 86 of Silver City, admeasuring area of property is 43.49 Sq.mtrs AND bounded as East: Plot no. 87, West: Plot no. 85, North: Society 7.5 Mtrs. road, South: Plot no. 91, which is owned by Hiteshbhai Pragjibhai Valsadiya & Kashyap Hiteshbhai Valsadiya					
5	4428210130000152 / 4428-UDHANA	1) Santoshkumar Banarsi Singh, 2) Seema Santoshkumar Singh, both are residing at Flat No. 801, Nest Wood Apartment, Althan Canal Road, Nr. Shaligram Apartment, Althan, Surat City, Surat, Gujarat – 395017 and also at Nancy Tex, Plot No. 566, 1st Floor, Sonal Ind Soc, Nr. Piyush Point, Suman School, Pandesara, Surat, Gujarat – 395210 and also at Flat No. 304, 3rd Floor, Harekrishna Residency, Plot no. 55 to 64, Shiv Residency Part- 1, Talithaiya, Palsana, Surat, Gujarat.	28.03.2024 / Rs.17,13,353.82 as on 27.03.2024	14.04.2025	Rs.5,22,000/- / Rs.52,200/-
Description of the Immoveable Property: All that right, title and interest in Flat No. 304 admeasuring about 34.02 sq.mt. built up situated on the 3* Floor of Harekrishna Residency constructed on land bearing Plot No. 55 to 64 of Shiv Residency part- 1 organized on land bearing Revenue Survey No. 3641-B and its block no.315 admeasuring about 9394 sq.mt of village Talithaiya Sub District Palsana, District Surat together with proportionate share in the said land admeasuring about 7.66 sq.mt. The said property is surrounded by: East: Flat No. 303, West: Flat No. 305, North: Passage and Flat No. 306 South: Adjoining Road. Said Property is owned by Seema Santoshkumar Singh & Santoshkumar Banarsi Singh.					
6	4428210130000526 / 4428-UDHANA	1) Kattar Ali Abbas Ali, 2) Shabanam Kattar Ali, both are residing at Plot no. B-135/136, Room no. 101, Ranchhod Ratna Nagar Gaviyar, Near Magdalla Port, Ranchhod Ratna Nagar, Gaviyar, Surat, Gujarat-395007. 1) also at Plot no. 804-805 Laxmivila Textile Park Sachin GIDC, Surat, Gujarat-394230	18.03.2024 / Rs. 6,89,991.74 as on 13.03.2024	14.04.2025	Rs.6,66,000/- / Rs.68,600/-
Description of the Immoveable Property: Plot no, 5 admeasuring about 48.00 Sq.yard (according to the KJP it is was Block no. 436/5 admeasuring about 40.18 Sq.mt.) together with undivided proportionate share in road and COP admeasuring about 25.29 Sq.mt. of S. N. Residency organized on land bearing revenue Survey no. 408, Old Block no. 392 after resurvey it was given new Block no. 436 admeasuring about 13351 Sq.mt. of Haldharu, Sub District: Kamrej, Dist. Surat, Gujarat and bounded as under: East: Adjoining Society Limit, West: Adjoining Society Internal Road, North: Adjoining Plot no. 4, South: Adjoining Plot no. 6 AND owned by Kattar Abbas Ali and Shabanam Kattar Ali					
7	4468210130000370 / 4468-CTM	1) Badram Ghanchi, 2) Arvina Ghanchi, both are residing at 1676/F/F, Sutariya Ni Pole, Mandvi Ni Pole, Manek Chowk, Ahmedabad, Manavi Ni Pole, Ahmedabad, Gujarat- 380001. 1) also at Keon D-315, Abhishek Complex-1, Asarwa Opp. Haripura Bus Stop, Ahmedabad, Gujarat-380016	02.01.2024 / Rs. 28,15,098.42 as on 01.01.2024	20.04.2025	Rs.21,32,000/- / Rs.2,13,200/-
Description of the Immoveable Property: The immovable property bearing Flat no. F-505 (Fifth Floor) of Block no. F admeasuring 117 Sq.yarda i.e. 97.83 Sq.Mtrs. Super built-up area construction and 33.23 sq yards i.e. 27.78 sq.mtrs., undivided share in the land with common road way, common facility and common amenities use of the scheme known as "Dev Samrudhdh Residency" bearing Account no. 1517, Block/Survey no. 1139/16 adm. 1-06-23 he are sq.mtrs., Shape Rs. 9.58 paise, Draft T.P. Scheme no. 113 (Vastral), F. P. No. 107 adm. 6374 sq.mtrs. N. A. Land situate, lying and being at Mouje: Vastral, Village, Taluka Vatva, District of Ahmedabad and Sub-District of Ahmedabad-12 (Nikol) which is bounded as follows: (Towards East-Margin then Saral Dream, Toward West-Stair-Lift, Towards North-Flat no. F/504, Towards South-Block-G) which is owned by Ghanchi Badaram Galbaram					
8	4479210120000009 / 4479-MEHSANA	1) Chehraj Ajmelji Thakor, 2) Laxmiben Chehraj Thakor, both are residing at Thakor Vas, Valapura, Mandropur, Kheralu, Mehsana, Gujarat-384325. 1) also at Shree Dotad Varg Prathamik Shala, Datad, Poshina, Sabarkantha, Gujarat-383270.	06.08.2024 / Rs. 9,63,175.10 as on 03.08.2024	20.04.2025	Rs.10,28,000/- / Rs.1,02,800/-
Description of the Immoveable Property: All that piece and parcel of land bearing Residential Property no. 998, Assement Serial no. 998 area admeasuring 1000 Sq.ft. (along with construction thereon) "Valapura" (Gamthan), situated at Mandropur, Tal. Kheralu, Dist. Mahesana AND bounded as North: Road, South: Road, East: Thakor Vas, West: Open Land, which is owned by Thakor Chehraj Ajmalji					
9	4448210130000138 / 4448-ANKALESHWAR	1) Mallubhai Rajendrabhai Mali, 2) Ambika Mallikarjun Mali, both are residing at 229, Shivaji Nagar, Kim-9 Near Tapovan School, Village: Kim, Tal. Olpad, City Ankleshar, Surat, Gujarat-394110 and also at 2/3/21 Keroli, Chincholi, Kalaburagi, Karnataka-585320	06.08.2024 / Rs. 5,90,313.72 as on 03.08.2024	27.04.2025	Rs.6,40,000/- / Rs.64,000/-
Description of the Immoveable Property: All that piece and parcel Flat No. 101, First Floor, built up admeasuring 44.08 Sq.mtrs. i.e. 474.34 Sq.fts., consutructed in building known as "Hindva Palace", situated at non-agricultural Plot No. 4 admeasuring 235.13 Sq.mtrs., as per 7/12 admeasuring 239.31 Sq.mtrs., of Block no. 295/B, paiki undivided land admeasuring 6.53 Sq.mtrs. at Mouje Mulad, Olpad Registration Sub-District Olpad & District Surat within the State of Gujarat AND bounded as North: By Road, East: By Road, South: By Flat no. 106 & Ladder West: By Flat no. 102 Y Passage, which is owned by Ambika Mallubhai Mali & Mallubhai Rajendrabhai Mali.					
10	4428210130000026 / 4428-UDHANA	1) Sonu Arjundas Jhamb, 2) Asharani Arjundas Jhamb, 3) Simaben Sonu Jhamb All are residing at 13, Roop Nagar Society, Near Railway Garmala, Limbayat, Surat, Gujarat-394210 And also at: Flat No. 105, 1st Floor, Royal Palace of Yogidarshan Society, Palsana, Surat, Gujarat - 394315.	28.03.2024 / Rs.13,19,604.23 as on 27.03.2024	27.04.2025	Rs.6,03,000/- / Rs.60,300/-
Description of the Immoveable Property: All that piece and parcel of Flat No. 105 admeasuring about 69.21 sq. mt. super built up 41.50 sq. mt. built up situated on the 1st Floor of "Royal Palace" constructed on land bearing Plot No. 74, 75 and 76 total admeasuring about 236.28 sq. mt. of "Yogidarshan Society" organized on land bearing Revenue Survey No. 525 and its Block No. 526/ paikae 1, Behind S.D.J. International School, Near Palsana Chowdiki, N. H. NO. 8 at Village: Palsana, Tal.: Palsana, Dist.: Surat Gujarat. Which is owned by Ashrani Arjundas Jhamb and Sonu Arjundas Jhamb.					
11	4516210050000006 / 4516-JAMNAGAR	1) Jadavjibhai Bambhava, 2) Sonalben Jadavjibhai Bambhava, both are residing at Indira Vas, Moti Banugar, Jamnagar, Gujarat- 361120. 1) also at Halar Dudh Dhara, Moti Bangar, Jamnagar, Gujarat - 361120	05.12.2023 / Rs.5,85,267.21 as on 01.12.2023	26.12.2024	Rs.6,55,000/- / Rs.65,500/-
Description of the Immoveable Property: The property bearing Revenue Survey No. 1107/2 converted in to Non-Agricultural Land for the residential purpose. The sanctioned plots paiki Plot No. 60 and 61 amalgamated and assigned Plot No. 60 admeasuring 200.00 Sq. Mtr. The building named as "Matrumpren Residency" constructed over the said plot consists flats paiki Flat No. 203 admeasuring Built - up area 36.60 Sq. Mtr. 394-00 Sq. Ft. Super Built up area 53.51 Sq. Mtr. 576.00 sq. Ft., Area Known as "Kunal Park - 2" in Jamnagar and is bounded as East- Side - Open to sky and Flat No. 202, West- Plot No. 50 and 51, North - Plot no. 62, South - Open to sky and flat no. 204 and which is owned by Ghavtar Sonalben Kanabhai W/o Bambhva Jadavjibhai and Bambhva Jadavjibhai Jashbhai					
12	4467210030000044 / 4467-Naroda Patiya	1) Mehul Solanki, 2) Monghiben Solanki, 3) Parvatiben Solanki, All are residing at Plot No. 182, Azadnagar Hathvilla, Ahmedabad, Gujarat-362210. 1) also at Honda Motor Cycle and Scooter India Pvt. Ltd. T Podar Industrial Park Village Vitthalapur Tal. Mandai, Dist. Ahmedabad-Gujarat-302120	18.01.2024 / Rs.6,22,252.93 as on 15.01.2024	25.01.2025	Rs.4,56,000/- / Rs.45,600/-
Description of the Immoveable Property: All that piece and parcel of property bearing Gram Panchayat Property no. 402 and its Old Gram Panchayat Property no. 352, on the area known as "Harijan Vas", situated in the sim of Mouje Village: Armej, Tal. Dholka, Dist. Ahmedabad in the District of Ahmedabad and registration Sub District of Dholka which is bounded as Under East: House Ukabhai, West: House of Laxmanbhai Dhudabhai, North: House of Narshibhai Ukabhai, South: House of Shivabhai Ukabhai, which is owned by Monghiben Govindbhai					
13	4482210130000096 / 4482-Mavdi Chowk	1) Pareeshbhai Savaniya, 2) Urmilaben Parehbhai Savaniya, both are residing at Labhdeep Society Street No. 7 , Nr. Mavdi Chowk, Rajkot, Gujarat - 360004	25.10.2023 / Rs. 10,30,247.94 as on 19.10.2023	08.02.2025	Rs.9,15,000/- / Rs.91,500/-
Description of the Immoveable Property: Residential Flat No. 503 with the measurement of Carpet area admeasuring Sq. Mtrs. 21 - 32 situated on third floor of "City Sopan", constructed on land admeasuring 362-32-30 Sq. Mtrs. Of plot no. 9 of Revenue Survey No. 134, 135, 136 paiki of village Mavdi, within the limit of Rajkot in the state of Gujarat on implement of T.p. Scheme No. 8 , Final Plot no (Bounded as : East - Passage, West - Open Space then others property, North - Flat No. 504, South - Stais than flat no. 502 AND owned by Urmilaben Parehbhai Savaniya)					
14	4483210050000015 / 4483-Shastri Maidan	1) Bhausaheb Manik Khedkar, 2) Janabai Manik Khedkar, both are residing at Uday Paper Mills, Near National Cotton, Opp. Pal Auto Street, Near Valabh Industrial Estate Area, Shapur Main Road, Rajkot, Gujarat - 360024. 1) also at Fine Paper Tubes, Survey No. 59, Plot No. 25-26, Opp Panchnata Auto Pvt Ltd. Pal Auto Street, B/h Jalam Industries, Nr. H.J. Polymers Shapur, Rajkot Main Road, Gujarat - 360024	25.10.2023 / Rs. 2,24,022.77 as on 19.10.2023	08.02.2025	Rs.2,30,000/- / Rs.23,000/-
Description of the Immoveable Property: Residential Flat No. 306 with the measurement of builtup area admeasuring 27-045 situated on third floor of "Adarsh Apartment" on total lands admeasuring 894-01 Sq. Mts. Of Plot No. 116, 117, 141, 142, 143 & 1A, 1B, 2A, 2B, 3A, 3B of "Adarsh Residency" of revenue survey no. 141 and survey no. 142 paiki 4 of village: Pipaliya Pal, Tal: Lodhika, Dist: Rajkot in state of Gujarat (Bounded as: East- Flat No. 304, West - Flat No. 308, North - Marjin Space, South - Passage than flat no. 305) which is owned by Janabai Manik Khedkar and Bhausaheb Manik Khedkar					
15	4482210130000090 / 4482-Mavdi Chowk	1) Sunny Gangani, 2) Radhikaben Jitubhai Dhanani, Anand Nagar, Gujarat, 24, EWS GRB, Room No. 90, Same, Kothariya Road, Nr. Lucky Hanuman , Rajkot, Gujarat - 360001. 1) also at Bhagwanti Sales, Anand Nagar Colony, nr. School No. 63, Old Nilkanth Park, Kothariya Road, Rajkot, Gujarat - 360001.	18.01.2024 / Rs.10,23,914.78 as on 15.01.2024	08.02.2025	Rs.5,22,000/- / Rs.52,200/-
Description of the Immoveable Property: Property of Flat no. E/90, built up admeasuring 36-42 Sq. Mtr. Of Gujarat Housing Board Anandnagar Colony Scheme at Survey No. 297 & 298 paiki of Rajkot Village, Rajkot - Talika, Rajkot - District bounded as Property of Flat no. E/89, South: Open Space and Road, Easr: Open Space, West: Passage and Flat No. E/91 and owned by Mr. Sunny Amrutlal Gangani and Radhika Jitubhai Dhanani					
16	4467210180000040 / 4467-Naroda Patiya	1) Maheshbhai Natvarlal Rathod, 2) Rathod Ashaben Maheshbhai, 3) Rathod Shashikant, 4) Rathod Pushpaben, 5) Rathod Nataverlal Ambalal, All are residing at House No. 58, Mahadev Mandir, Prapajati Vas, Nr. Telav Gam, Sanand, Ahmedabad - 382210	02.01.2024 / Rs.24,89,393.38 as on 01.01.2024	09.02.2025	Rs.22,75,000/- / Rs.2,27,500/-
Description of the Immoveable Property: Commercial Property Bearing Telav gram panchayat property No. 66 (Old No. 96), (As measuring about 92.90 sq. mtrs & construction thereon ground floor & first floor), Mouje: Telav, Taluka: Sanand , Dist and Sub - Dist: Ahmedabad bounded as East: Road, West: Property of Nathubhai Rathod, North: High way road,					