LOST OF SHARE CERTIFICATE

Notice is hereby given that the Certificate(s) for the under mentioned Equity Shares of the Company Torrent Power Limited have been lost/Misplaced and (1) Yogeshkumar Vishnuprasad Bhatt (Deceased) (2) Hemant Kumar Bhatt (3) Kalpanaben Yogendraprasad Bhatt the holder(s)/Purchaser(s) of the said Equity Shares have applied to the Company to issue duplicate Shares Certificate(s). Any person who has a claim in respect of the said Shares should lodge the same with the company at its Registered Office at "Samanvay" 600, Tapovan Ambawadi, Ahmedabad - 380015. within 21 days from this date else the

without any further intimation. Folio No. of Certi. Distinctive

Company will proceed to issue duplicate certificate(s) to the aforesaid applicants

Traine of Holder	No.	Share	No.	No.(s)
(1) Shri Yogeshkumar Vishnuprasad Bhatt (Deceased) (2) Shri Hemant Y. Bhatt (3) Kalpana Y. Bhatt.	000 5243	1105	5243	3928381 to 3928492
Name of Shareholder(s) (1) Shri Yogeshkur Bhatt (Deceased) (2) Shri Hemant Y. Bhatt (3)	uprasad Y. Bhatt.		Ahmedaba : 31.08.202	

PROTECTING INVESTING FINANCING ADVISING

ADITYA BIRLA FINANCE LIMITED

Registered Office: Indian Rayon Compound, Veraval, Gujarat-362266 Corporate Office: R-Tech Park, 10 Floor, Nirlon Complex, off Western Expressway, Goregoan East, Mumbai- 400063

'APPENDIX- IV-A" [See proviso to Rule 9(1) of Security Interest Enforcement Rules, 2002] SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

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 proviso to Rule 9(1) of the Security Interest (Enforcement) Rules, 2002 (54 of 2002).

Notice is hereby given to the public in general and in particular to the Borrower, Co-Borrower (s)and Mortgagor (s) that the below described immovable property mortgaged to the Secured Creditor, the physical possession of which has been taken by the Authorized Officer of Aditya Birla Finance Limited on 07.04.2024, will be sold through E-Auction on "As is where is", "As is what is", and "Whatever there is" basis on 20.09.2024 for recovery of Rs. 33,55,489 (Rupees Thirty-Three Lakhs Fifty-Five Thousand Four Hundred Eighty-Nine Only) due and payable as on 06.10.2023 and further interest and other expenses thereon till the date of realization due to the Secured Creditor from the Borrowers/Co-Borrowers/ Mortgagors namely Rameshbhai Maganbhai Machhoya, Vipul Rameshbhai Macchoya, Chetan Rameshbhai Machhoya and Chetan Rameshbhai Machhoya.

The Reserve Price of the immovable property (description of which is mentioned below) is Rs. 38,47,060 (Rupees Thirty-Eight Lakhs Forty-Seven Thousand and Sixty Only) and Earnest Money Deposit Amount is Rs. 3,84,706 (Rupees Three Lakhs Eighty Four Thousand Seven Hundred Six Only)

Description of the immovable property

All that piece and parcel of Freehold Constructed Commercial Property of Shop No. 1 on Ground Floor with Carpet Area admeasuring 38-12 Sq. Mtrs. of "Silver Commercial & Residency Building situated on tital land admeasuring 605-42 Sq.Mtrs. of Sub Plot No. 53 to 64/1+51+52+65 to 76/1+77+78+79/1 of "Silver Nest" of T. P. Scheme No. 7, O. P. No. 4, F. P. No. 1112 & 13 paikee of Revenue Survey No. 189 paike of City Survey Ward No. 12, City Survey No. 5099/B/51/1 paikee of Rajkot

For detailed terms and conditions of the sale, please refer to the link provided in Secured

https://mortgagefinance.adityabirlacapital.com/Pages/Individual/Properties-for-Auction-under-SARFAESI-Act.aspx or https://sarfaesi.auctiontiger.net

DATE: 31.08.2024

(Aditya Birla Finance Limited)

INDIAN OVERSEAS BANK

Asset Recovery Management Branch (2581)-Ahmedabad Ground floor, Sharad Shopping Centre, Chinubhai tower, Opp. Old Handloom House, Ashram road, Ahmedabad – 380009 E-mail: iob2581@iob.in; Website: www.iob.in; Mob. 89259-52581

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES [Under Proviso to Rule 8(6) of Security Interest (Enforcement) Rules]
E-auction Sale Notice for Sale of Immovable Assets under Securitization 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 tha the below described immovable property mortgaged/charged to the Secured creditor, the Physical possession of which has been taken by the Authorized Officer of Indian Overseas Bank, Secured reditor, will be sold on "As is where is" "As is what is" and "Whatever there is" condition or 17.09.2024 for recovery of Rs. 7,61,26,668.28 (Rupees Seven crores sixty-one lakhs twenty six housand six hundred sixty eight and paise twenty eight only) as on 27.08.2024 due to the Secured Creditor from the borrower M/s Denim Online Exports Private Limited, Guarantors Mr. Aman Anand Arya, Mr. Anand Arya, M/s Softech Designs Private Limited and Mortgagors M/s **DESCRIPTION OF THE IMMOVABLE PROPERTY**

SI. No.	Details of the property	Reserve Price In ₹	EMD In ₹
83	Office No. 1004 admeasuring approx. 1070 Sq. Feet built up area, bearing. Municipal Tenement. No. 0517-25-2546-0001-E, Municipal Ward No. 0517 and Municipal Ward Name: Sardar Patel Stadium, as per AMC Property Tax Bill on the Tenth floor in a building known as "Nar-Narayan Complex". Near Swastik Char Rasta, Navrangpura, Ahmedabad, Gujarat - 380009, constructed, situated and lying upon Non-agriculture land bearing Sub-plot No's. 1/A, 1/B, 2/A, 2/B, 3/A and 3/B of Nar-Narayan Government Servants Co-operative Housing Society Limited situated upon land bearing final Plot No. 259, Town Planning Scheme No. 3 at Mouje: Sheikhpur - Khanpur, Taluka: Ahmedabad City. (West), District: Ahmedabad, Sub-District: Ahmedabad-3 (Memnagar)	Rs. 34,66,800/-	Rs. 3,46,680/-
2	Office No. 1006 admeasuring approx. 1240 Sq. Feet built up area, bearing Municipal Tenement No. 0517-25-2558-0001-U, Municipal Ward No. 0517 and Municipal Ward Name: Sardar Patel Stadium, as per AMC Property Tax Bill on the Tenth floor in a building known as "Nar-Narayan Complex" Near Swastik Char Rasta, Navrangpura, Ahmedabad, Gujarat - 380009, constructed, situated and lying upon Non-agriculture land bearing Sub-plot No's. 1/A, 1/B, 2/A, 2/B, 3/A and 3/B of Nar-Narayan Government Servants Co-operative Housing Society Limited situated upon land bearing final Plot No. 259, Town Planning Scheme No. 3 at Mouje: Sheikhpur - Khanpur, Taluka: Ahmedabad City (West), District: Ahmedabad, Sub-District: Ahmedabad-3 (Memnagar)	Rs. 40,17,600/-	Rs. 4,01,760/-

Date & Time of E-Auction: 17.09.2024 between 11:00 A.M. to 01:00 P.M. Property Inspect date & Time: On 10.09.2024 between 11:00 AM to 01:00 PM • Type of Possession : Physical

Known Encumbrance, if any: Nil as per Bank's Knowledge *Bank's dues have priority over the Statutory dues

For detailed terms and conditions of the sale, please refer to the link provided in secured Creditor's website i.e. www.lob.in & E-auction service provider's web portal :https://ebkray.in For any property related queries, prospective bidders may contact Mr. Harfool Meena, Chief Manager on Mob. 8925952581 & Ms. Aarti Ajwani, Manager on Mob. 756776626

Date: 29.08.2024 Place: Ahmedabad The Successful highest bidder should pay 1% of the sale price as TDS under Section 194(IA) of Income Tax Act. his may also be treated as a Notice under Rule 8(5) / Rule 9(1) of Security Interest (Enforcement) Rules 2002 to the borrower's an ranton's of the said loan about holding of e-auction on the above mentioned date.

NATIONAL COMPANY LAW TRIBUNAL, AHMEDABAD 1st & 2nd Floor, Corporate Bhawan, Opposite Zydus Hospital, Thaltej - Sarkhej - Gandhinagar Highway, Ahmedabad, Gujarat 380059 PUBLIC ANNOUNCEMENT

Under Rule 9(1) of the Insolvency and Bankruptcy (Application to Adjudicating Authority for Bankruptcy Process for Personal Guarantors to Corporate Debtors) Rules, 2019]

FOR THE ATTENTION OF THE CREDITORS OF MR. ZANKARSINH K. SOLANKI (PERSONAL GUARANTOR OF CORPORATE DEBTOR TORQUE AUTOMOTIVE PRIVATE LIMITED

	RELEVANT PA	RTICULARS
1	Name of Personal Guarantor	Mr. Zankarsinh K. Solanki
2	Name of the corporate debtor in which guarantee given	Torque Automotive Private Limited
3	Address of personal Guarantor	43, Rutt, Tirthnagar Part-1, B/h. Sun and Ste Club, Memnagar, Ahmedabad - 380052
4	Details of the order of commencement of insolvency in respect of Personal guarantor	29th August, 2024 (Order Received) 29th August, 2024 (Order Admitted)
5	Name and registration number of the insolvency professional acting as resolution professional	Resolution Professional for Mr. Zankarsinh K. Solanki Personal Guarantor IRP Anjali Nirav Choksi IBBI Registration No.: IBBI/IPA-001/IP-P00820/2017-18/11382
6	Address and e-mail of the resolution professional, as registered with the Board	2nd Floor, H. N. House, Opp. Muktajivar Colour Lab, Stadium Circle, Nr. Income Tax Under Bridge, Navrangpura, Ahmedabad Gujarat-380009 Email:pg.zankarsinh@gmail.com
7	Address and e-mail to be used for correspondence with the resolution professional	2nd Floor, H. N. House, Opp. Muktajivar Colour Lab, Stadium Circle, Nr. Income Tax Under Bridge, Navrangpura, Ahmedabad Gujarat-380009 Email:pg.zankarsinh@gmail.com
8	Last date for submission of claims	21st September, 2024

Notice is hereby given by RP as directed by the National Company Law Tribunal, Ahmedabad to publish the same on its behalf. National Company Law Tribunal, Ahmedabad under section 60 of IBC 2016 ordered the commencement of bankruptcy process against Mr. Zankarsinh K. Solanki (resident of as mentioned at entry No. 3) on 29th August, 2024 while disposing off the CP (IB)/139[AHM] of 2024 filed by Bank of Baroda, ASREC (India) Limited, Indiabulls Housing Finance Limited.

The creditors of Mr. Zankarsinh K. Solanki are hereby called upon to submit their claims with proof on form B as provided in the insolvency and Bankruptcy Board of India (Insolvency Resolution Process for Personal Guarantors to Corporate Debtor) Regulations, 2019 (Available on IBBI website at https://libbi.gov.in/home/downloads) on or before 21st September, 2024 [Within 21 days from the date of this publication] to the resolution professional at the address mentioned against entry No. 7.

 The creditors may submit their claims through electronic means or by hand or Registered Post or Speed Post or Courier.

In addition to the claim referred to in sub-section (1), the creditor shall provide to the resolution professional, personal information and such particulars as mentioned in Form B (Available on IBBI website at https://ibbi.gov.in/home/downloads) Submission of false or misleading proofs of claim shall attract penalties.

IRP Anjali Nirav Choksi Date: 30.08.2024 IBBI Registration No. IBBI/IPA-001 / IP-P00820/2017-18/11382 AFA Validity Date: 19.12.2024 Place: Ahmedabad

Chola

CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED Corporate Office: Chola Crest, Super B, C54 & C55,4, Thiru Vi Ka Industrial Estate, Guindy, Chennai-600 032

APPENDIX IV [See rule 8 (1)] POSSESSION NOTICE (FOR IMMOVABLE PROPERTY) Whereas, the undersigned being the Authorized Officer of Cholamandalam Investment and Finance Company Limited, under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002), and in exercise of the powers conferred under Section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notice dated mentioned below under Section 13(2) of the said Act calling upon you being the borrowers (names and addresses mentioned below) to repay the amount mentioned in the said notice and interest thereon within 60 days from the date of receipt of the said notice. The borrowers mentioned herein below having failed to repay the amount, notice is hereby given to the borrowers mentioned herein below and to the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on me under subsection (4) of Section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002. The borrowers mentioned here in above in particular and the public in general are hereby cautioned not to deal with said property and any dealings with the property will be subject to the charge of M/s. Cholamandalam Investment And Finance Company Limited for an amount as mentioned herein under 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.

Loan Account No.: HL01STR000054860 Manoj Sharma Chandrika Sharma		Rs.2351795/- (Rupees	All the Piece of immovable property bearing Flat	
Both Are Residing At: B-1, 503 Priyanka City Plus, Nr Vednath Temple, Godadra, Asspass Road, Godadra, Choryasi - 395010. Also At: Flat No G - 103, Shree Krishna Heritage, Nr Mansarover Talav, Chorasi 394210	21-06-2024	Twenty Three lakhs Fifty One Thousand Seven Hundred Ninety Five Only) as on 17-06-2024	No.103, Admeasuring 669.41 Sq.fts., i.e. 62.19 Sq.mts., Built Up Area And 614.41 Sq.fts., i.e.57.08 Sq. mts., Carpet Area, on the 1st Floor of "Building No.G" of "Shree Krishna Heritage" Along With Undivided Share in the Land Underneath the said Building situated on the Land Bearing Survey No. 31 & 32, Block No.111, Admeasuring He 3 - 72 - 31 Are.sq.mts., T.p. Scheme No.69 (Godadara-Dindoli), Final Plot No.99 Admeasuring 24200 Sq.mts., Palki (Easter Side Portion) Sub Plot No.2 Admeasuring 12100 Sq.mts., of Village: Dindoli, Sub District & Taluka: Surat City at Present Sub-District Udhna, District: Surat Owned by.	27-08-2024 Possession

यूनियन बैंक 🕜 Union Bank

Ramji Mandir Branch, Address at: Shrusti 2 complex, Opp SBI, Nr Ramji Mandir, Punit Maharaj Road, Maninagar, Ahmedabad 380008 Contact no:93249 87452 mail /D:ubin0911771@unionbankofindia.bank

M/s. Cholamandalam Investment and Finance Company Limited

DEMAND NOTICE UNDER SEC.13 (2)

Ref: 1074/3007 To,

Place : Surat

1. THE BORROWER/S

1(a) Ranjitsingh Bheravsingh Chundavat

G 502, Vaidehi Residency, Vastral, Nr ONGC Well, 382418, Gujarat 1(b) Chundavat Janakben Ranjitsingh

G 502, Vaidehi Residency, Vastral, Nr ONGC Well, 382418, Gujarat Sir/Madam,

Notice under Sec.13 (2) read with Sec.13 (3) of Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002.

You the addressee No 1 herein have availed the following credit facilities from our Ramji Mandir Maninagar Branch and failed to pay the dues/instalment/ interest / operate the accounts satisfactorily and hence, in terms of the RBI guidelines as to the Income Recognition and Prudential Accounting Norms, your account/s has/have been classified as Non-Performing Asset as on 29/07/2024. As on 29/07/2024 a sum of Rs 14,11,006.49/- (Rupees fourteen lacs Eleven Thousand Six and paise Fourty nine only) is outstanding in your account/s.

The particulars of amount due to the Bank from No 1 of you in respect of the aforesaid account/s are as under:

Type of Facility	Limit	Outstanding amount date of NPA i.e. as on 29-07-2024	Un applied interest up to 17-08- 2024	Penal Interest (Simple)	Cost/Charges incurred by Bank	Total dues
CHOME	10,00,000.00	8,45,120.17/-	26,307.00	526.14	3,931/-	8,75,884.31/-
CGSAN	8,00,000.00	5,65,886.32/-	5,503.00	110.06	0/-	5,71,499.38/-
	Total Dues		14,47,383.69/-			

To secure the repayment of the monies due or the monies that may become due to the Bank, Mr RANJITSINGH BHERAVSINGH CHUNDAVAT and Mrs CHUNDAVAT JANAKBEN RANJITSINGH have executed documents on 14-06-2013 and created security interest by way of Mortgage of immovable property described herein below:

Property described herein below:

All that undivided share in piece and parcel of free hold N.A. land on Survey no. 893 paiki 3817.19 Sq. Mtr, Residential purpose and 609.81 Sq. Mtr. For commercial purpose, total 4427 Sq. Mtr. N.A. land on T.P.Scheme No.106 (Vastral-Ramol), Final plot No 30 of mouje Vastral, Taluka- City (East), in the registration District - Ahmedabad & Sub- District Ahmedabad -12(Nikol) in the scheme Known as Vaidehi Residency of its Flat No. 502, Fifth floor, Block No G admeasuring built up area 92.27 Sp. Mtrs. And undivided portion of the land 34.79 Sq. mtrs. Owned by Mr RAnjitsingh Bhairavsinh Chundavad & Mrs Janakben Ranjitsinh Chundavat. Boundaries of the property: Directions: East: Flat no H-504, West: Flat no G-503, North: Flat no G-501, South: 10 feet Margin Space.

Therefore You are hereby called upon in terms of section 13(2) of the Securitization and Reconstruction of Financial Assets and enforcement of Security Interest Act, 2002, to pay a sum of Rs 14,47,383.69/- together with further interest and charges at the contractual rate as per the terms and conditions of loan documents executed by you and discharge your liabilities in full within 60 days from the date of receipt of this notice, failing which, we shall be constrained to enforce the aforesaid securities by exercising any or all of the rights given under the said Act.

As per section 13 (13) of the Act, on receipt of this notice you are restrained /prevented from disposing of or dealing with the above securities without the consent of the bank.

Your attention is invited to provisions of sub-section (8) of Section 13 of the SARFAESI in respect of time available, to redeem the secured assets.

Yours faithfully

AUTHORISED OFFICER, UNION BANK OF INDIA

FONE B X

FONEBOX RETAIL LIMITED

CIN:L51909GJ2021PLC119941 Regd. Office:702/703, 7TH Floor, Satyam 64 Opp. Gujarat High Court, S G Road, Ahmedabad, Gujarat, India, 380061

NOTICE

Phone:079-46025304 | E-mail: cs@fonebox.in, Website: www.fonebook.in

INFORMATION REGARDING THE 4th ANNUAL GENERAL MEETING TO BE HELD THROUGH VIDEO CONFERENCING OR OTHER AUDIO-VISUAL MEANS

 Notice is hereby given that the 4th Annual General Meeting ("AGM") of the members of FONEBOX RETAIL LIMITED ("the Company") will be convened on Friday, 27th September, 2024 at 02.00 PM IST through Video Conferencing ("VC") or Other Audio Visual Means ("OAVM").

2. Ministry of Corporate Affairs, vide its General Circular No. 09/2023 dated 25.09,2023 read with General circular No. 20/ 2020 dated 05.05.2020, General Circular No. 02/2022 dated 05.05.2022 and General Circular No. 10/2022 dated 28.12.2022 and also Securities Exchange Board of India, vide its Circular No. SEBI/HO/DDHS/P/CIR/2023/0164 dated 6th October, 2023 and SEBI/HO/CFD/CFD-PoD-2/P/ CIR/2023/167 dated 7th October, 2023 ("Circulars"), have permitted the holding of AGM through VC/OAVM, without the physical presence of the Members at a common venue. In compliance with these Circulars and the relevant provisions of the Companies Act, 2013 and the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, the AGM of the Members of the Company will be held through VC/OAVM.

3. Members will be provided with a facility to attend the 4th AGM through electronic platform provided by KFin Technologies Limited.Members may access the same athttps://evoting.kfintech.com/. The proceedings of the 4th AGM shall be deemed to be conducted at the Registered Office of the Company which shall be the deemed venue of the 4th AGM.

 The Notice of 4thAGM and the Annual Report for the financial Year 2023-24 ("Annual Report") will be sent only by email to all those Members, whose email addresses are registered with the Company or with their respective Depositary Participants ("Depositary"), in accordance with the MCA Circular(s) and the SEBI Circular(s).

Members who have not registered their e-mail addresses with the Depositories/Company/Registrar and Share Transfer Agent ('RTA'), so far, are requested to register/update their e-mail addresses through their concerned Depository Participants.

Members can join and participate in the 4th AGM through VC/OAVM facility only. Necessary

arrangements have been made by the Company with KFin Technologies Limited to facilitate e-Voting. The Company will provide facility to its Members to exercise their right to vote by electronic means both through remote e-voting and e-voting at the AGM. The instruction of joining the 4th AGM and the manner of participation in the remote electronic voting or casting vote through e-voting system during the 4th AGM is provided in the Notice of the 4th AGM. Members participating through VC/OAVM facility shall be counted for the purpose of reckoning the quorum under section 103 of the Companies Act, 2013. Physical copies of the Annual Report and the notice of the 4th AGM will be provided to the Members on request. The Notice of 4th AGM and the Annual Report will also be available on the website of the Company i.e. www.fonebook.in and the website of NSE Limited i.e.www.nseindia.com.

The Record Date has been fixed as Friday, 20th September, 2024 for the purpose of voting entitlement

The above information is being issued for the information and benefit of all the Members of the Company and is in Compliance with the MCA Circular/s and SEBI Circular.

Date: 31/08/2024

Place: Ahmedabad

By order of the Board of Directors For FONEBOX RETAIL LIMITED

Amitkumar Gopalbhai Patel (Managing Director) DIN: 08472609



ORIX LEASING & FINANCIAL SERVICES INDIA LIMITED

(formerly known as OAIS Auto Financial Services Limited) (A Subsidiary of ORIX Auto Infrastructure Services Limited) Regd. Office: Plot No. 94, Marol Co-operative Industrial Estate, Andheri-Kurla Road, Andheri (E), Mumbai - 400 059 Tel.: + 91 22 2859 5093 / 6707 0100 | Fax: +91 22 2852 8549 Email: info@orixindia.com | www.orixindia.com | CIN: U74900MH2006PLC163937

(Notice under Section 13(2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002)

The following borrowers and co-borrowers availed the below mentioned secured loans from ORIX Leasing & Financial Services India Limited. The loans of the below mentioned borrowers have been secured by the mortgage of their respective properties. As they have failed to adhere to the terms and conditions of the respective loan agreements and had become irregular, their loans were classified as NPA as per the RBI Guidelines. Amounts due by them to ORIX Leasing & Financial Services India Limited, are mentioned as per the respective notices issued more particularly described in the following table and further interest on the said amounts shall also be applicable and the same will be charged as per contractual rate with effect from their respective dates

Sr No.	A	Type of Loan	Name of borrowers	Outstanding as per 13(2) Notice	Notice Date	Details of Secured asset
1	LN0000000013590	D. Colore Colored	M/s Bebu Tea Stall Ashuda Tarachand Khatri Manjula Khatri Pradipkumar Asudas Khatri	Commence of the Commence of th	the state of the state of the state of	All That Piece And Parcel of Property Bearing Tenement No. 34, Admeasuring 83.66 Sq. Mtrs. And Construction Thereon 42.00 Sq. Mtrs. As A Member of Navjyoti Co-operative Housing Society Ltd. (reg. No. 199, 120, Dt. 31-03-62), Situated At Land Bearing Survey No. 119, 120, 273, 274/1, Being Final Plot No. 165 of Tps No. 25 of Mouje Khokhra-memdavad, Taluka Maninagar In The District of Ahmedabad & Registration Subdistrict of Ahmedabad-5 (narol), Gujarat-380008, And Bounded As :- East: Margin West: T. P. Road North: Tenement No. 33 South:

You are hereby called upon to pay the amounts due to ORIX Leasing & Financial Services India Limited as per details shown in the above table with contracted rate of interest thereupon from their respective dates and other costs, charges etc., within 60 days from the date of this publication, failing which the undersigned shall be constrained to initiate proceedings U/s 13(4) and Sec. 14 of the SARFAESI Act, against the mortgage properties mentioned herein above to realize the amount due to ORIX Leasing & Financial Services India Limited. Further you are prohibited U/s 13(13) of the said Act from transferring the said secured asset either by way of sale / lease or otherwise.

Date: 23.08.2024 Sd/- Authorised officer Place: GUJARAT **ORIX Leasing & Financial Services India Limited**

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Ref: 11772

Date: 17-08-2024

Place: Ahmedabad

Ramji Mandir Branch, Address at: Shrusti 2 complex, Opp SBI, Nr Ramji Mandir, Punit Maharaj Road, Maninagar, Ahmedabad 380008 Contact no:93249 87452 mail /D:ubin0911771@unionbankofindia.bank

Date: 17-08-2024

Place: Ahmedabar

DEMAND NOTICE UNDER SEC.13 (2)

1. THE BORROWER/S

1(a) Mirja Shabanabegum Mushirbeg 379-17, Jethalal Kumbhar NI Chali, Rakhiyal, Nr Rakhiyal Post Office Ahmedabad - Gujarat-380023

1(b) WAHIDBEG FARIDBEG MIRJA 379-17 jethalal Kumbhar NI Chali, Rakhiyal, Nr Rakhiyal Post Office Ahmedabad - Gujarat-380023

Notice under Sec.13 (2) read with Sec.13 (3) of Securitisation and Reconstruction of Financial Assets and

Enforcement of Security Interest Act, 2002. You the addressee No 1 herein have availed the following credit facilities from our Ramji Mandir Maninagar Branch and failed to pay the dues/instalment/ interest / operate the accounts satisfactorily and hence, in terms of the RBI guidelines as to the Income Recognition and Prudential Accounting Norms, your account/s has/have been classified as Non-Performing Asset as on 27/03/2024. As on 27/03/2024 a sum of 15,39,871.60 (Rupees Fifteen lakks thirty nine thousand eight

hundred seventy one rupees and sixty paise only) is outstanding in your account/s. The particulars of amount due to the Bank from No 1 of you in respect of the aforesaid account/s are as under:

Type of Facility	Limit	Outstanding amount date of NPA i.e. as on 27-03-2024	Un applied interest w.e.f 27- 03-2024 to 17-08- 2024	Penal Interest (Simple)	Cost/Charges incurred by Bank	Total dues
Home Loan	18 Lakhs	15,39,871.60	87,312.00	1,746.24	1,06,342.11	17,35,271.95
Total Dues	eamine	7		11		17,35,271.95

To secure the repayment of the monies due or the monies that may become due to the Bank, MIRJA SHABANABEGUM MUSHIRBEG and WAHIDBEG FARIDBEG MIRJA have executed documents on 22-12-2017 and created security interest by way of Mortgage of immovable property described herein below:

Property described herein below:

All the right, title and interest in the premises being flat no B-304, Block B, third floor (as per the plan second floor) measuring 63.29 sq. mtrs. Developed by Narayan N Developers known as Naseem Park lying and situated on land of survey no 734 Paiki, TP no 114 (Vastral - Ramol) FP no 116, Mouje Ramol, Taluka City in Registration District Ahmedabad and Sub Distric Ahmedabad 11 (Aslali) Boundaries of the property:

Directions	As per the documents	As per the physical verification
East	Internal Road	Internal Road
West	Flat No A 302	Common wall with Flat No B 303
North	Main Road	T P Road
South	Flat No B 302	Passage + Stair + OTS and then Flat No B 301

Therefore You are hereby called upon in terms of section 13(2) of the Securitization and Reconstruction of Financial Assets and enforcement of Security Interest Act, 2002, to pay a sum of Rs 17,35,271.95 together with further interest and charges at the contractual rate as per the terms and conditions of loan documents executed by you and discharge your liabilities in full within 60 days from the date of receipt of this notice, failing which, we shall be constrained to enforce the aforesaid securities by exercising any or all of the rights given under the said Act.

As per section 13 (13) of the Act, on receipt of this notice you are restrained /prevented from disposing of or dealing with the above securities without the consent of the bank.

Your attention is invited to provisions of sub-section (8) of Section 13 of the SARFAESI in respect of time available, to redeem the secured assets. AUTHORISED OFFICER, UNION BANK OF INDIA



SK FINANCE LIMITED

(Erstwhile - Ess Kay Fincorp Limited)

Registered Office: G 1, G 2, New Market, Khasa Kothi Circle, Jaipur, Rajasthan. AUCTION CUM SALE NOTICE

Pursuant to the possession taken by the Authorised Officer of SK Finance Limited, under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of powers conferred under the rules of the Security Interest (Enforcement) Rules, 2002 to recover the outstanding amount Rs. 26,72,954/- (Rs. Twenty six lakh seventy two thousand nine hundred fifty four only) as on 27.02.2024 and further interest and other charges thereon at the contractual rates starting from 18.09.2018 till actual payment and/or realization from the Borrower namely Champaben Ramesh Bhai Prajapati W/o Ramesh Bhai Prajapati and Co-Borrower Ramesh Bhai Galbabhai Prajapati S/o Galbabhai Prajapati and Co-Borrower Kiransing Kesarsing Vaghela S/o Kesarsing Vaghela, Loan Account No. 5336080 Residing at R/o Milkat No. 496/27, Prajapati Vas, AT. Saklana, Ta. Vadgam, Dist. Banaskantha, Gujarat -385421 and other address AT & Post. Saklana, Ta. Vadgam, Dist. Banaskantha, Gujarat-385421 as per the Statutory Demand Notice, dated 29.02.2024 issued u/s-13(2) of the SARFAESI Act, OFFERS are invited by the undersigned in sealed cover for sale by auction of

Description of Secured Asset Reserve Price **EMD Amount** All that piece and parcel of Immovable Property belongs to Rs. 6,30,000/-Rs. 63,000/-Saklana, Village Gamthal Land Paiki Property No. 496/27 (Six Lakhs (Rupees Sixty total admeasuring in all 900-00 Sq. Ft. i.e. 83-64 Sq. Mtrs. Thirty Thousand Three Thousand Situated at Saklana, Ta. Vadgam, Dist. Banaskantha, Gujarat. Only) Only)

immovable property/ies on AS IS WHERE IS BASIS and AS IS WHAT IS BASIS as per the particulars given hereunder:

The undersigned shall arrange to give the inspection of the said properties through his representative/agent, to prospective buyers on 17.09.2024 between 11.00 a.m. to 3.00 p.m. The undersigned may at his absolute discretion and on request from prospective buyers, arrange to give the inspection of the said property/les through his representative/agent to prospective buyers at any other working day between the working hours of the Finance Company. The sealed Bids shall be sent with the words "For purchase of property in the matter of Champaben Ramesh Bhai Prajapati" mentioned on the cover. The Bidder shall send sealed envelope with a demand draft/pay order of a scheduled bank for the earnest money deposit (EMD) stated above favoring "SK Finance Limited payable at Ahmedabad", addressed to the Authorized Officer of SK Finance Limited, KP Epitome, B Block, 14th Floor, Office No. 1401 & 1416, Near Kataria Railway Crossing, Makarba, Ahmedabad-380051 (Gujarat). So as to reach the undersigned latest by 4.30 p.m. on 24.09.2024 and the Auction / interest bidding will Take place at 2.30 p.m. on 29.09.2024 at the same place, where the bidders can remain present and revise their offers UPWARDS. On the confirmation of the auction / sale of the secured asset, the successful bidder/ purchaser should deposit 25% (including 10% of the said EMD amount) of the bidding amount on same day and the balance 75% within 15 days, failing which the Bank shall forfeit the entire amount already paid by the bidder.

Terms and Conditions: (i) Sale will strictly be on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" and on the terms as mentioned herein and in the terms and conditions of sale, however the Authorised Officer shall have the absolute discretionary right to change or vary the terms and conditions, (ii) The particulars of Secured Assets specified in the Schedule herein above have been stated to the best of the information of the Authorised Officer, but the Authorised Officer shall not be answerable for any error, misstatement or omission in this proclamation. (iii) The secure asset will not be sold below the reserve price and sale shall be confirmed to the highest bidder. However, the Authorised Officer is not bound to accept the highest bid or any or all bids and reserves the absolute right and discretion to accept or reject any bid without assigning any reason whatsoever. (iv) The bidders at the time of submission of bid shall produce evidence of their identity by cogent documents and if they participate in the auction in a representative capacity, the authorization/resolutions/Power of attorney etc., executed by the principal be also produced. (v) In no case the bidders will be permitted to withdraw the bids. (vi) In case the bids are rejected, Authorised Officer can negotiate with any of the bidders or other parties for sale of the properties by private treaty. (vii) All statutory dues / other dues including registration charges, stamp duty, taxes etc. shall have to be borne by the purchaser. (viii) All outgoings i.e. Municipal Taxes, Maintenance/Society charges, Electricity and Water charges and any other dues or taxes in respect of the said property shall be paid by the successful Bidder/Purchaser. (ix) The successful bidder shall deposit the entire amount of sale price, adjusting the EMD within 15 working days of the acceptance of the offer by the Authorized Officer, or within such other extended time as deemed fit by the Authorised Officer, failing which the earnest deposit will be forfeited. (x) Bids below reserve price shall be out rightly rejected. (xi) Bids submitted without original demand drafts / pay order for the EMD shall be out rightly rejected. (xii) Bank Limited or its employees will not be liable for any claims from any person in respect of the properties put for sale. (xiii) Any other encumbrances are not known to the Bank. The Authorized Officer or the Bank shall not be responsible for any charge, lien, encumbrances, or any other dues to the Government or anyone else in respect of properties Auctioned. The Intending Bidder is advised to make their own independent inquiries regarding the encumbrances on the property including statutory liabilities, arrears of property tax, electricity dues etc. (xiv) If the dues of the bank together with all costs, charges and expenses incurred by them or part thereof as may be acceptable to the bank are tendered by/on behalf of the Borrowers / Guarantor/s / Mortgagor/s, at any time on or before the date fixed for sale, the auction / sale of asset may be cancelled. The Authorised Officer reserves the right to accept any or reject all bids, if not found acceptable or to postpone/cancel/adjourn/discontinue or vary the terms of the auction at any time without assigning any reason whatsoever and his decision in this regard shall be final. (xv) The sale certificate shall be issued in the same name in which the Bid is submitted. (xvi) For further details Contact our Branch office address at SK Finance Limited, KP Epitome, B Block, 14th Floor, Office No. 1401 & 1416, Near Kataria Railway Crossing, Makarba, Ahmedabad-380051.

STATUTORY 30 DAYS SALE NOTICE UNDER RULE 9(1) OF THE SECURITY INTEREST (ENFORCEMENT) RULES The Borrower / Guarantors / Mortgagors are hereby notified to pay the sum as mentioned above along with up to date interest and ancillary expenses before the date of auction, failing which the property will be auctioned/sold and balance dues, if any, will be recovered with interest and cost.

Place: Banaskantha Date: 31.08.2024 For, SK Finance Limited, Sd/- Authorized Officer

