

SALE BY PRIVATE TREATY OF IMMOVABLE ASSET CHARGED TO ADITYA BIRLA FINANCE LIMITED UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT 2002.

The undersigned being the Authorized Officer of Aditya Birla Finance Limited (“**ABFL**”) has taken the physical possession of the immovable property/Secured Asset being “All that part and parcel of All that part and parcel of the mortgage property, being “Flat No. 201, 2nd Floor, Wing A, Manoshi Complex CHSL, Plot No.05, Sector 03, Ghansoli, Navi Mumbai – 400701” (“**Secured Asset**”) under Section 13(4) of the Securitization & Reconstruction of Financial Assets and Enforcement of Security interest Act, 2002 (“**SARFAESI Act, 2002**”) which stood secured in favor of ABFL towards financial facility availed by the Borrowers/Co-Borrowers namely **Jyotirling Trading Company, Vasant Devji Mange and Bhagwati Vasant Mange** (hereinafter collectively referred to as “**Borrowers**”) from ABFL.

The undersigned is enforcing its security interest against the Secured Asset as described hereinabove by way of sale through private treaty under the provisions of SARFAESI Act, 2002 and rules framed thereunder. The Authorized Officer has received an expression of interest from a prospective purchaser towards purchase of the said Secured Asset. The Sale of the said Secured Asset will be affected on “**AS IS WHERE IS BASIS**”, “**AS IS WHAT IS BASIS**” and “**WHATEVER THERE IS BASIS**” on 20.04.2023 for recovery of outstanding amount to the tune of **Rs. 1,33,68,402/- (Rupees One Crore Thirty-Three Lakhs Sixty-Eight Thousand Four Hundred Two Only)** (exclusive of TDS Calculation and Pre-Payment Charges, as applicable) as more particularly mentioned in the demand notice dated 03.08.2021 issued under Section 13(2) of the SARFAESI Act along with further interest charged thereon due to ABFL from the Borrowers (Note that this outstanding amount does not include TDS Calculation and Pre-Payment Charges, if any and will be added up at the time of final foreclosure). The sale price or reserve price is fixed at **Rs. 1,10,00,000/- (Rupees One Crore Ten Lakhs Only)**. The Immovable Property/Secured Asset shall be sold through Private Treaty to the Purchaser offering the highest price to the Authorized Officer.

The Borrowers and the public in general are hereby informed that all the requisitions under the provisions of SARFAESI Act, 2002 and the Security Interest (Enforcement) Rules, 2002 have been complied with, and ABFL is now under the process of enforcing its security interest by effecting sale of the said Secured Asset by way of private treaty as prescribed under the provisions of Rule 8 (5)(d) read with Rule 8 (8) of Security Interest (Enforcement) Rules, 2002.

Further the Borrowers attention is invited to provisions of sub-section (8) of Section 13 of SARFAESI Act, 2002 in respect of time available, to redeem the said Secured Asset.

Date: 28.03.2023
Place: Mumbai

Authorized Officer
(Aditya Birla Finance Limited)