

ASREC (India) Limited

Bldg. No. 2, Unit No. 201-202A & 200-202B, Gr. Floor, Solitaire Corporate Park, Andheri Ghatkopar Link Road, Chakala, Andheri (East), Mumbai - 400093.

PUBLICATION OF DEMAND NOTICE (NOTICE U/S 13(2) OF SARFAESI ACT 2002)

The undersigned being the Authorized Officer of ASREC (India) Ltd. (Acting in its capacity as a Trustee of ASRECPs 04/2021-22 Trust) under Securitisation And Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI ACT) 2002) in exercise of power conferred under section 13(2) of the said Act read with Rule 3 of the security interest (Enforcement) Rules, 2002, had issued Demand notice to the borrowers and its mortgagors & guarantors as described below (collectively referred to as Borrowers) calling upon them to repay jointly & severally the outstanding amount mentioned in the respective Demand notice(s) issued to them that are also given below.

Further since all/some of the notices have been returned undelivered or confirmation of delivery to the addressee are still awaited, present Notice is hereby further issued and published as an alternate service, to the said Borrower(s) to jointly & severally pay to ASREC (India) Ltd., within 60 days from the publication of this Notice, the amounts indicated herein below, together with further applicable interest from the date(s) mentioned below till the date of payment and/or realization, payable under the loan agreement read with other documents/writings, if any, executed by the said Borrower(s).

In order to secure due repayment of the entire outstanding loan, the following assets have been mortgaged to ASREC (India) Ltd. by the said Borrower(s) respectively.

1) NAME OF THE BORROWER(S) / GUARANTOR (S)

1) M/s. K.S. Textiles, Prop. Shri Sunil Vidharam Dusseja
Opp. Prabhu Darshan Apt., Shanti Prakash Road, Ulhasnagar - 421 005.
Resident Address : Flat No. 201, 2nd Floor, Devki Niwas, Sai Mahal, 'B' Wing, Ulhasnagar - 421005.

2) Shri Hareesh Ramesh Motwani
On Plot. Opp. Bank No. 1893/94, Section - 40, Near Jeevan Ghot Hall, O.T. Section, Ulhasnagar - 421005.

3) Shri Shanker Nanikram Khanchandani
Flat No. 304, Laxmi Dham, Section-22, Near Sindhu Youth Circle, Ulhasnagar - 421003.

4) Smt. Lata Sunil Dusseja
Flat No. 201, 2nd Floor, Devki Niwas, Sai Mahal, 'B' Wing, Ulhasnagar - 421005.

LOAN A/C. NO. DEMAND NOTICE DATE AND AMOUNT DUE

OD - 4350055020011617 Demand Notice Date : 07.06.2022 and Amount dues as on 30.04.2022 Rs. 2,47,89,332.00

DESCRIPTION OF SECURED ASSETS (IMMOVABLE PROPERTY)

All the piece and parcel of the Residential Flat known as Flat No. 201 on 2nd Floor in B - Wing, of Sai Mahal, admeasuring about 1060 sq. ft. (Super Built up area), equivalent to 901 sq. ft. (Built up area), which is constructed on C.D. held land of U. No. 99 (admeasuring about 292.89 sq. yards) and land adjacent to U. No. 99 (admeasuring about 235 sq. yards) of Sheet No. 57, Ulhasnagar - 5, District Thane, totally admeasuring about 527 - 8/9 sq. yards, Taluka and Sub-District Registration Ulhasnagar, District Registration Thane, Non-Agricultural, situated within the limits of Ulhasnagar Municipal Corporation. Owner : Shri Sunil Vidharam Dusseja & Smt. Lata Sunil Dusseja.

2) NAME OF THE BORROWER(S) / GUARANTOR (S)

1) M/s. Shree Maa Construction Co.
Shop No. 2, Guru Gobind Singh Palace, Near Hira Ghat Ulhasnagar - 421003.

2) Mr. Ashok P. Sangtani
Flat No. 503, Shiv Lok Apt., A-Wing, Section 19, Near Hira Ghat, Ulhasnagar - 421003.

3) Mrs. Hema Ashok Sangtani
Flat No. 503, Shiv Lok Apt., A-Wing, Section 19, Near Hira Ghat, Ulhasnagar - 421003.

4) Mr. Manish Ashok Sangtani
Flat No. 503, Shiv Lok Apt., A-Wing, Section 19, Near Hira Ghat, Ulhasnagar - 421003.

5) Mr. Sunil Ashok Sangtani
Flat No. 503, Shiv Lok Apt., A-Wing, Section 19, Near Hira Ghat, Ulhasnagar - 421003.

6) Mr. Keshav K. Chandnani
Block No. C-3, Room No. 12, Ulhasnagar - 421003.

7) Sanmukh G. Mansukhani
3rd Floor, Shree Krishna Cottage, Manu Nagar, Goal Maidan, Ulhasnagar - 421001.

8) Mr. Jagdish Sangtani
Flat No. 501, Sati Apt., Opp. Sapna Garden, Ulhasnagar - 421003.

9) Mrs. Veeva J. Sangtani
Flat No. 501, Sati Apt., Opp. Sapna Garden, Ulhasnagar - 421003.

10) Mr. Rakesh Golani
Block No. 34/B, Room No. 6, Near Premibai Dharamshala, Ulhasnagar - 421001.

LOAN A/C. NO. DEMAND NOTICE DATE AND AMOUNT DUE

OD - 4350025020009748 Demand Notice Date : 07.06.2022 and Amount dues as on 30.04.2022 Rs. 4,24,08,377.00

DESCRIPTION OF SECURED ASSETS (IMMOVABLE PROPERTY)

1) All the piece and parcel of Commercial Premises viz Shop No. 39, Ground Floor, Gajanan Market, Japani Bazar, area about 12x10-120 sq.ft. constructed on a plot of land bearing Ward No. 22, Khata No. 94, situated at Ulhasnagar - 421002. Owner : Mr. Sanmukh Gijyachand Manwani.

2) All the piece and parcel of Flat No. 503, 5th Floor, area admn. 969 sq.ft. (Built up area) in the building known as Shiv Lok Apt., Section-19, Ulhasnagar - 421003. Owner : Mr. Ashoklal P. Sangtani.

3) All the piece and parcel BK No. 1507, Portion of Room No. 12-B, Section-30A, Maharishi, Valmiki Nagar, VTC Road, Area 252 sq.yd., Ulhasnagar - 421004. Owner : Mr. Rakesh Shevaram Golani.

As per the section 13(8) of SARFAESI Act read with rule 13(2) of Security Interest (Enforcement) (Amendment) Rules 2002, if the above mentioned Borrowers fails to tender the amount due to ASREC (India) Ltd. as aforesaid, ASREC (India) Ltd. shall be free to exercise all or any of the rights against the above secured assets under section 13(4) of the Act and the applicable Rules, entirely at the risk of the said borrowers as to the costs and consequences.

The above mentioned Borrowers are prohibited under the Act from transferring the aforesaid assets, whether by way of sale, lease or otherwise without the prior written consent of ASREC (India) Ltd. Please note that any person who contravenes or abets contraventions of the provision of the said Act rules made thereunder, shall be liable for imprisonment and/or penalty as provided under the Act.

Sd/-
Date : 10.08.2022 Authorised Officer, For ASREC (India) Ltd.
Place : Mumbai (Acting in its capacity as a Trustee of ASREC PS 04/2021-22 Trust)

PUBLIC NOTICE

Notice is hereby given public at large that on the instruction of my client Mr. Murji Bhanji Gami having its office at-101, 1st floor, Real Tech Park, Plot No.39/2, Sector 30 A, Vashi Navi Mumbai. We are investing the title of below mentioned land.

DESCRIPTION OF LAND

Village - Pisarve, Taluka - Panvel, Dist- Raigad.

Name of The Land Owner	Survey No.	Hissa No.	Area (H-R-P)	Akar (Rs.-Paise)
Mr. Rajesh @ Rajeshkumar Vasantray Doshi	81	3/1	0-30-00 P.K. 0-15-00	1.04

Any persons having any right, title, interest or claim against or to the abovementioned property by way of sale, mortgage, lease, gift, exchange, inheritance, device trust, partition, charge, lien, possession or otherwise whatsoever and whatsoever, is hereby required to make the same known to the undersigned advocate with relevant document if any his office address:- Munot Residency, Shop No.78 & 8, Near Old Thana Naka Road, Opp. H.O.C., Colony, Panvel, Raigad. Within 15 days from the date of publication of this notice otherwise we will issue a clear title certificate of above mentioned land.

Panvel, Date : 10/08/2022 **ADV. J. D. PATIL**

IN THE MUMBAI DEBTS RECOVERY TRIBUNAL NO. II

3rd Floor, MTNL Building, Colaba, Mumbai - 400 005

ORIGINAL APPLICATION NO. 148 OF 2022

Exh.: 13

BANK OF INDIA APPLICANT

M/S. EGAD CORPORATION & ORS. DEFENDANTS

SUMMONS

WHEREAS the above named Applicant has filed the above referred Application before this Tribunal for recovery of sum together with current and further interest, costs and other reliefs mentioned therein.

WHEREAS the service of Summons could not be affected in the ordinary manner and whereas the Application for substituted service has been allowed by this Hon'ble Tribunal.

You are directed to appear before this Tribunal in person or through an Advocate and file Written Statement / say on 27.10.2022 at 11.00 a.m. and show cause as to why reliefs prayed for should not be granted.

Take notice that in case of default, the Application shall be heard and decided in your absence.

Given / issued under my hand and seal of the Tribunal on this 21st day of July, 2022.



Registrar DRT-II, Mumbai.

- To,
- M/S. EGAD CORPORATION ...Defendant No.1**
A Proprietary concern
B-102, Chandrakant Residency,
Near Maxus Mall, Opp. Radha Swami Satsang,
150 Feet Road, Bhayander (West),
District - Thane - 401 101.
 - ANITA MANOHARLAL KANDA ...Defendant No.2**
B-102, Chandrakant Residency,
Near Maxus Mall, Opp. Radha Swami Satsang,
150 Feet Road, Bhayander (West),
District - Thane - 401 101.
 - ANITA MANOHARLAL KANDA ...Defendant No.2**
Flat No.301 / 401, 'A' Wing, Building No.1,
Poonam Imperial, Dongre, Virar (West),
Palghar - 401 303.
 - MANOHARLAL G. KANDA ...Defendant No.3**
A-102 and B-102, Chandrakant Residency,
Near Maxus Mall, Opp. Radha Swami Satsang,
150 Feet Road, Bhayander (West),
District - Thane - 401 101.
 - MANOHARLAL G. KANDA ...Defendant No.3**
Flat No.301 / 401, 'A' Wing, Building No.1,
Poonam Imperial, Dongre, Virar (West),
Palghar - 401 303.

SBI भारतीय स्टेट बैंक
State Bank of India

16, Maharshi Karve Road, Churchgate, Mumbai - 400 020.

[Rule 8(1)] POSSESSION NOTICE (for Immovable Property)

Whereas, the undersigned being the Authorized Officer of the State Bank Of India 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 issued Demand notice dated 02/07/2021 calling upon the Borrower M/s. Karishma Pradeep Pillai and Mr Pradeep Kumar Pillai (Loan No. 38490384449, 38490224649) to repay the amount mentioned in the notice of Rs. 73,63,094/- (Rupees Seventy Three Lakhs Sixty Three Thousand Ninety Four Only) as on 02.07.2021 with further interest, cost, charges etc. within 60 days from the date of receipt of the said notice. The Borrower and guarantors having failed to repay the amount, notice is hereby given to the Borrowers/Guarantors and the public in general that the undersigned has taken Possession of the property described herein below belonging to Borrower M/s. Karishma Pradeep Pillai and Mr Pradeep Kumar Pillai in exercise of powers conferred on him under section 13(4) of the said Act read with rule 8 and 9 of the said rules on this 8th of August of the year 2022.

The Borrower / guarantors in particular and the public in general is hereby cautioned to deal with the property and any dealings with the property will be subject to the charge of the State Bank of India to the amount of Rs. 73,63,094/- with interest, cost and incidental charges 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.

DESCRIPTION OF THE IMMOVABLE PROPERTY :
Flat No. 1103, 11th Floor, Tower 4, Phase - I, Seren Complex, Village Majiwade, Near Bethany Hospital, Pokharn Road, Thane (West) - 400 601.
Date: 08/08/2022
Place : Thane

Authorized Officer, State Bank of India

THE MALAD SAHAKARI BANK LIMITED

6, Sujata, Rani Sati Marg, Malad (East), Mumbai 400 087.
Phone : 28829586/28838636/28808551, 8976999116/15
Email: recovery@maladbank.com

NOTICE FOR SALE OF PROPERTY

Sale of Assets under the Securitization and Reconstructions of Financial Assets and Enforcement of Security Interest Act 2002 of the under mentioned property mortgaged to The Malad Sahakari Bank Ltd by M/s. Gokul Shoppe, Prop Mr Ishwar Kaman Patel [Borrower/Mortgagor], Shri. Ranji Kaman Patel [Guarantor] & Shri. Nitin Raja Patel [Guarantor] for advances granted to them for Recovery of Rs. 6,34,98,625.02 [Rs. Six Crore Thirty Four Lakhs Ninety eight Thousand Six Hundred Twenty Five and Two Paise Only] as on 31/07/2022 plus further interest at contractual rate and other cost, charges and expenses thereon.

Sr no.	Description of the Property	Reserve Price/ Upset Price	Earnest Money Deposit [EMD]
1	Commercial Shop No.1.Twin Complex, Gr.Floor, Phase-I.Near Marol Metro Station, Marol -Maroshi Road, Village-Marol, Andheri [East], Mumbai-400 059. Area : Carpet Area 279 Sq. Ft (Additional Basement 110 Sq. Ft.+ Mezzanine Floor 175 Sq. Ft.) premises only.	Rs.250.00 Lakhs	Rs. 25.00 lakhs
Inspection of the Property on 23rd August, 2022 [Tuesday] Between 12.00 P.M. to 4.30 P.M. (at site)			

BASIC TERMS & CONDITIONS :

- The intending bidder should send their bids in closed cover and EMD separately by way of Demand / Draft drawn in favour of 'The Malad Sahakari Bank Limited', to reach the Authorized Officer on or before 26th August, 2022 up to 3.00 p.m.
- Sale of property is on 'AS IS WHERE IS AND WHATEVER THERE IS BASIS' (excluding stock) and the intending bidder may make discreet inquiries as regards any claim, charges, taxes on the property of any authority besides the Bank security interest.
- The sealed tenders will be opened by the Authorized Officer, in the presence of attending officers who may be given opportunity at the discretion of the Authorized Officer to have inter se bidding amount themselves to enhance the offer price.
- The successful bidder should pay 15% of the bid amount (exclusive of EMD) in next two days and the balance amount within fifteen days from the date of the bid by Demand Draft/RTGS, failing which all the amounts deposited till then shall be forfeited and defaulting bidder shall forfeit all claims to the property or to any part of the sum for which it may be subsequently sold
- On confirmation of sale pursuant to compliance of the terms of the payment, the Authorized Officer shall issue 'Certificate of Sale' in favour of the successful purchaser who shall bear all taxes, stamp duty, registration fees, and incidental expenses for getting the Sale Certificate registered.
- The Authorized Officer, reserves the right to accept or reject any offer/bid or postpone/cancel the Auction or opening of the tenders without assigning any reason and also to modify the terms and conditions of sale without prior notice.

[Tender Form available at the above address between 10 a.m. to 5 p.m.]

STATUTORY 15 DAYS SALE NOTICE UNDER SARFAESI ACT, 2002 READ WITH RULE - 8(6)

The Borrowers & Guarantors are hereby notified to pay the sum as mentioned in the notice along with interest up to date and ancillary expenses from 15 days from today failing which the property will be put up for sale / sold and balance dues if any will be recovered with interest and cost.

Date : 10.08.2022
Place : Malad Mumbai

Sd/-
Authorised Officer

PUBLIC NOTICE

Notice is hereby given, on behalf of our clients, the Purchasers, that we are investigating the title of Mr. Firoz Asgar Gandhi and Mrs. Fatema Firoz Gandhi both being the joint owners of Flat bearing no. 2503, 25th Floor, in the building known as "Trump Tower A Wing" situated at Senapati Bapat Marg, Lower Parel, Mumbai, Maharashtra 400 013 more particularly described (hereinafter referred to as "the said property") is free from all encumbrances, reservations and has a clear and marketable title.

We on behalf of our client hereby call upon all concerned persons having or claiming to have any right, title, interest, claim or demand whatsoever to or in the said property or to any part thereof by way of ownership, possession, inheritance, sale, mortgage, tenancy, development rights, transfer, lease, lien, exchange, license, trust, easement, attachment, assignment, maintenance, its pendens, charge, gift or otherwise whatsoever to make the same known to the undersigned in writing along with the valid supporting documents duly certified as true copy to the undersigned at their below mentioned address within a period of 14 days (Fourteen) (both days inclusive) from the date of publication of this notice failing which the claim of such person(s) will be deemed to have been waived and/or abandoned.

THE SCHEDULE ABOVE REFERRED TO

ALL That piece or parcel of land being Flat bearing no. 2503, 25th Floor, in the building known as "Trump Tower A Wing" situated at Senapati Bapat Marg, Lower Parel, Mumbai - 400 013, together with (2) two parking spaces, bearing No. P4 - 622 & P4 - 621 constructed on Plot bearing Cadastral Survey No.: 646 of Lower Parel Division in the Registration District of Mumbai City.

Dated this 9th day of August, 2022

Sd/-
Advocate
KDS LAW ASSOCIATES
Shop No. 14-14A, Ground Floor, Anna Balwant Building, Dr. Bhalarao Marg, Girgaum, Mumbai - 400004
kdsllawassociates@gmail.com

HINDOOSTAN MILLS LTD.

CIN : L17121MH1904PLC000195

Registered Off.: Shivsagar Estate "D" Block, 8th floor, Dr. Annie Besant Road, Woli, Mumbai 400018

Phone : 022 61240700
Email : contact@hindoostan.com www.hindoostan.com

118th ANNUAL GENERAL MEETING

Notice is hereby given that the 118th Annual General Meeting ("AGM") of the members of Hindoostan Mills Limited ("the Company") is scheduled on **Tuesday, September 06, 2022** at 11.30 A.M. through Video Conferencing ("VC")/Other Audio Visual Means ("OAVM") facility in compliance with the applicable provisions of the Companies Act, 2013 ("Act") and Rules framed thereunder read with all applicable circulars on the matter issued by the Ministry of Corporate Affairs ("MCA") and the Securities and Exchange Board of India ("SEBI"), to transact the business set out in the Notice calling the AGM.

The Notice of the AGM along with Annual Report for the Financial Year 2021-22 has been sent through electronic mode to those Members, whose names appeared in the Register of Members / Beneficial Owners maintained by the Depositories as on benpos date i.e. Friday, August 05, 2022 and whose email addresses are registered with the Company / Depositories. Members can join and participate in the AGM through VC/OAVM facility only.

The instructions for joining the AGM and the manner of participation in the Remote e-voting or casting vote through E-voting during AGM has been provided in the Notice of the AGM. Members participating through the VC/OAVM facility shall be counted for the purpose of reckoning the quorum under Section 103 of the Act. The Notice and the Annual Report will also be made available on the website of the Company at www.hindoostan.com, and on BSE Limited at www.bseindia.com respectively, and Notice of AGM is uploaded on the website of the Central Depository Services (India) Limited (CDSL) at <https://www.evotingindia.com>. Necessary arrangements have been made by the Company with CDSL to facilitate Remote e-voting and E-voting during the AGM.

The Members who have not registered their e-mail addresses are requested to register the e-mail addresses with the Company/the Company's Registrar & Transfer Agent (RTA), to receive e-communication.

- For registering e-mail address, the Members are requested follow the below steps:
- Members holding shares in physical mode and who have not updated their e-mail addresses are requested to update their email addresses by writing to the Company at complaint@hindoostan.com or to RTA at helpdesk@computershareindia.in along with the copy of the signed request letter mentioning the name and address of the Member, self-attested copy of the PAN card, and self-attested copy of any document (eg: Driving License, Election Identity Card, Passport) in support of the address of the Member.
 - Members holding shares in dematerialised mode are requested to register / update their email addresses with the relevant Depository Participants.

The Members are requested to carefully read all the Notes set out in the Notice of the AGM and in particular, instructions for joining the AGM, manner of casting vote through Remote e-voting and E-voting during the AGM and attending the AGM through VC/OAVM

Notice further given that pursuant to section 91 of the Companies act, 2013 read with the Companies (Management and Administration) Rules 2014, the register of members shall remain closed from Saturday, September 03, 2022 to Tuesday, September 06, 2022 (both days inclusive).

By Order of the Board of Directors,
For HINDOOSTAN MILLS LIMITED,
Sd/-
KAUSHIK KAPASI
Company Secretary
FCS 1479

Place: Mumbai
Date: August 09, 2022

INDOSTAR HOME FINANCE PRIVATE LIMITED

Registered Office : One World Center, Tower 2A, 20th Floor, Jupiter Mills Compound, S B Marg, Mumbai - 400013, India
Email : contact@indostarcapital.com. CIN Number : U65990MH2016PTC271587
Contact No. : Mr. Baliram Jaywant Pandit, 9773016000 & Mr. Dhaval Mer, 7755913879.

NOTICE OF SALE BY PRIVATE TREATY

See Rule 8(8) read with 9(1) of the Security Interest (Enforcement) Rules, 2002]

SALE OF IMMOVABLE ASSETS CHARGED TO THE INDOSTAR HOME FINANCE PRIVATE LIMITED UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT 2002 (SARFAESI ACT).

The undersigned as Authorized Officer of INDOSTAR HOME FINANCE PRIVATE LIMITED (hereinafter referred to as "Secured Creditor") has taken over possession of the schedule property(ies) u/s 13(4) of the SARFAESI Act.

Public at large is informed that the scheduled property(ies) as described hereunder is going for sale through Private Treaty as per the terms agreeable to the Secured Creditor for realization of the dues on 'As Is Where Is Basis', 'As Is What Is Basis', 'Whatever is There Is Basis' and 'No recourse Basis', particulars of which are given below:

Name of Borrower(s)	Date & Amount of 13(2) Demand Notice	Description of Property	Reserve Price	Date & Time of sale by Private Treaty
LAN No. - LNVIROHL-11180006959 & LNVIROHL-11180006960 Branch- Mumbai Virar Borrower(s) Name(s)- Sarvesh Kumar Tripathi (Borrower) Rajneesh Suryaprakash Dubey (Co-borrower) Durgesh Kumar Ashok Tripathi (Co-borrower)	26/11/2021, ₹16,80,161/- (Rupees Sixteen Lakhs Eighty Thousand One Hundred and Sixty- One Only) as on 19-10-2021 along with further interest and charges until payment	Property Bearing: - Flat No. 206, 2nd floor, B Wing, Shweta Apartment, Sutarpada, Boisar East, Dist. Palghar 401501. Four Boundaries: - East: - Open to Sky South: - Flat No. 205 West: - Flat No.207 & Lobby North: - Open to Sky	₹ 8,00,000/- (Rupees Eight Lakh Only)	26/08/2022 10:30 AM to 4:30 PM
LAN No. - LNKAL0HL-01180000253 & LNKAL0HL-01180000286 Branch- Mumbai Kalyan Borrower(s) Name(s)- Sandeep Savelaram Shingote (Borrower) Nikita Sandeep Shingote (Co-borrower) Dattatray Shingote (Co-borrower)	23/11/2021, ₹ 11,81,963/- (Rupees Eleven Lakhs Eighty-one Thousand Nine Sixty-Three Only) as on 18-10-2021 along with further interest and charges until payment	Property Bearing: - Flat no. 102, 1st Floor, C-Wing, Sai Shiristi, Survey No. 56, Hissa No. 12, Opp. Tejaswini Hotel, Village Domb, Taluka Ambarnath, Dist. Thane-421503. Four Boundaries: - East- Floor lobby South: Floor lobby West- Flat No.101 & Staircase North: - Open Plot	₹ 7,00,000/- (Rupees Seven Lakh Only)	26/08/2022 10:30 AM to 4:30 PM

Standard terms & conditions for sale of property through Private Treaty are as under:

- Sale through Private Treaty will be on 'As Is Where Is Basis', 'As Is What Is Basis', 'Whatever is There Is Basis' and 'No recourse Basis'.
- The purchaser will be required to deposit 25% of the sale consideration on the next working day of receipt of acceptance to terms and conditions for sale and the remaining amount within 15 days thereafter.
- The purchaser has to deposit 25% by way of Demand Draft in favor of - **'INDOSTAR Home Finance Private Limited' or by way of RTGS/NEFT to the account details mentioned as follows:**
Bank Name: INDUSIND BANK Ltd, Nariman Point, Mumbai,
Bank Account No.: 259892773680, IFSC Code: INDB0000006,
along with self-attested copies of the PAN Card, Aadhar Card, Residence Address Proof, Board Resolutions in case of company and Address Proof.
- Failure to remit the amount as required under clause (2) above, will cause forfeiture of amount already paid including 25% of the amount paid.
- The property is being sold with all the existing and future encumbrances unknown to the Authorized Officer/Secured Creditor. The Authorized Officer/Secured Creditor shall not be responsible in any way for any third-party claims/rights/dues.
- The purchaser should conduct due diligence on all aspects related to the property under sale through private treaty to his satisfaction. The purchaser shall not be entitled to make any claim against the Authorized Officer/Secured Creditor in this regard at a later date.
- The Authorized Officer of the Secured Creditor reserves the right to reject any offer of purchase without assigning any reason.
- In case of more than one offer, the Authorized Officer of the Secured Creditor will accept the highest offer.
- The Successful Purchaser shall bear any statutory dues, taxes, fees payable, stamp duty, registration fees, etc. that is required to be paid in order to get the property conveyed/delivered in his/her/fits/vars as per the applicable law;
- Sale is subject to the confirmation by the Authorized Officer of the Secured Creditor;
- The Borrower(s) are hereby given 15 DAYS SALE NOTICE UNDER THE SARFAESI ACT, 2002 to pay the sum mentioned as above before the date of Private Treaty failing which the immovable property will be sold by Private Treaty and balance, if any, will be recovered with interest and costs.
- The Total Loan Outstanding amount is not the loan foreclosure amount. Further interest and all other charges (if any) shall be calculated at the time of closure of the loan.
- The Authorized Officer/Secured Creditor shall not be responsible for any liabilities whatsoever pending upon the property as mentioned above. The Property shall be sold on 'As Is Where Is Basis', 'As Is What Is Basis', 'Whatever is There Is Basis' and 'No recourse Basis'.
- The sale has to be registered at the earliest else the purchaser has to give the request letter to the Authorized Officer of the Secured Creditor mentioning the reason of delay for the registration;
- The interested parties may contact the Authorized Officer for further details/clarifications and for submitting their application.
- Sale shall be in accordance with the provisions of SARFAESI Act/Rules.

Sd/-
Authorised Officer
IndoStar Home Finance Pvt Ltd.

Place : Mumbai
Date : 09/08/2022

MUTHOOT HOUSING FINANCE COMPANY LIMITED

Registered Office: TC NO.14/2074-7, Muthoot Centre, Punnen Road, Thiruvananthapuram - 695 034, Corporate Office: 12/A 01, 13th floor, Parinee Crescenzo, Plot No. C/38 & C/39, Bandra Kurla Complex-G block (East), Mumbai-400051, Email ID: authorised.officer@muthoot.com, Contact Person - Sanjay Vaishya - 7977255521, Ram Chandra Sur - 8655270047, Sandeep Hire - 9594338319.

PUBLIC NOTICE - AUCTION CUM SALE OF PROPERTY

Sale Of Immovable Assets Under Securitization And Reconstruction Of Financial Assets & Enforcement Of Security Interest Act, 2002

In exercise of powers conferred in the Securitization and Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002, the Authorized Officer of the Muthoot Housing Finance Company Ltd., (hereinafter referred to as the "Company") has taken the possession of under mentioned properties (hereinafter referred to as "Secured Asset") and held as security in respect of HOUSING Loan facilities granted to below mentioned customers (hereinafter referred to as "Borrowers") and further it has been decided to sell the Secured Asset on "as is where is", "as is what is", "whatever there is" and "no recourse" basis/conditions by inviting sealed tenders from public in respect of the secured debt amounting to amount in below with further interest and expenses thereon till full payment of the overdue from Borrowers.

Sr. No.	LAN / Name of Borrower/ Co-Borrower/ Guarantor	Description of Mortgaged Property	Possession Type & Date	Total O/s Amount (Rs.) Future Interest Applicable	Reserve Price (Rs.)	E.M.D. (Rs.)
1.	10102006176 Sachin Pagare Shweta Sachin Pagare Dipen Vasant Gada	Flat No 007 Ground Floor E Wing Survey No 119/3 Final Plot No 54 Opp Impress Mall Off Panpada Road Panchanand Dombivli East Thane Maharashtra 421201	Physical Possession - 11-11-2016	11,54,474.87/- as on 18-August-2016	7,20,000.00/-	72,000.00/-
2.	10102010527 Ambrish P Pathak Aastha A Pathak	Flat No. 105, 1st Floor, B Wing, Sai Leela Apartment, Nr. Ladle Hostel, Virar Road, Nalasopara East, Dist. Thane - 401209.	Physical Possession - 05-03-2019	7,96,611.00/- as on 13-February-2017	8,01,000.00/-	80,100.00/-
3.	10102072192 Imran Saukat Ali Sarfaraz Shaikat Hashmi	C.T.S No. 857, Pardi No.128, Hissa No.C Of Village Tarapur, Flat No. 204, 2nd Floor, Al. Ward Apartment, Near Jana Bai Hall, Tarapur Village, Boisar Tarapur Road, Boisar (West), Dist Palghar - 401502	Physical Possession - 29-01-2018	13,39,223.77/- as on 14-September-2017	6,03,000.00/-	60,300.00/-
4.	10102075785 Sohel Yunus Momin Asma Sohail Ahmedmomin	Flat No.202, 02ND Floor, Sai Shraddha Apartment, Plot No 24/25, Tawade Nagar, Tawade Nagar Road, Near Jankalyan School, Survey No 31/3, 42/42, 148/1, Asanagond, (East) Tal-Shahapur Dist. Thane, B.O. Maharashtra, 421601.	Physical Possession - 08-06-2018	13,00,376.00/- as on 21-February-2018	10,35,000.00/-	1,03,500.00/-
5.	10102069735 Ranjana Devidas Patil Devidas Kisan Patil	Aai Niwas, Ground + 02 Upper Floor, House No. 203, Village Ranjoli, Kalyan Road, Near Shankar Mandir, Taluka Bhiwandi, Dist. Thane - 421302.	Physical Possession - 06-06-2022	22,01,617.71/- as on 16-April-2019	69,75,000.00/-	6,97,500.00/-
6.	11152008458 Mangesh Sonu Pashte Manali Mangesh Pashte	Flat No : C /402, 4Th Floor, 41H No 11 42H No 42 H No 2, Shiv Shakti Apartment, Mahesh Park Off Tuljani Road, Nalasopara (E), Maharashtra, Thane, 401209, India	Physical Possession - 07-07-2020	15,70,891.34/- as on 19-April-2019	12,52,800.00/-	1,25,280.00/-
7.	10102001760 Amit Raghunath Ghag Raghunathi Sakharan Ghag	Flat No G02, Ground Floor, B Wing, Jugu Karm Residency, Kinhavali Road, Dhasai, Maharashtra, Thane, 421601, India	Physical Possession - 28-01-2022	8,96,184.71/- as on 26-March-2021	7,20,000.00/-	72,000.00/-
8.	187000081494 Sachin Lalasaheb Sutar Ashwini Sachin Sutar	Flat No 205 2Nd Floor, Sr No 188 1 2, Sumariya Residency, Sumariya Complex, Bhiwandi Village Purna, Maharashtra, Thane, 421302, India	Physical Possession - 12-08-2021	16,41,031.34/- as on 26-March-2021	9,99,000.00/-	99,900.00/-
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